

120 UNIT FULLY APPROVED RESIDENTIAL APARTMENTS

ROUTE 9 & SMITHVILLE BLVD. GALLOWAY TOWNSHIP, ATLANTIC CITY, NJ 08025

MINUTES TO HISTORIC SMITHVILLE AND THE VILLAGE GREEN



CORINNE GILETTO

Sr. Advisor

T: 856.797.1919 x107

C: 856.287.2886

E: Corinne.Giletto@VantageRES.com

LEOR HEMO

President & Chief Executive

T: 856.797.1919 x100

C: 215.514.1750

E: Leor.Hemo@VantageRES.com

www.VantageRES.com

Follow Us:

DISCLAIMER

The information contained herein has been obtained from sources deemed reliable. Vantage RES makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage RES are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.

120 UNIT FULLY APPROVED RESIDENTIAL APARTMENTS

ROUTE 9 & SMITHVILLE BLVD. GALLOWAY TOWNSHIP, ATLANTIC CITY, NJ 08025

MINUTES TO HISTORIC SMITHVILLE AND THE VILLAGE GREEN

DEVELOPMENT HIGHLIGHTS

- + 120 Fully approved residential apartment units with amended preliminary and conditional final municipal site approval
- + 90 Two-Bedroom & 30 One-Bedroom apartments. Utilities on site
- + Exponential residential and business growth
- + Located in serene Galloway Township with close proximity to Historic Smithville, the Village Green and Stockton University
- + Additional development package and information available upon request



2019 DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
Total Population:	5,081	15,155	34,511
% College Degree:	26.5%	23.6%	25%
Total Businesses:	74	572	1,561
Employees:	1,222	4,593	13,362
HOUSEHOLDS/INCOME	1 MILE	3 MILE	5 MILE
Avg HH Income:	\$226,715	\$217,582	\$214,754
Avg Housing Unit Value:	\$242,991	\$237,800	\$241,082



CORINNE GILETTO

Sr. Advisor

T: 856.797.1919 x107

C: 856.287.2886

E: Corinne.Giletto@VantageRES.com

LEOR HEMO

President & Chief Executive

T: 856.797.1919 x100

C: 215.514.1750

E: Leor.Hemo@VantageRES.com

www.VantageRES.com | Follow Us: [f](#) [t](#) [i](#) [i](#)

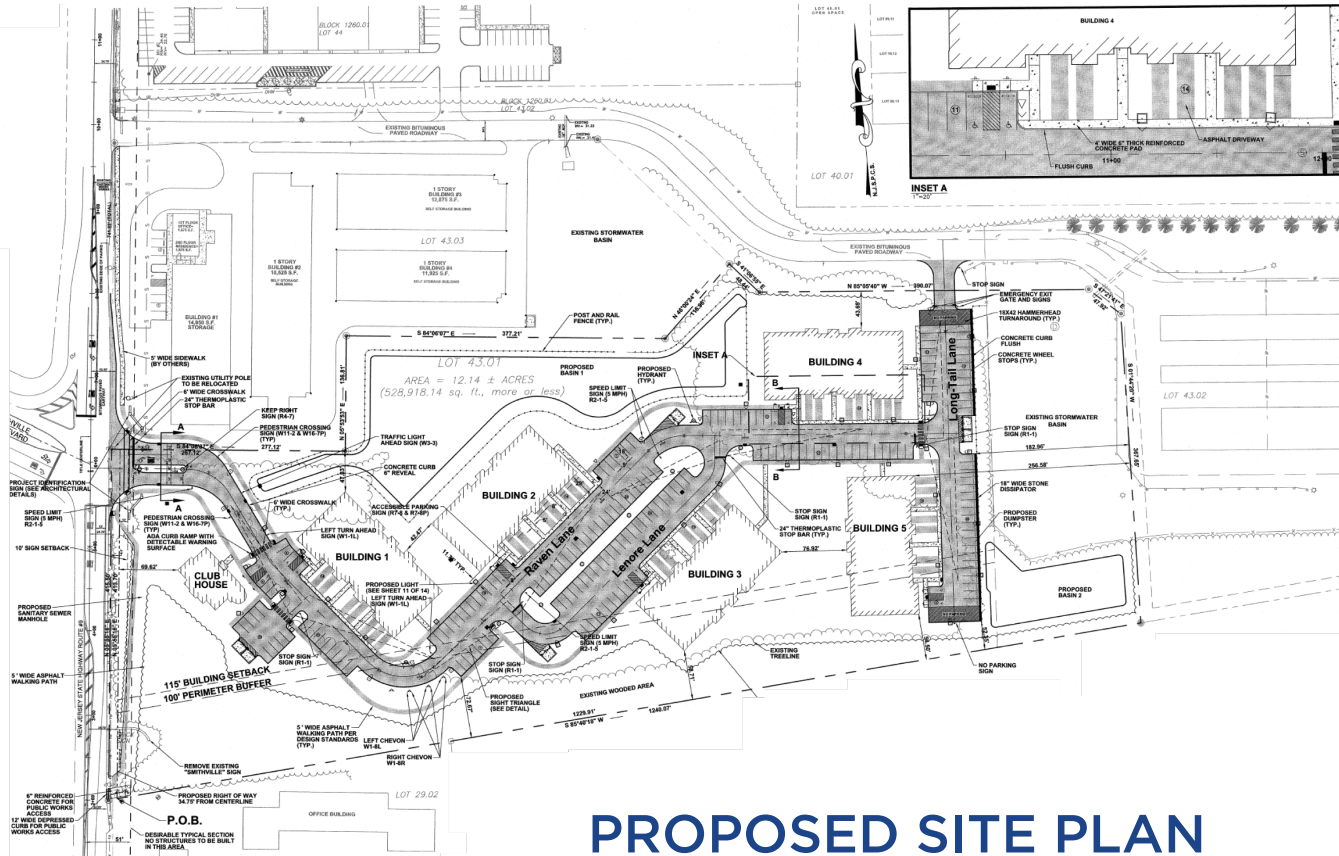
DISCLAIMER

The information contained herein has been obtained from sources deemed reliable. Vantage RES makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage RES are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.

120 UNIT FULLY APPROVED RESIDENTIAL APARTMENTS

ROUTE 9 & SMITHVILLE BLVD. GALLOWAY TOWNSHIP, ATLANTIC CITY, NJ 08025

MINUTES TO HISTORIC SMITHVILLE AND THE VILLAGE GREEN



PROPOSED SITE PLAN

PROPOSED APARTMENT MIX

Bed	Baths	SF	Units
1 BR	1 Bath	1,010 SF	30
2 BR	2 Bath	1,177 SF	20
2 BR	2 Bath	1,216 SF	15
2 BR	2 Bath	1,426 SF	40
2 BR	2 Bath	1,428 SF	40



CORINNE GILETTO

Sr. Advisor

T: 856.797.1919 x107

C: 856.287.2886

E: Corinne.Giletto@VantageRES.com

LEOR HEMO

President & Chief Executive

T: 856.797.1919 x100

C: 215.514.1750

E: Leor.Hemo@VantageRES.com

www.VantageRES.com | Follow Us: [f](#) [t](#) [i](#) [i](#)

DISCLAIMER

The information contained herein has been obtained from sources deemed reliable. Vantage RES makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage RES are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.