

# College Plaza

FOR LEASE OR PURCHASE

477 Route 10  
Randolph, NJ 07869

**Carlo Caparruva**  
Principal  
(973) 467-0986  
carlo@midtowncre.com

**Etan Tamam**  
Managing Director  
(973) 467-0986  
etan@midtowncre.com





# HIGHLIGHTS

- Strong highway visibility along Route 10
- Co-Tenants include Once Upon a Child, Paradise Nails, Pediatric Dentist, Randolph Eye Care,Runners Haven, Corner Bistro, and More
- Traffic Count over 30,000 AADT
- Close Proximity to County College of Morris
- Also available for Sale



Square Feet	Rent Per SF (Annual)	Lease Type	Notes
12000	\$20	NNN	Prominent Anchor space Can be subdivided
2000	\$20	NNN	
3300	\$20	NNN	Currently built out as state of the art hair salon
1500	\$20	NNN	



## POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
7,003	60,057	124,132



## AVERAGE HOUSEHOLD INCOME

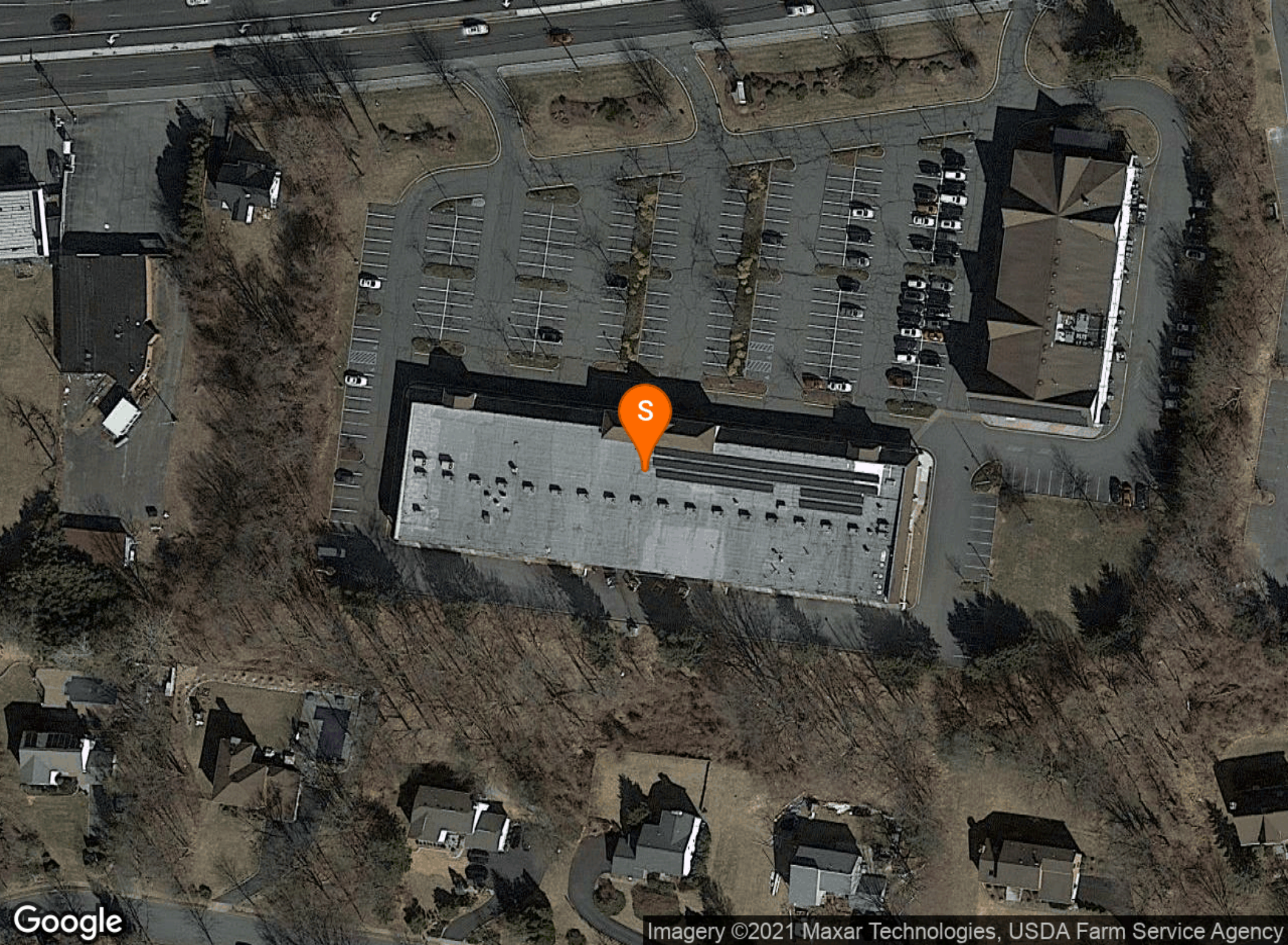
1.00 MILE	3.00 MILE	5.00 MILE
\$130,395	\$135,697	\$147,248



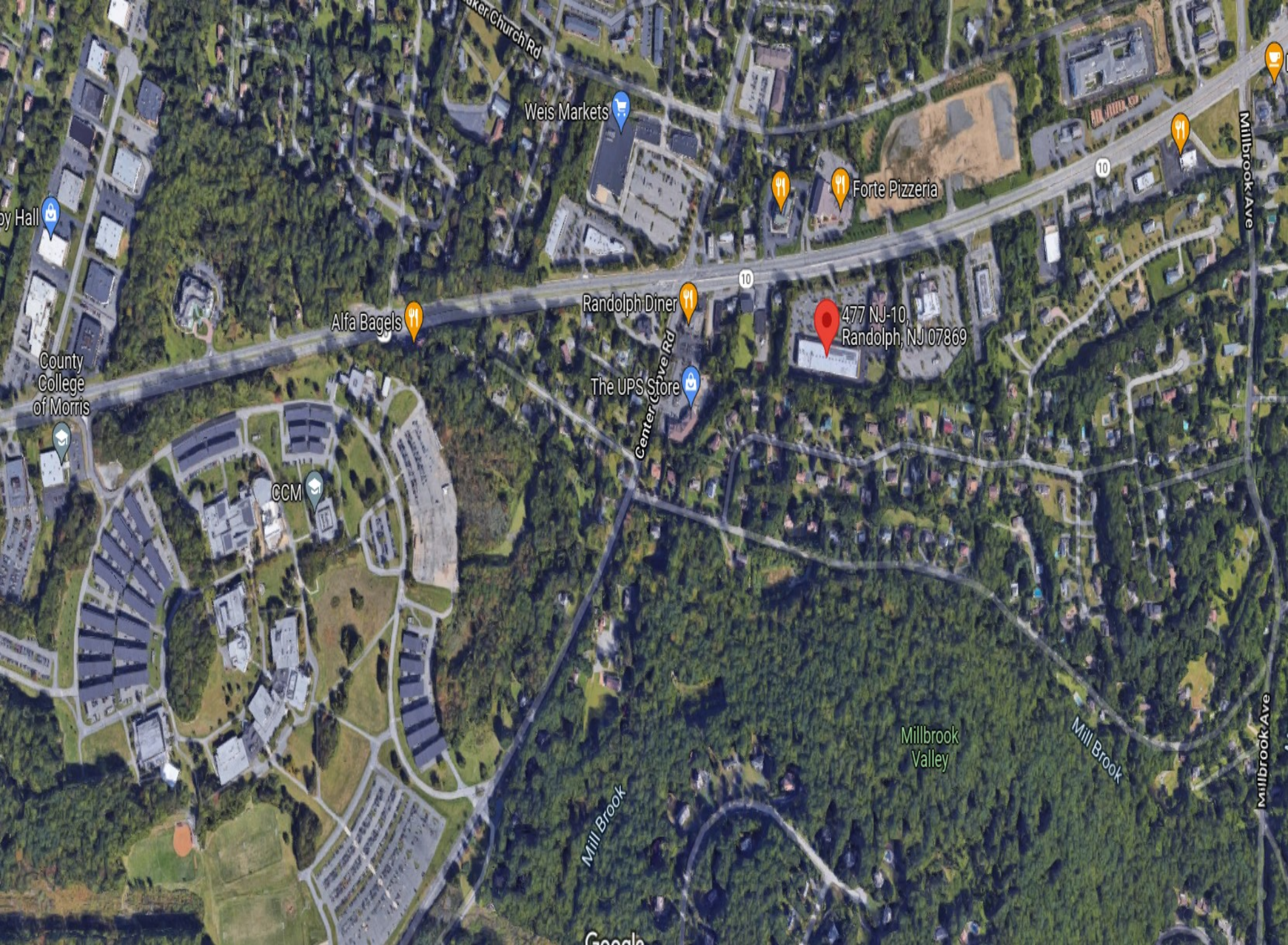
## NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
2,842	20,640	45,321

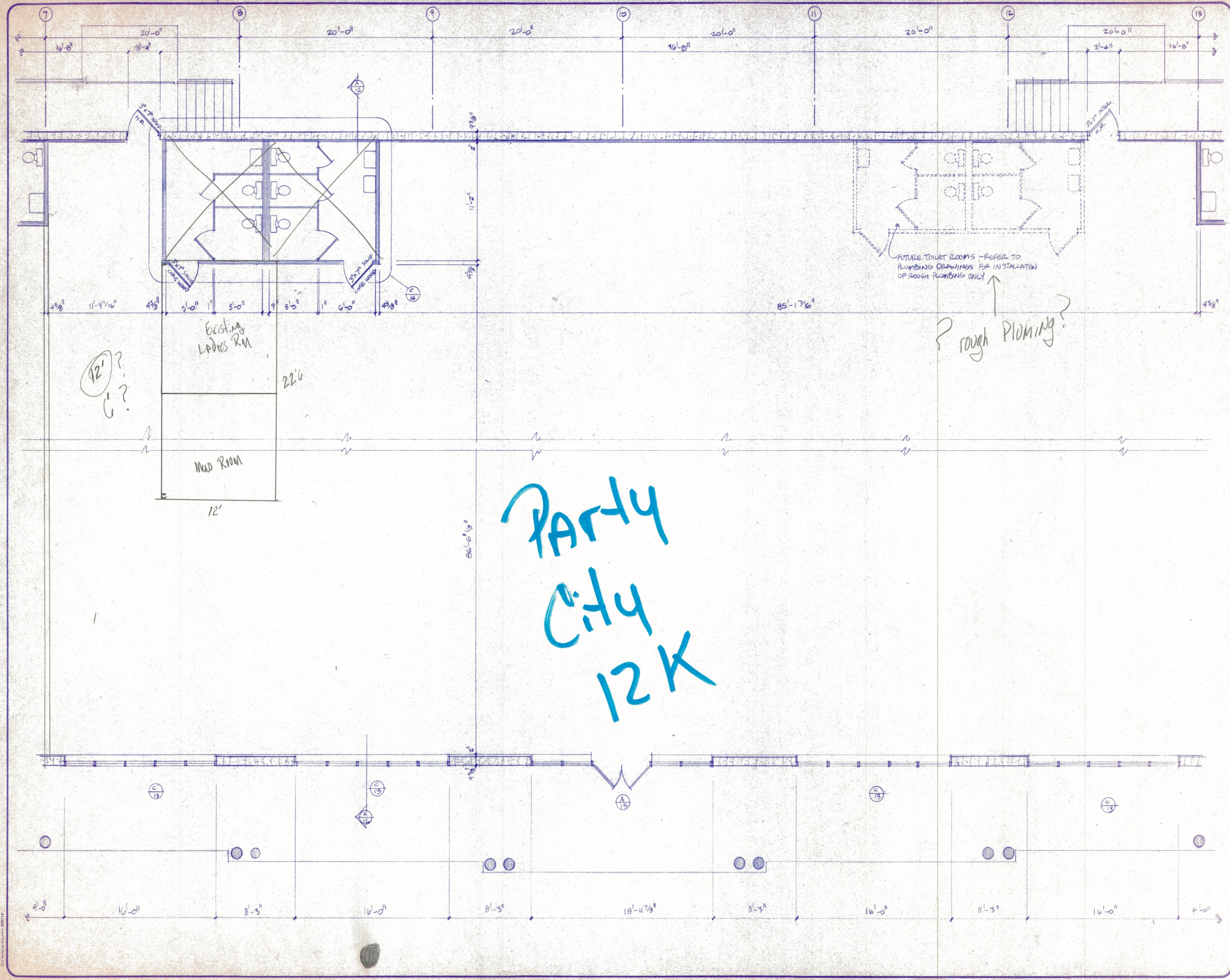












Byrne Design Associates  
architecture/design/planning

711 route 10 • Randolph, New Jersey • 07869 • (973) 361-1287

project  
COLLEGE PLAZA SHOPPING CENTER  
BLOCK 112, LOTS 4 & 5  
RANDOLPH TWP., NJ

William P. Byrne  
Michael E. Byrne  
Architects  
• VA 00838

Michael E. Byrne  
Architect  
• CT 07173

date 1/19/18

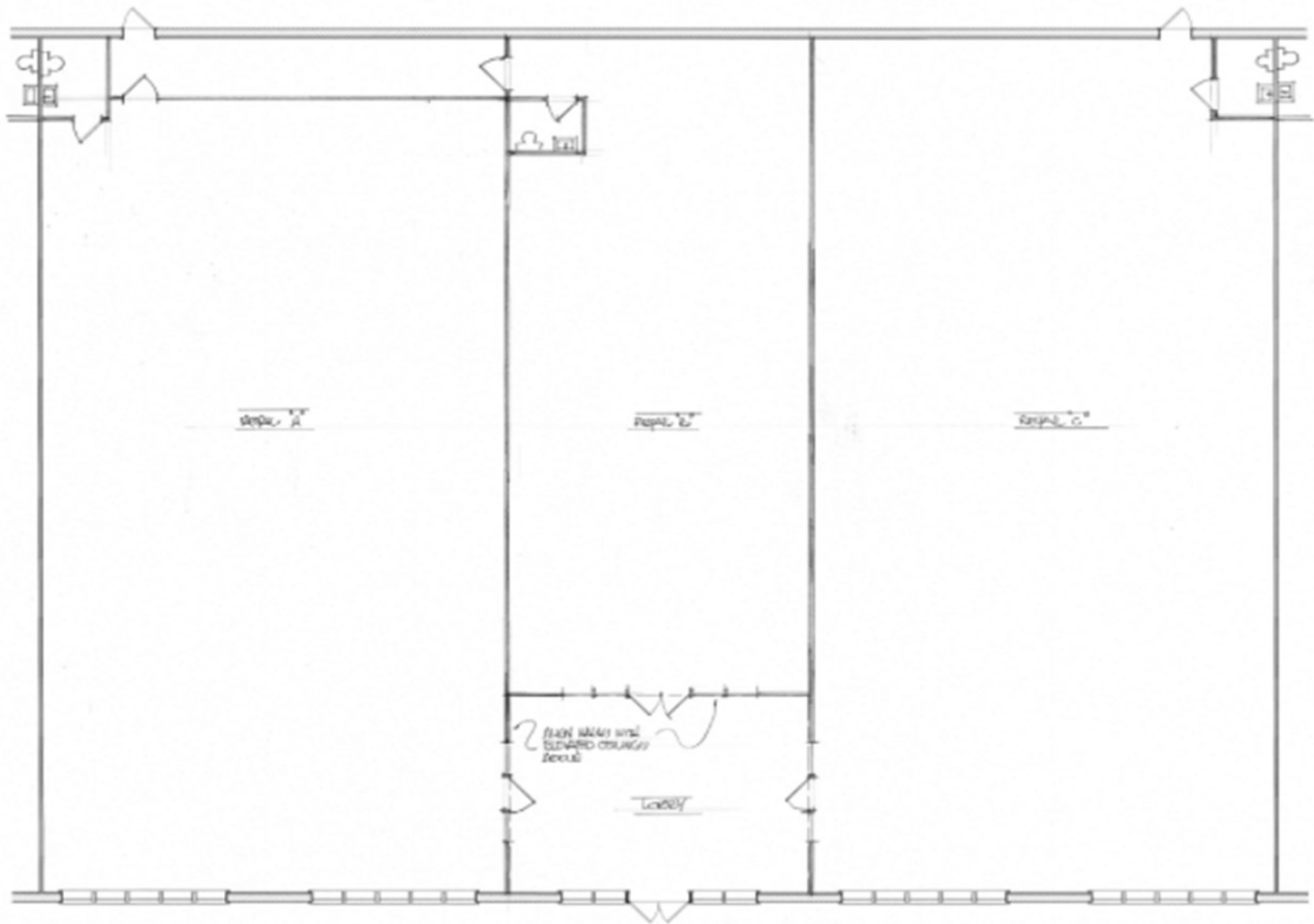
drawn by

scale

sheet #

AC





FIRST FLOOR PLAN CONCEPT PLAN  
SCALE: 3/16" = 1'-0"



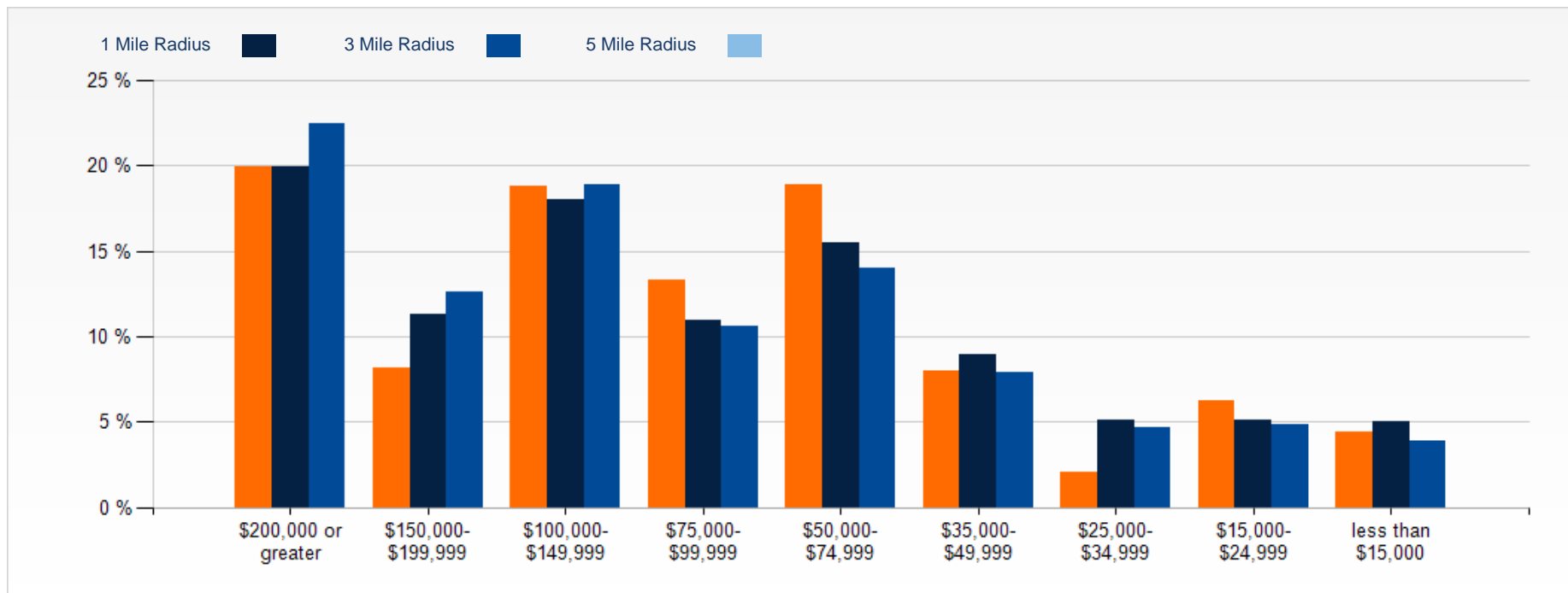




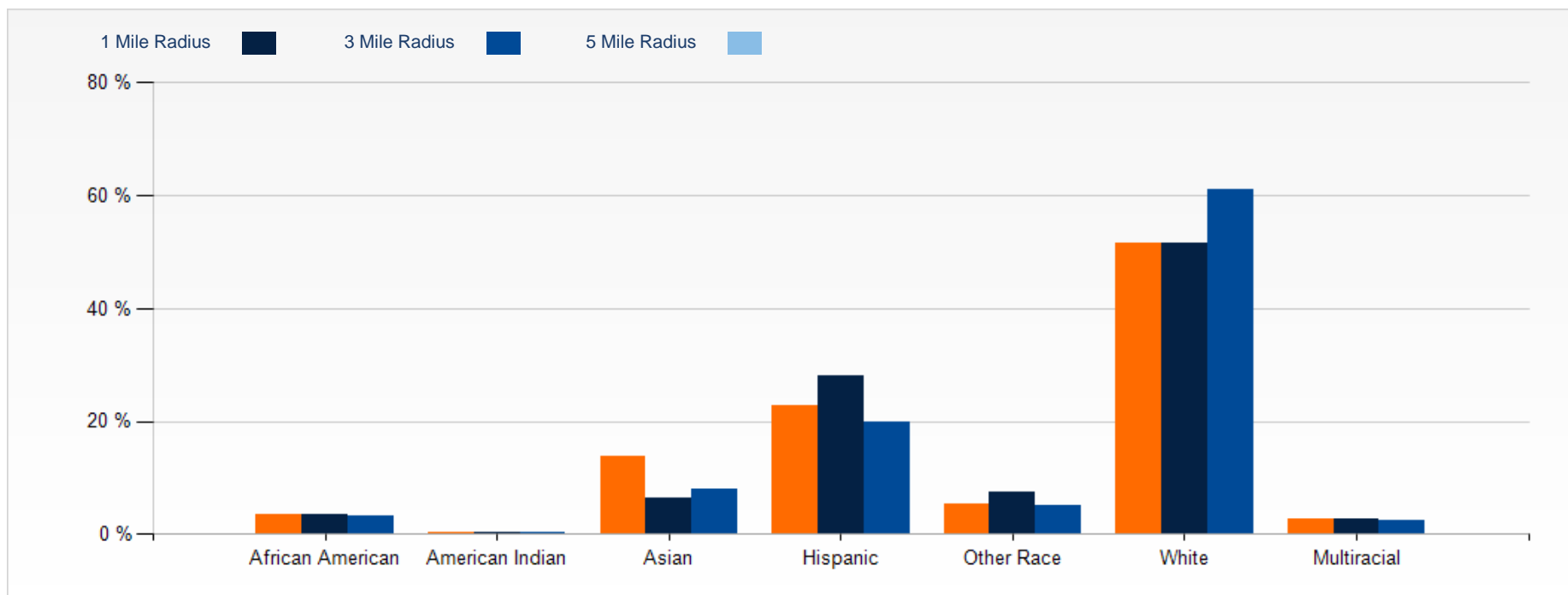




## 2021 Household Income

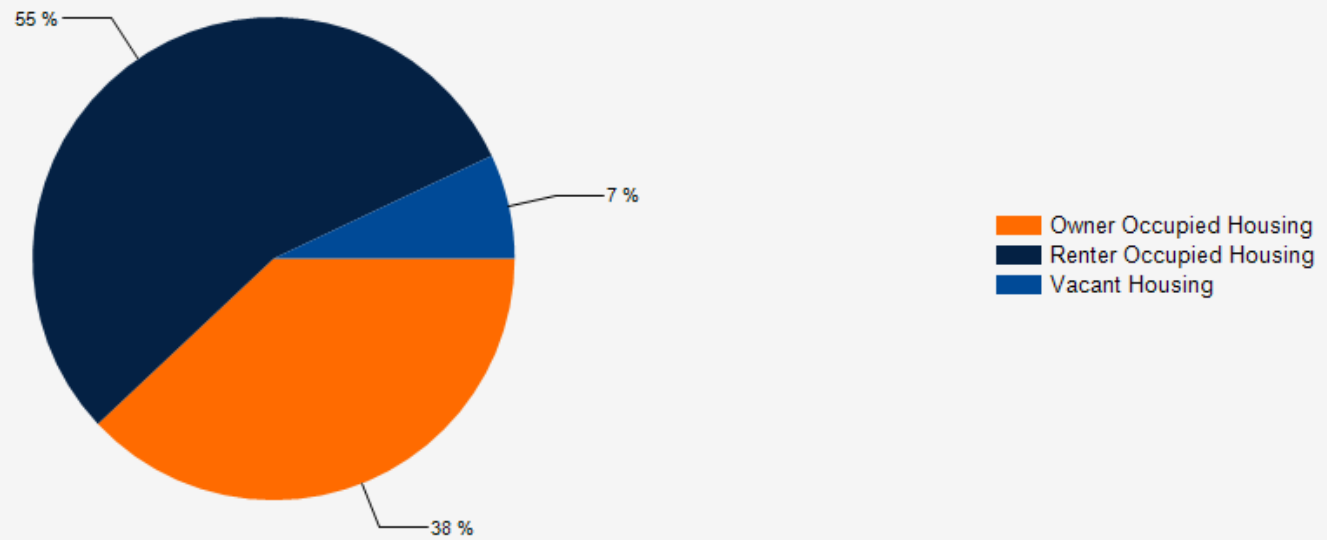


## 2021 Population by Race

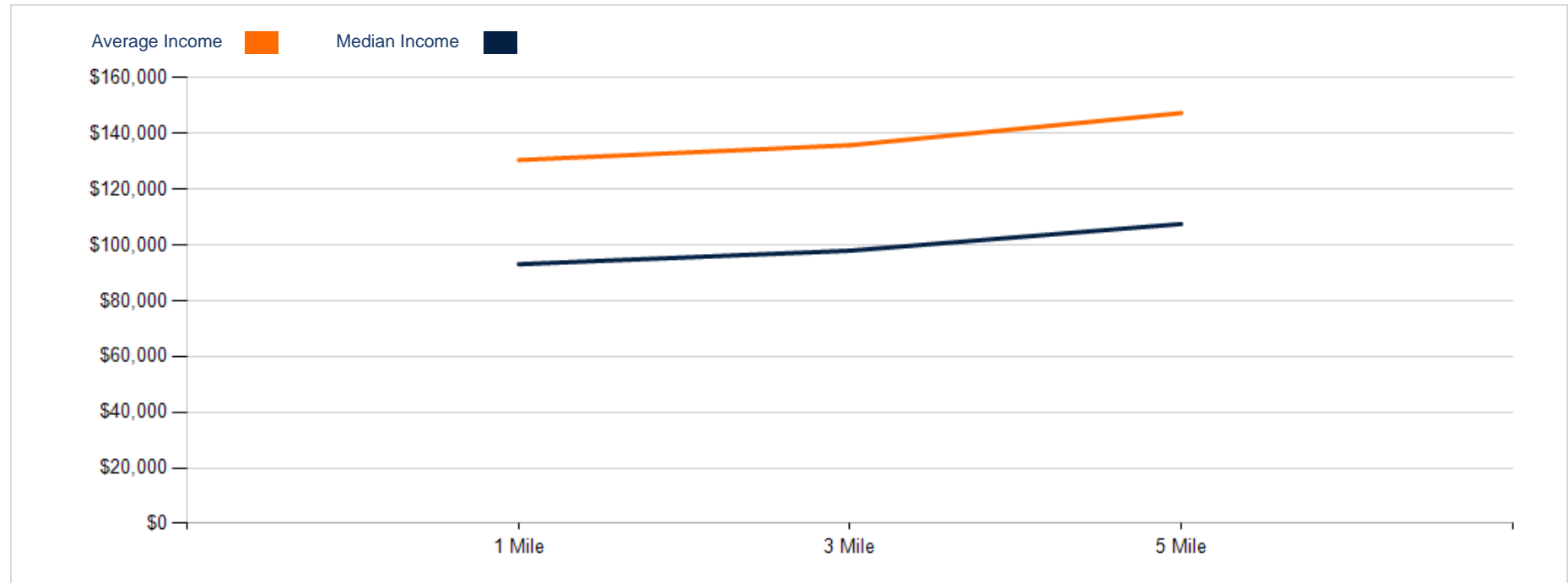




## 2021 Household Occupancy - 1 Mile Radius



## 2021 Household Income Average and Median





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*Exclusively Marketed by:*



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