

FOR  
LEASE

Veronica Plaza | 84 Veronica Avenue, Somerset, NJ  
**4,810 SF Prime Retail Space** | 1,600 SF End Cap Unit



Retail  
Services

Recently Renovated: Parking Lot, Facade, Pylon



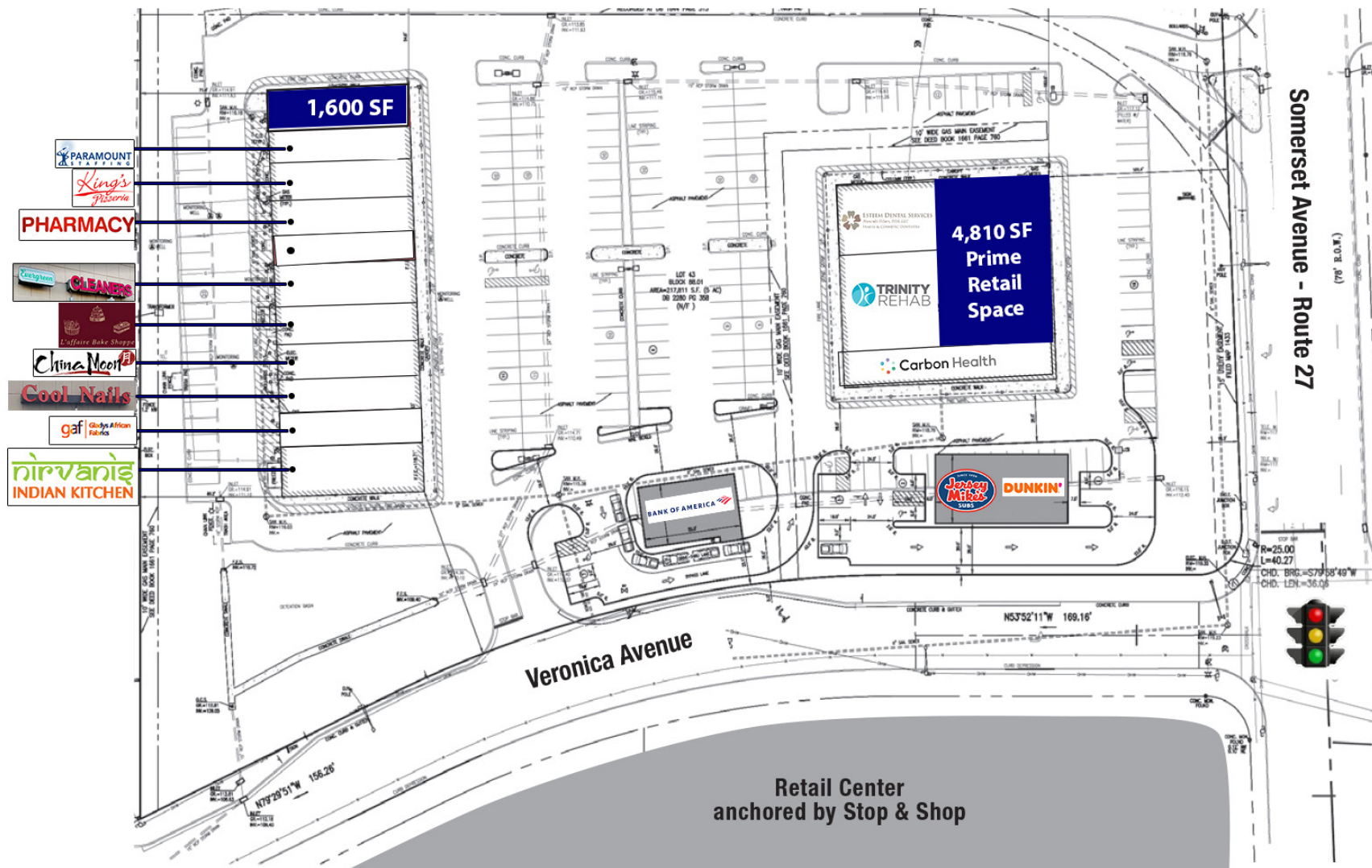
For Information, Contact:

Chandler Vanderbeek, Vice President 732.991.9008 | [chandlerv@bussel.com](mailto:chandlerv@bussel.com)

Connor Vanderbeek, Vice President 732.991.9650 | [connorv@bussel.com](mailto:connorv@bussel.com)

Bussel Realty Corp. Retail Services | Licensed Real Estate Broker | 2 Ethel Road, Suite 202A Edison, NJ 08817 | 732.287.3777 | [bussel.com](http://bussel.com)

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- **Available:** 4,810 SF Prime Retail Space  
(Former 7-Eleven)  
1,600 SF Endcap
- **GLA:** +/-33,400 SF
- **Rent:** Call for quote
- **NNN:** \$7.50 PSF
- **Parking:** Ample
- **Frontage:** Route 27 | 22,327 VPD
- **Co-Tenants:** Carbon Health, Dunkin Donuts, Jersey Mike's  
Bank of America, and Trinity Rehab
- **Notes:** Shopping center located at traffic-controlled intersection with great visibility  
**Recently Renovated – Pylon, Parking Lot & Building Facade**  
Easy access to Route 27, Route 1 and Route 18.

# Veronica Plaza | 84 Veronica Avenue, Somerset, NJ 4,810 SF Prime Retail Space



Former 7-Eleven



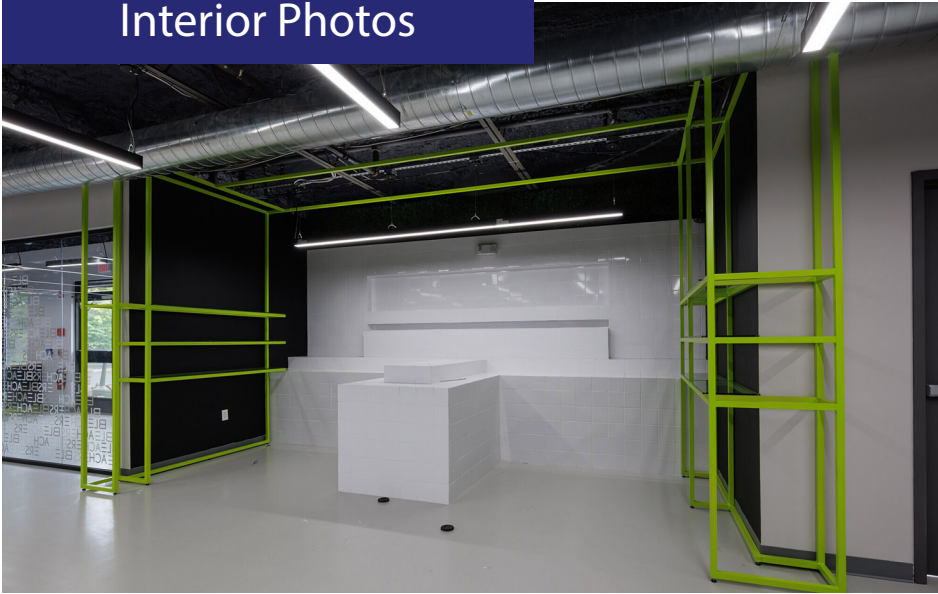
Demographics					
Households			Population		
1 Mile	3 Mile	5 Mile	1 Mile	3 Mile	5 Mile
3,208	41,220	78,562	9,462	127,137	230,448
Average Household Income			Daytime Employees		
1 Mile	3 Mile	5 Mile	1 Mile	3 Mile	5 Mile
\$116,488	\$106,277	\$120,103	6,076	61,931	111,350

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## 4,810 SF Prime Retail Space



### Interior Photos



# Veronica Plaza | 84 Veronica Avenue, Somerset, NJ

4,810 SF Prime Retail Space & 1,600 SF End Cap Unit

