


# 525 Route 46 • Belvidere, NJ

Available for Lease



## From 1,114 SF up to 36,000 SF Available for Lease

 <b>DEMOGRAPHICS</b>	<b>1 mile</b>	<b>3 mile</b>	<b>5 mile</b>
Total Population	385	6,375	15,048
Average HHI	\$170,562	\$92,269	\$91,635
Households	149	2,647	6,273

### Contact:

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# 525 Route 46 • Belvidere, NJ

Available for Lease

## Building Size

Approx. 105,000 SF

## Available

1,114 SF up to 36,000 SF

## Rate

\$11.50/PSF

## NNN

\$ 3.04/PSF

## Traffic Count

5,677 vehicles  
pass the site daily

## Parking

380 spaces

## Co-Tenants

Advance Auto, Family Dollar, HR Block,  
Subway Restaurant

## Notes

- Pylon signage available
- Traffic controlled intersection

