

# 1650 ROUTE 46 WEST

WOODLAND PARK, NJ 07424

# SUB-LEASE

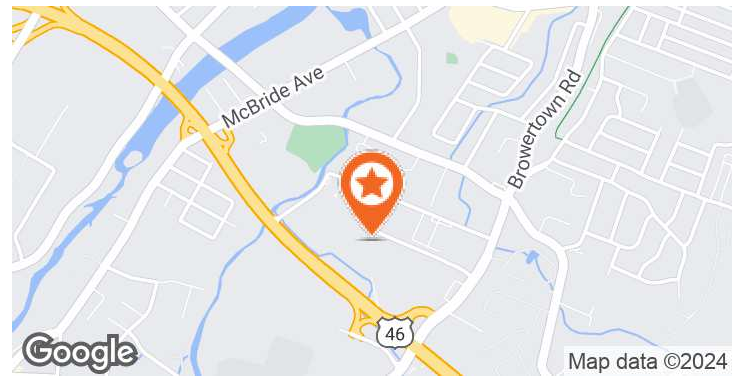



## LOCATION DESCRIPTION

Intersection of Route 46 and Browertown Road

## PROPERTY HIGHLIGHTS

- Coming Soon - National Grocer
- Conveniently located on Route 46 retail corridor
- 127,760 Vehicles Per Day
- Easy Access
- Co-Tenants: Kohls, Barnes & Noble, Big Blue Swim School
- Neighboring Tenants: ShopRite, Best Buy, Starbucks, TJ Maxx, Marshalls, Hobby Lobby, HomeSense



 DEMOGRAPHICS	3 MILES	5 MILES	10 MILE
2023 Population	136,660	505,930	1,642,720
2023 Average HH Income	\$141,583	\$127,617	\$132,648
2023 Households	46,886	172,812	595,592
2023 Employees	67,668	196,708	712,886



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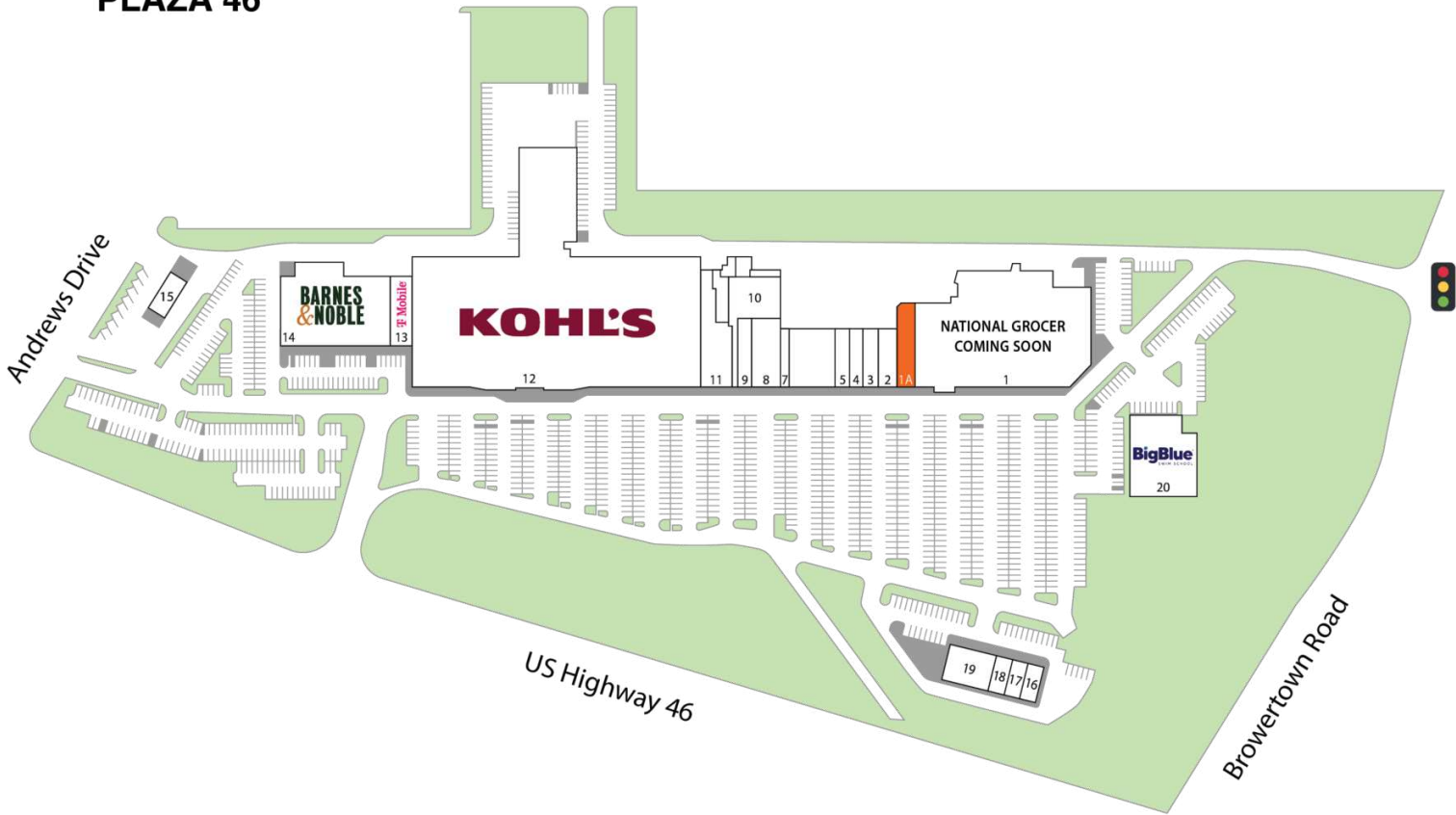
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## PLAZA 46



SUITE	TENANT NAME	SUITE	TENANT NAME
1	NATIONAL GROCER COMING SOON	11	RAINBOW
<b>1A</b>	<b>AVAILABLE SPACE (2,400 SF)</b>	12	KOHL'S
2	BASK	13	T-MOBILE
3	LITTLE FALLS DENTAL	14	BARNES & NOBLE
4	GNC	15	SIMPLY CLEAN WASH
5	JENNIFER NAILS	16	ANTHONY FRANCO'S PIZZA
6	IMPERIAL 46	17	MAYA MED SPA
7	EYEBROW THREADING	18	SUPERCUTS
8	DOLLAR ZONE	19	AVAILABLE (6,563 SF)
9	AVAILABLE (5,439 SF)	20	BIG BLUE SWIM
10	WONDER LANE		



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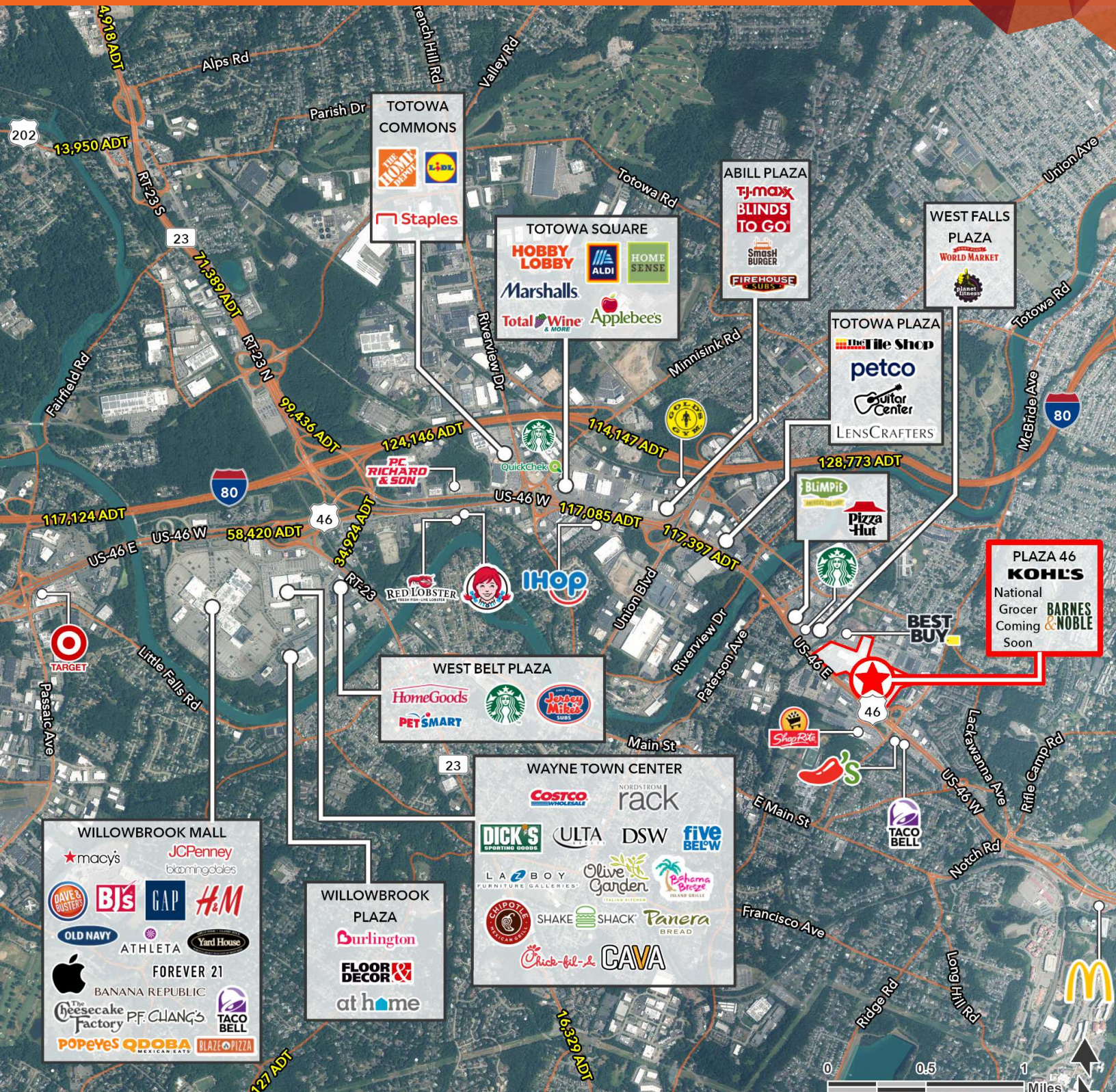
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**PLAZA 46**  
**KOHL'S**  
National Grocer  
Coming Soon  
**BARNES & NOBLE**

**WILLOWBROOK MALL**

- macy's
- JCPenney
- bloomingdale's
- DAVE & BUSTERS
- BI'S
- GAP
- H&M
- OLD NAVY
- ATHLETA
- Yard House
- Apple
- FOREVER 21
- BANANA REPUBLIC
- cheesecake Factory
- PF. CHANG'S
- TACO BELL
- POPEYES
- QDOBA MEXICAN EATS
- BLAZE PIZZA

**WILLOWBROOK PLAZA**

- Burlington
- FLOOR DECOR
- at home

**WAYNE TOWN CENTER**

- COSTCO WHOLESALE
- rack
- DICK'S SPORTING GOODS
- ULTA
- DSW
- five BELOW
- LA BOY FURNITURE GALLERIES
- Olive Garden
- Behoma Brosse ISLAND GRILL
- CHIPOTLE MEXICAN BOWL
- SHAKE SHACK
- Panera BREAD
- Chick-fil-e
- CAVA

**WEST BELT PLAZA**

- HomeGoods
- PET SMART
- Starbucks
- Jockey Milk SUBS

**TOTOWA COMMONS**

- THE HOME DEPOT
- LOWE'S
- Staples

**TOTOWA SQUARE**

- HOBBY LOBBY
- Marshall's
- Total Wine & MORE
- Applebee's
- ALDI
- HOME SENSE

**ABILL PLAZA**

- TJ-maxx
- BLINDS TO GO
- Smash BURGER
- FIREHOUSE SUBS

**TOTOWA PLAZA**

- The Tile Shop
- petco
- Guitar Center
- LENSCRAFTERS

**WEST FALLS PLAZA**

- WORLD MARKET
- Planet Fitness

**128,773 ADT**

- BLIMPIE
- Pizza Hut
- Starbucks

**117,397 ADT**

- Starbucks

**117,085 ADT**

- IHOP

**124,146 ADT**

- PC RICHARD & SON
- Starbucks
- QuickChek

**34,924 ADT**

- RED LOBSTER

**58,420 ADT**

- Target

**117,124 ADT**

- Target

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**Your Sign Here**



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