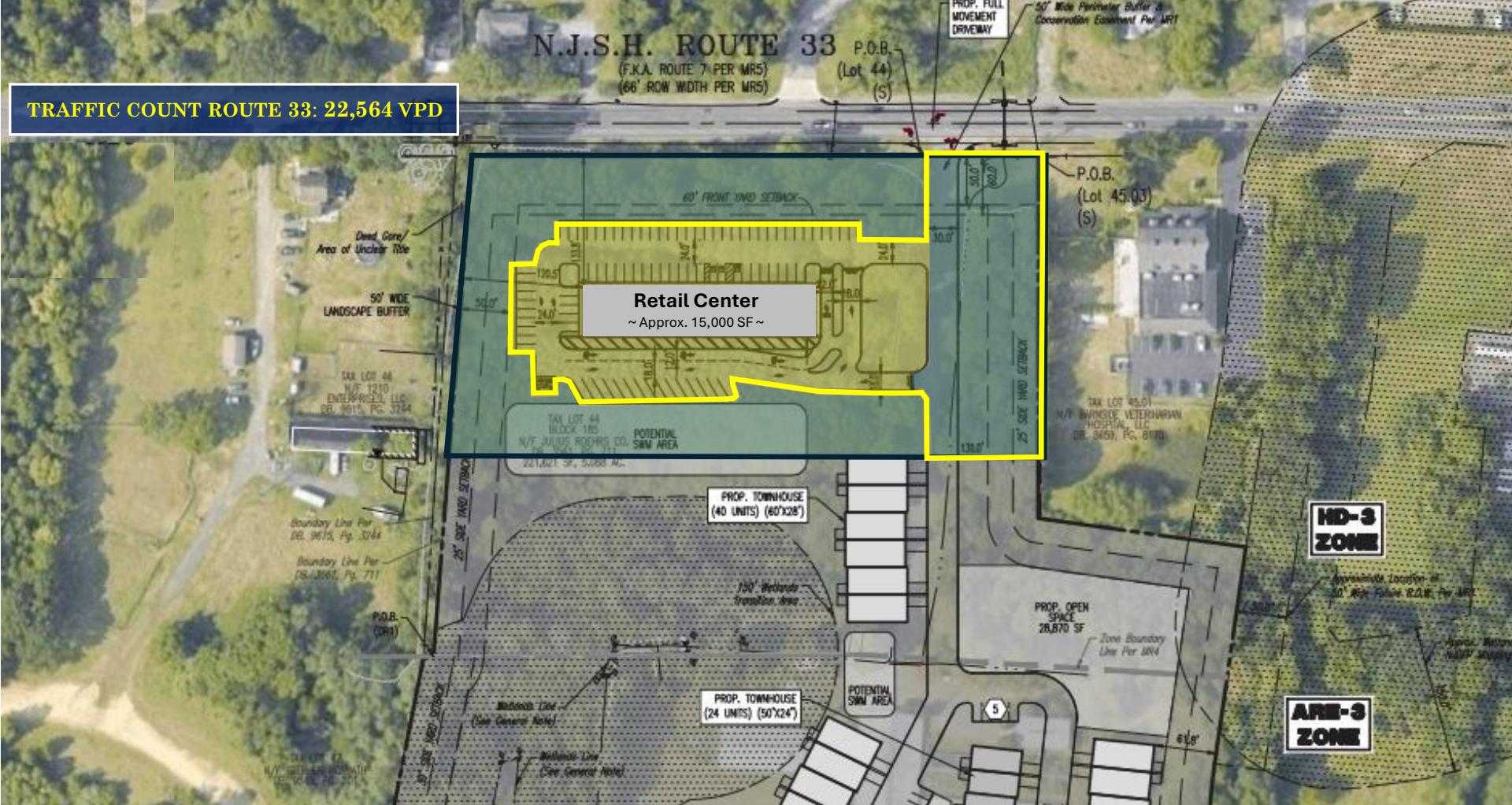


TRAFFIC COUNT ROUTE 33: 22,564 VPD



1230 Route 33, Howell, NJ

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE AGENTS:

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ZOLTEK COMMERCIAL REAL ESTATE SERVICES

AVAILABLE

For LEASE or SALE

NEW PROPOSED DEVELOPMENT

- Approx. 15,000 SF
- 75 Parking Spaces
- Development Includes 64 New Townhomes (Not Included in Sale)
- High Visibility from Route 33
- Traffic Count on Route 33 : 22,564 VPD
- Zoning: HD3 - Highway Development 3: [Click Here For More Info](#)
- Neighboring National Tenants : Wawa, Jersey Mike's, Dunkin', QuickChek, 7-ELEVEN, Dollar Tree, Dollar General, The Home Depot, Extra Space Storage and many more.

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COMMERCIAL REAL ESTATE SERVICES

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DEMO- GRAPHICS

	3 Mile	5 Miles	10 Miles
Population	7,965	40,070	482,855
Daytime Population	7,481	26,160	238,733
Households	3,047	15,887	173,058
Average Age	46.6	45.9	40
Average HH Income	\$131,217	\$136,233	\$131,492

FOR FURTHER INFORMATION, PLEASE
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