

RETAIL/MEDICAL/FITNESS/FOOD SPACE AVAILABLE

FLEMINGTON CIRCLE

SHOPPING CENTER ANCHORED BY SHOPRITE, MARSHALLS, AND BURLINGTON

276 US-202/NJ ROUTE 31, NORTHBOUND AT REAVILLE AVE
FLEMINGTON | NJ

Join ShopRite,
Marshalls, &
Burlington
±1,810 SF
Space Available



±1,810 SF



RIPCO
REAL ESTATE

SPACE DETAILS



SIZE

Unit 5 ±1,810 SF [Click here for Unit 5 tour](#)

POSSESSION

9/1/25

RENT

Upon Request

NNN

\$6.81 PSF (estimated)

GLA

223,666 SF

CEILING HEIGHTS

See link to ID plans for details, above

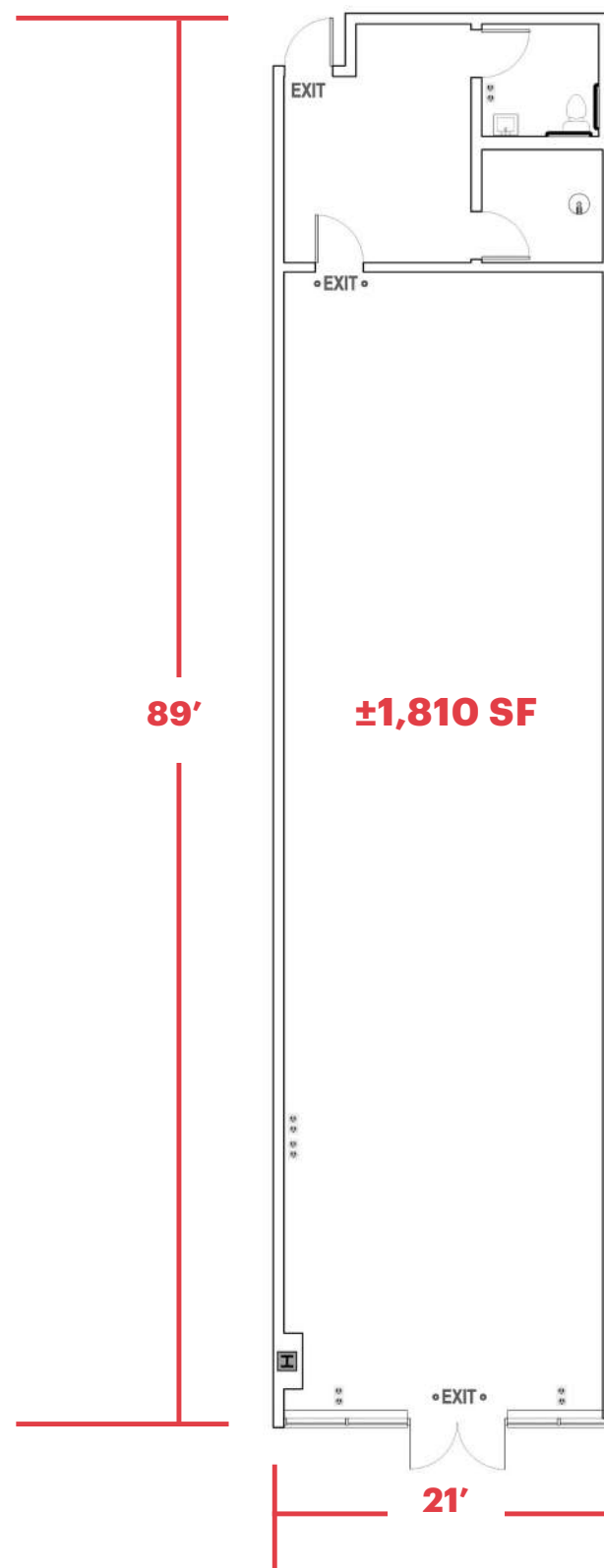
NEIGHBORS

ShopRite, Marshalls, Burlington, Dollar Tree, Famous Footwear, Taco Bell, Goodyear Tires, Playa Bowls, Hand & Stone, Jersey Mike's, Five Guys, America's Best, McDonald's, TD Bank, Five Below, Massage Envy, GNC, HomeGoods, Club Pilates, Aldi, Wawa, Kohl's, European Wax Center, Planet Fitness

COMMENTS

- Super Regional Market
- Located in the heart of the retail corridor
- Strong Traffic Count – 47,607 VPD
- Great Co-Tenancy, Parking & Access
- 3 Signalized Traffic Lights
- Strong Incomes

FLOOR PLAN



SITE PLAN



PYLON 1



PYLON 2



Unit	Tenant	SF (Approx.)
1	Basil Bandwagon	6,006
2	Hair Salon	1,395
3	Mathnasium	1,419
4	Dental Office	±2,627*
5	Available	±1,810
6	Trinity Rehab	±4,000
7	Dollar Tree	10,000
8	Burlington	34,637
9	Marshalls	45,355
10	Famous Footwear	10,150
12	ShopRite	91,820
13	Hand & Stone	3,200
14	America's Best	4,000
15	Playa Bowls	2,089
16	Jersey Mike's Subs	2,180
17	Five Guys Burgers	2,600
Total Area		223,666

MARKET AERIAL



PLACER AI PROPERTY OVERVIEW

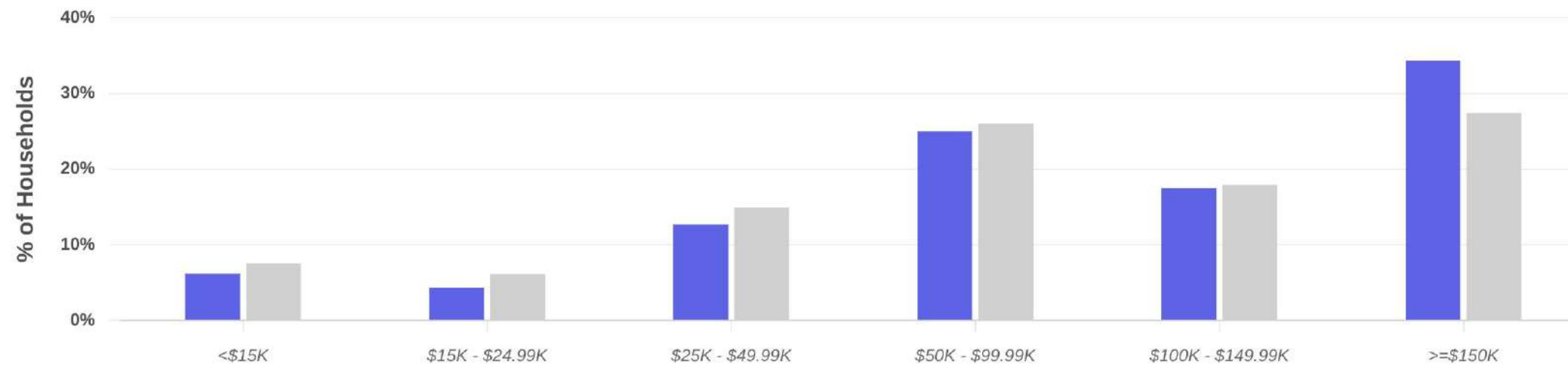
Metrics

Flemington Circle Shopping Center
276 US-202, Flemington, NJ 08822

Visits	2.7M	Sales	N/A
Visits / sq ft	3	Sales / sq ft	N/A
Size - sq ft	913K	Transactions	N/A
Visitors	286.2K	Average Ticket Size	N/A
Visit Frequency	9.56	Visits YoY	+1.2%
Avg. Dwell Time	29 min	Visits Yo2Y	+0.8%
Panel Visits	141.4K	Visits Yo3Y	+10.2%

Household Income

Flemington Circle Shopping Cen... ● New Jersey
276 US-202, Flemington, NJ 08822



PLACER AI PROPERTY OVERVIEW

Market Landscape

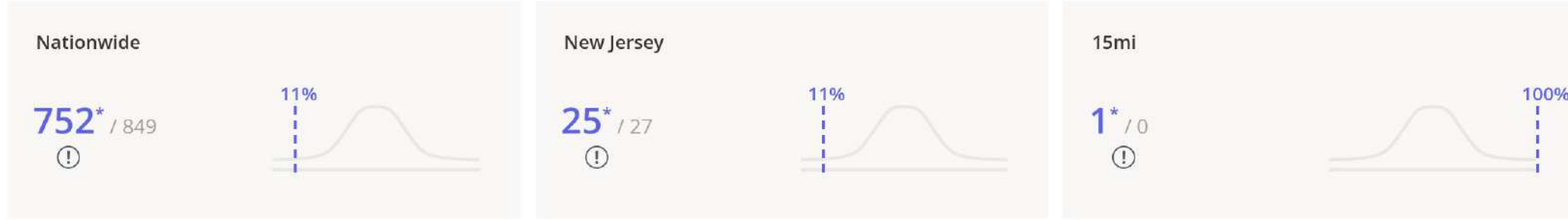


Home locations are obfuscated for privacy and randomly placed within a census block. They do not represent actual home addresses.

PLACER AI PROPERTY OVERVIEW

Ranking Overview

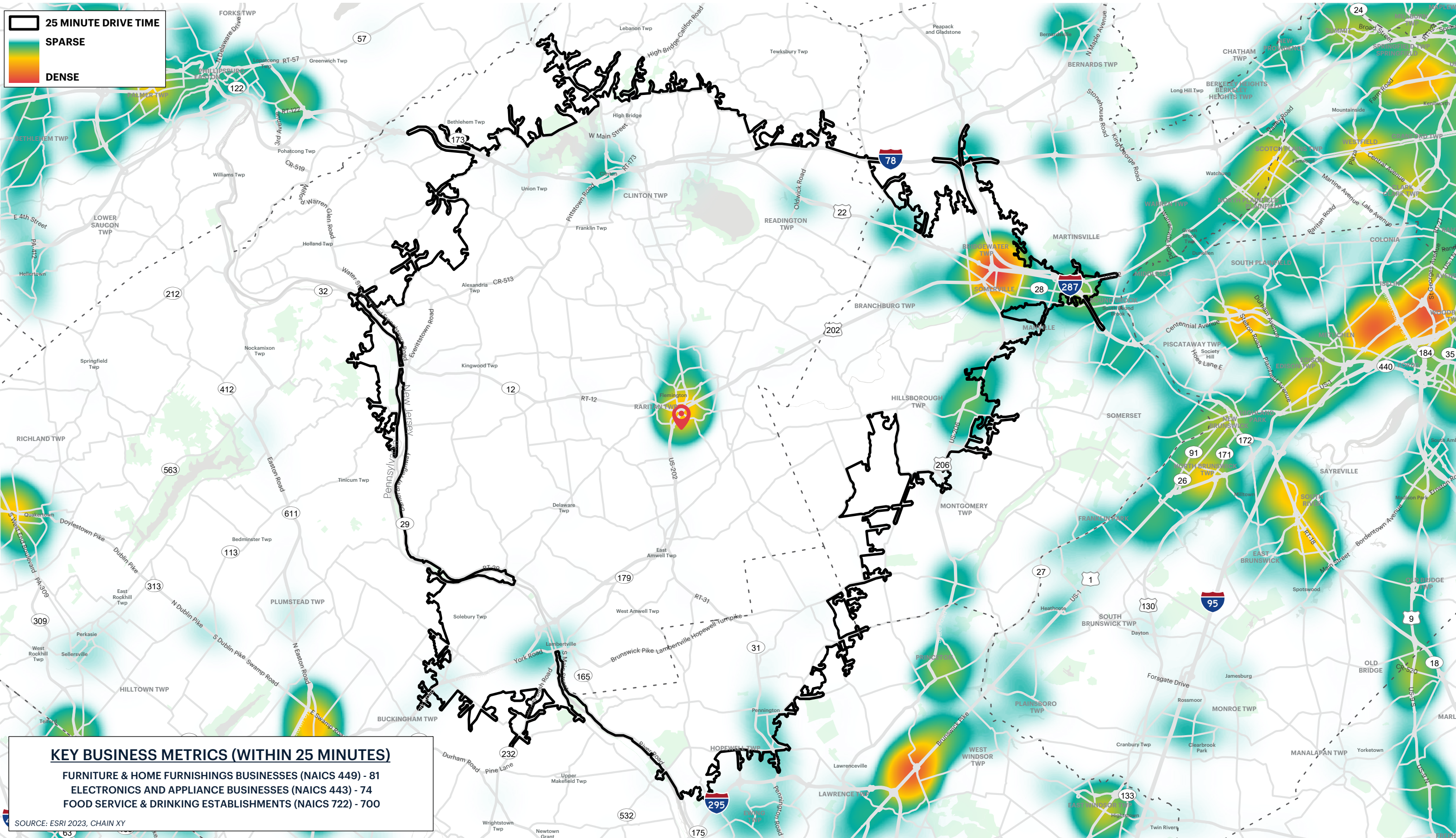
Flemington Circle Shopping Ce...
276 US-202, Flemington, NJ 08822



Category: Power Centers | Visits | Feb 1st, 2024 - Jan 31st, 2025
Data provided by Placer Labs Inc. (www.placer.ai)



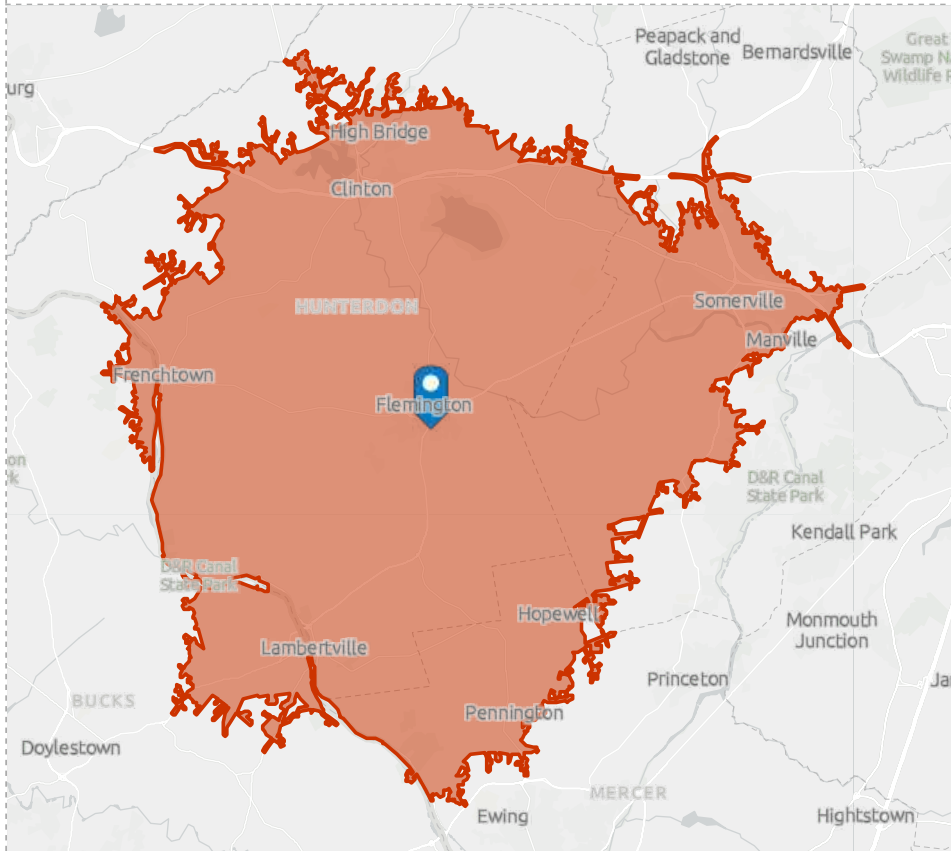
RETAIL SUPPLY MAP



DEMOGRAPHIC SUMMARY

DEMOGRAPHIC SUMMARY

Flemington Circle Shopping Center
Drive time of 25 minutes



KEY FACTS

240,196
Population

44.3
Median Age

91,015
Households

264,168
Total Daytime Population

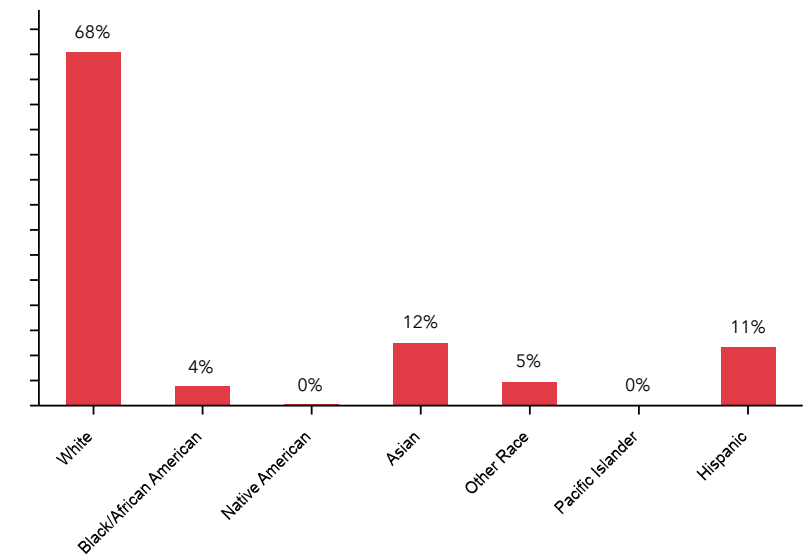
INCOME

\$125,187
Median Household Income

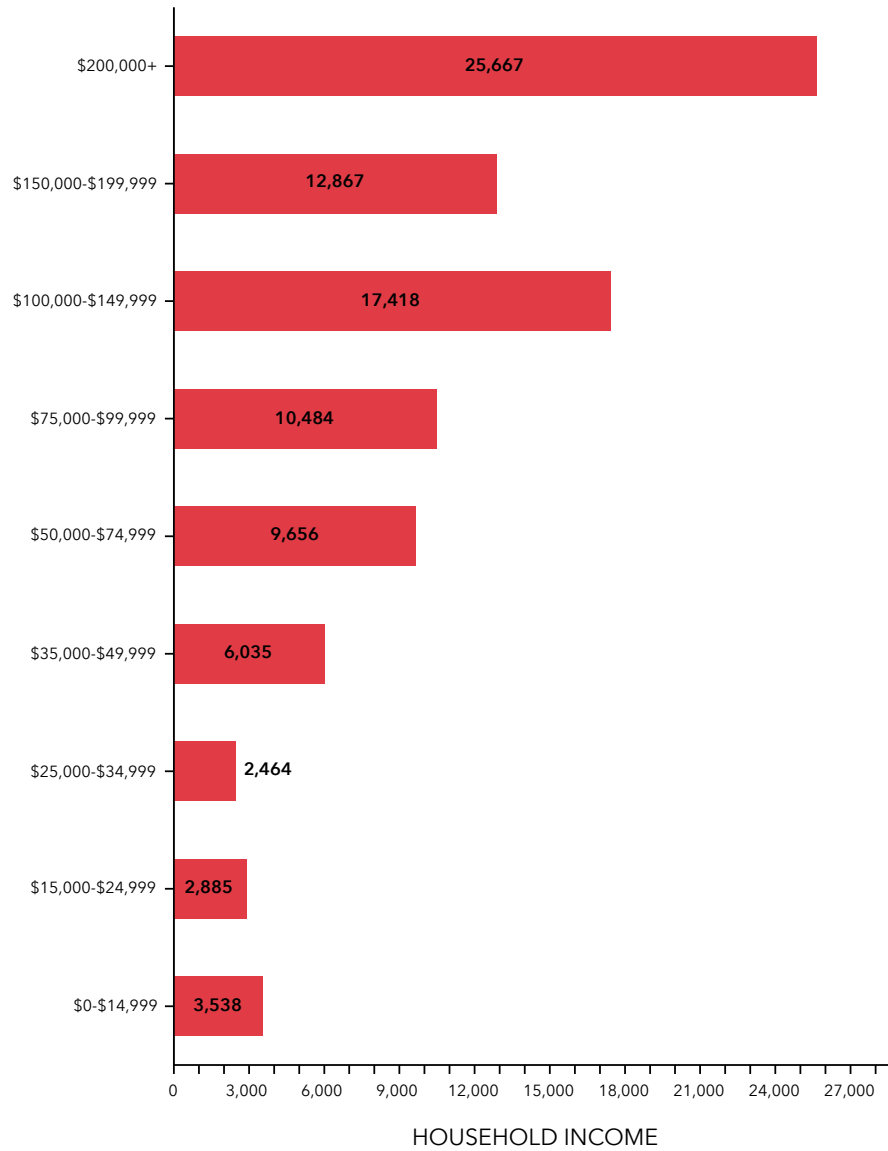
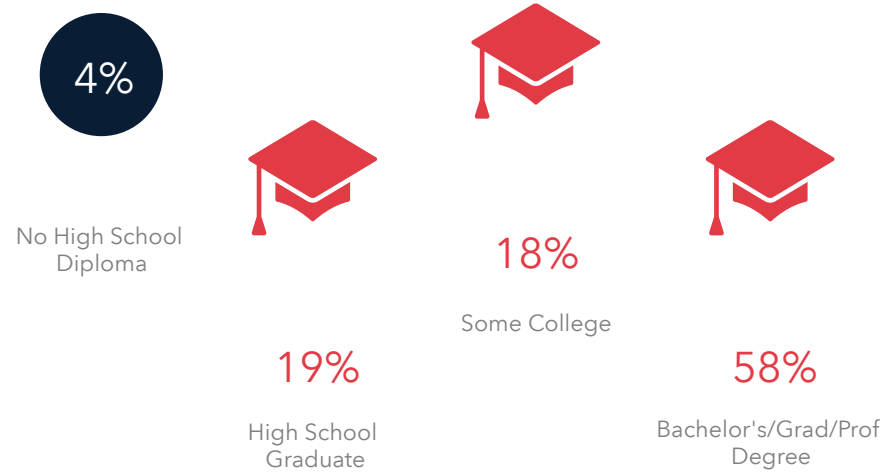
\$67,273
Per Capita Income

\$535,035
Median Net Worth

RACE & ETHNICITY



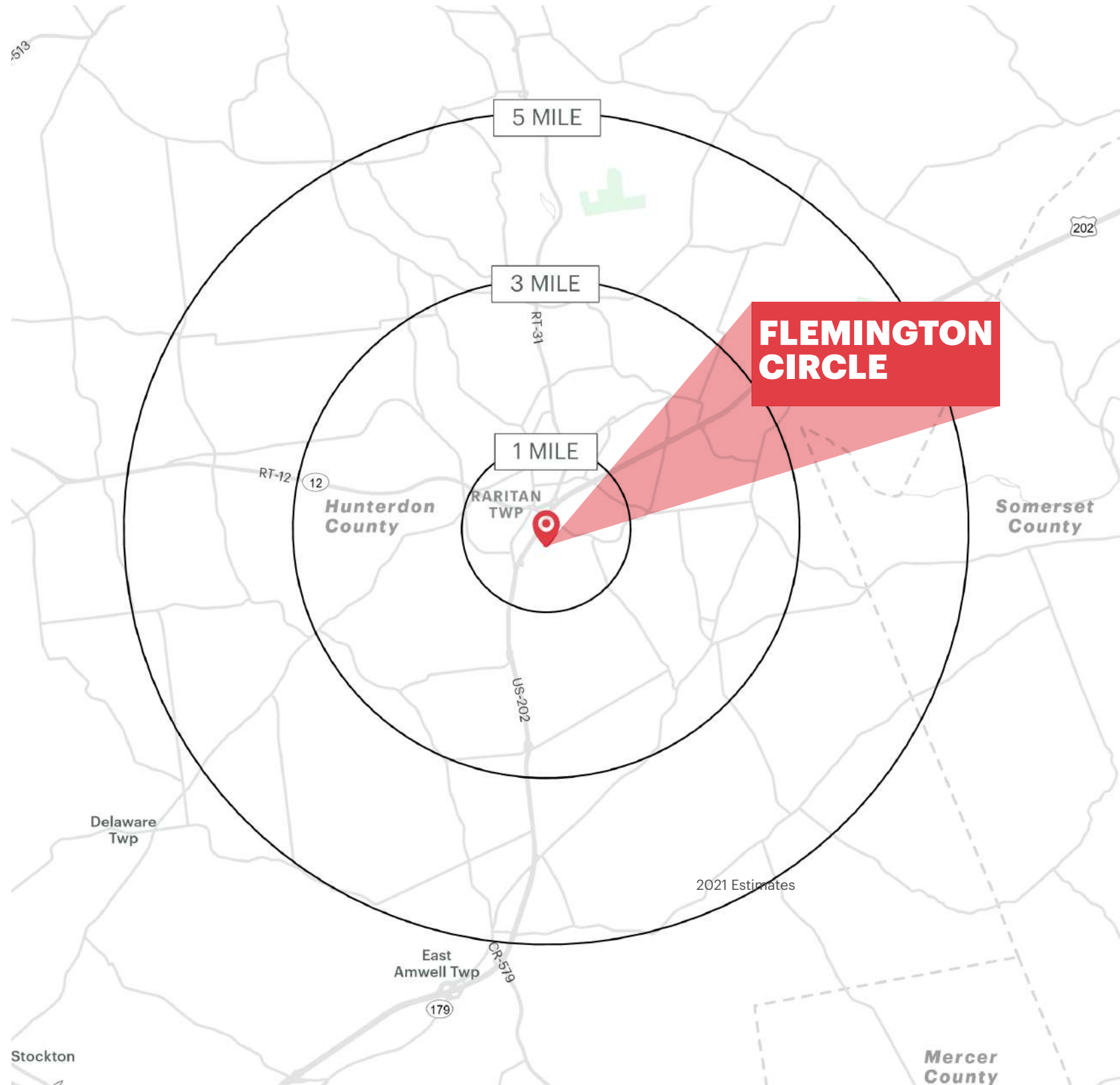
EDUCATION



Tapestry segments

1D	Savvy Suburbanites 18,667 households	20.5% of Households	▼
1B	Professional Pride 14,014 households	15.4% of Households	▼
8A	City Lights 11,268 households	12.4% of Households	▼

AREA DEMOGRAPHICS



	3 MILE	5 MILE	7 MILE	10 MILE
POPULATION	25,470	37,930	52,148	106,303
NUMBER OF HOUSEHOLDS	9,782	14,427	19,847	40,614
AVERAGE HOUSEHOLD INCOME	\$182,151	\$196,665	\$204,965	\$210,142
MEDIAN HOUSEHOLD INCOME	\$135,660	\$148,322	\$157,028	\$161,250
COLLEGE GRADUATES	11,135	16,875	23,490	49,309
TOTAL BUSINESSES	1,550	1,854	2,240	4,019
TOTAL EMPLOYEES	15,963	18,188	20,985	38,059
DAYTIME POPULATION	27,977	36,498	46,137	92,868

*2025 estimates



**CONTACT
EXCLUSIVE
AGENT**

DEBORAH STONE
dstone@ripconj.com
201.914.4406