

# RETAIL SPACE FOR SUBLEASE

6001A MIDDLESEX MALL  
SOUTH PLAINFIELD, NJ

ASKING  
RENT:  
\$65,000

**14,342 SF**

#### PROPERTY INFORMATION

- Former Walgreens located in Middlesex Mall anchored by Burlington Coat Factory
- 1,423 car parking spaces
- One drive-thru
- Property is located in the OBC3 zone
- Sublease thru 11/31/2024
- Neighbors include: Hobby Lobby, Planet Fitness, Job Lot, Raymour & Flanigan, Dollar Tree, Tuesday Morning, Taco Bell and Mavis

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#### TRAFFIC COUNTS

- Stelton Rd: 28,856 VPD
- I-287: 112,414 VPD

| Demographic Snapshot | Population | Median H.H. Income | # of Employees | # of Businesses |
|----------------------|------------|--------------------|----------------|-----------------|
| 1-Mile Radius        | 5,470      | \$107,158          | 12,994         | 783             |
| 3-Mile Radius        | 98,315     | \$100,125          | 56,372         | 3,614           |
| 5-Mile Radius        | 354,421    | \$86,331           | 167,700        | 12,280          |



FOR MORE INFORMATION, PLEASE CONTACT:

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All offers are subject to approval by Walgreens Real Estate Committee.

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