

## WAYNE, NJ - RETAIL STRIP CENTER

491 ROUTE 46, WAYNE, NJ 07470


**OFFERING SUMMARY**

Building Size: 25,755 SF

Sale Price: Call for Details

**NEIGHBORING TENANTS**

 bloomingdale's **Marshalls**

**MEN'S WEARHOUSE®**
**PROPERTY OVERVIEW**

Join The Tile Shop, Electronics EXPO and Jersey Barbell in a New Prime Route 46 Retail Strip Center

**PROPERTY HIGHLIGHTS**

- 25,755 SF Center
- Anchored By The Tile Shop
- Excellent Access and Visibility
- Prime Retail Site in Densely Populated Marketplace
- Nearby to Numerous National Retailers
- Abundant Parking
- 123,000+ Daily Car Count

FOR MORE INFORMATION CONTACT:

**JOHN T. OSTROWSKI**

201.703.9700 x121

jostrowski@thegoldsteingroup.com

**NEIL GOLDSTEIN**

201.703.9700 x112

ngoldstein@thegoldsteingroup.com

Licensed Real Estate Broker | 45 EISENHOWER DRIVE | SUITE 246 | PARAMUS, NJ 07652

All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, rental, prior sale and withdrawal without notice.



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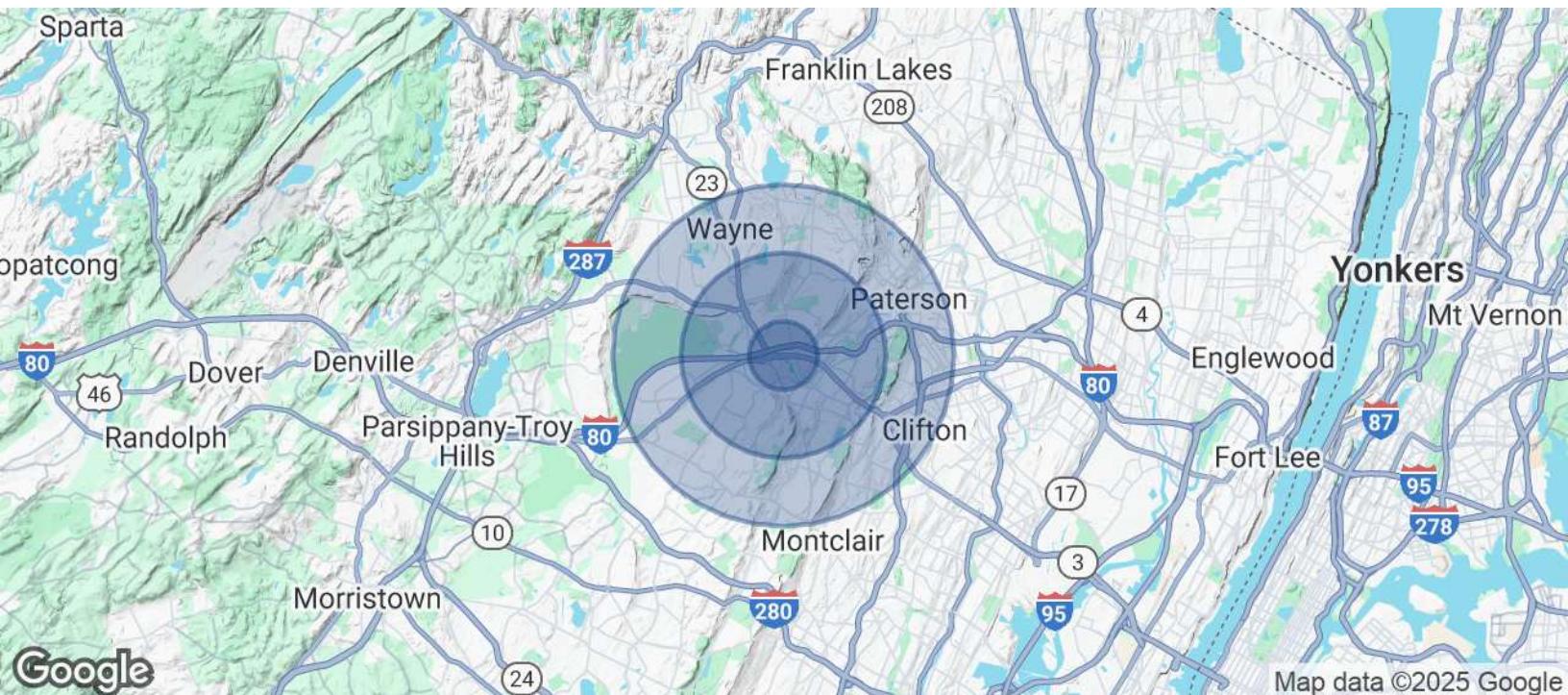
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**POPULATION**

	1 MILE	3 MILES	5 MILES
Total Population	5,065	76,161	328,848
Average age	42	43	41
Average age (Male)	41	41	40
Average age (Female)	44	44	42

**HOUSEHOLDS & INCOME**

	1 MILE	3 MILES	5 MILES
Total households	2,007	27,412	114,831
# of persons per HH	2.5	2.8	2.9
Average HH income	\$126,047	\$156,720	\$144,640
Average house value	\$523,091	\$610,992	\$551,038

\* Demographic data derived from 2020 ACS - US Census

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