

# RETAIL/OFFICE SPACE FOR LEASE

## GREEN BROOK PLAZA-SOMERSET COUNTY

### 326 Route 22 W. Green Brook, NJ



### Property Information

- 700/SF & 1,450/SF units available in the well-known Green Brook Plaza Shopping Center.
- 50,000 SF Center on Route 22 West, with abundant parking/250 surface spaces.
- Prime highway retail spaces with 53,000+ vehicles passing per day.
- Façade & pylon signage.
- Office/medical permitted.
- Join neighboring retailers: Starbucks, Walgreens, Taco Bell, Dunkin Donuts, Crunch Fitness
- Offered at: \$16 PSF + NNN \$7

<u>DEMOGRAPHICS:</u>	<u>3 MILE</u>	<u>5 MILE</u>	<u>10 MILE</u>
<b>2023 POPULATION:</b>	<b>34,867.</b>	<b>202,787.</b>	<b>822,581.</b>
<b>2023 HOUSEHOLDS:</b>	<b>12,344.</b>	<b>68,577.</b>	<b>274,553.</b>
<b>2023 HOUSEHOLD INCOME:</b>	<b>\$130,182.</b>	<b>\$120,482.</b>	<b>\$137,205.</b>



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