

**For Information Contact:**

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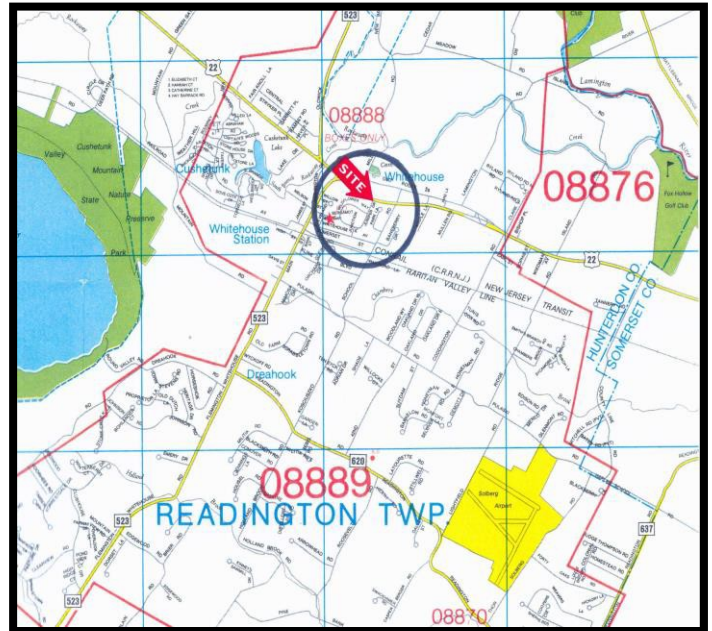
E-Mail: [vcastagno@netproperties.us](mailto:vcastagno@netproperties.us)

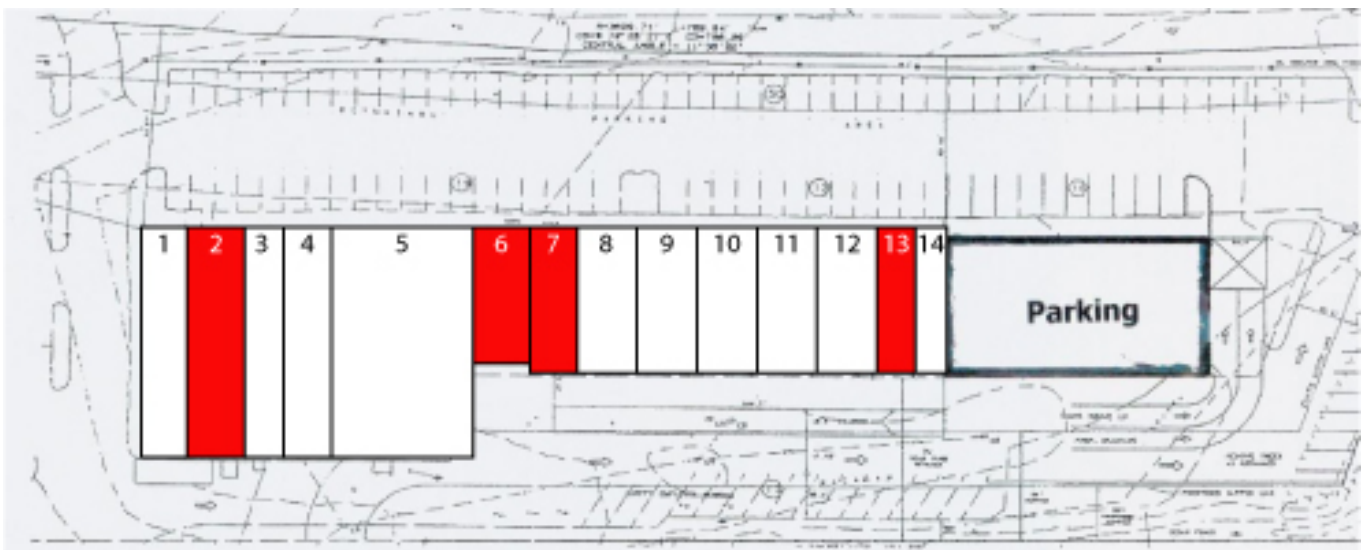


# WHITEHOUSE STATION, NEW JERSEY

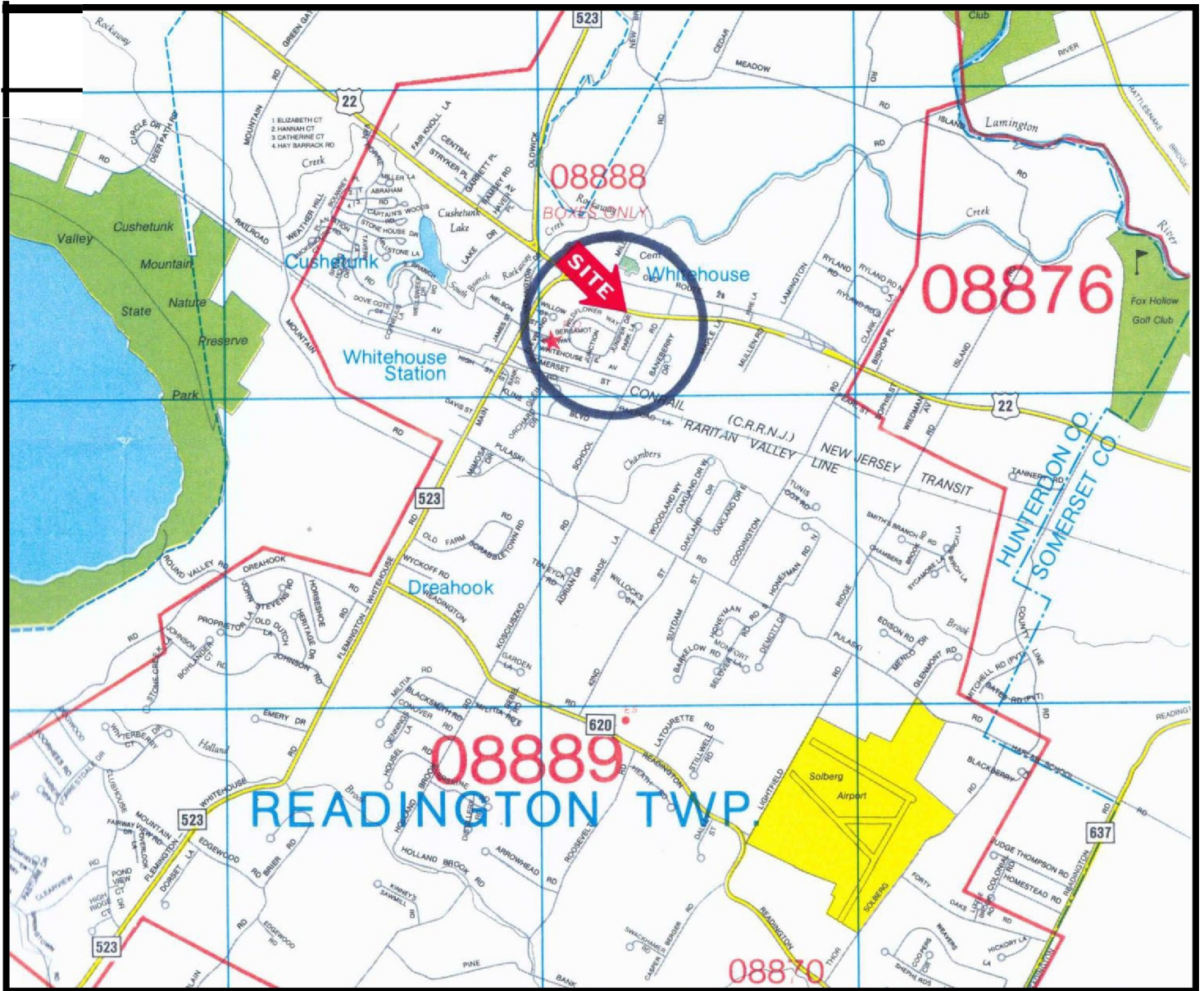
## Route 22 at Juniper Road

<b>Total GLA:</b>	29,750 Square Feet		
<b>Available Sizes:</b>	1,000 Square Feet, 1,800 Square Feet, 2,200 Square Feet, 2,800 Square Feet		
<b>Availability:</b>	Immediate Availability		
<b>Rental Rate:</b>	Market Rent		
<b>Parking:</b>	150+ Parking Spaces		
<b>Traffic Count:</b>	23,000 Cars Per Day		
<b>NNN Charges:</b>	\$6.35 Per Square Foot		
<b>Frontage:</b>	681' frontage on Route 22 East		
<b>Tenants:</b>	Wushu Tae Kwon Do Academy, Manchen Academy of Fencing, McDonald's, Rita's Italian Ice, Pizzeria, Liquor Store, Dry Cleaner, Nail Salon, Sushi Restaurant		
<b>Neighboring Retailers:</b>	Kings, Bishop's, Rite Aid, Wal-Mart		
<b>Notes:</b>	Busy Hunterdon County strip with neighborhood access. Great visibility, excellent demographics		
<b>Demographics:</b>	<b><u>3 Mile</u></b>	<b><u>5 Mile</u></b>	<b><u>10 Mile</u></b>
Population	10,380	31,932	211,177
Average HH Income	\$121,282	\$133,291	\$119,207





- |     |                            |
|-----|----------------------------|
| 1.  | McDonald's                 |
| 2.  | <b>VACANT</b>              |
| 3.  | Dry Cleaner                |
| 4.  | Domo 7 / Sushi             |
| 5.  | Readington Wines           |
| 6.  | <b>VACANT</b>              |
| 7.  | <b>VACANT</b>              |
| 8.  | Sorella's Pizza & Pasta    |
| 9.  | Manchen Academy of Fencing |
| 10. | Manchen Academy of Fencing |
| 11. | Nail Salon                 |
| 12. | Wushu Tae Kwon Do Academy  |
| 13. | <b>VACANT</b>              |
| 14. | Rita's Italian Ice         |



08888

BOXES ONLY

SITE

08876

08889

READINGTON TWP.

08870