

5.5-ACRE BUILD-TO-SUIT OPPORTUNITY

FOR LEASE

MONMOUTH RD & CASSVILLE RD, JACKSON, NJ 08527

ADJACENT TO JACKSON OUTLETS
& SIX FLAGS GREAT ADVENTURE

VIEW PROPERTY 

JACKSON PREMIUM OUTLETS
(4.5 MILLION VISITORS ANNUALLY)



HIGHLIGHTS

- 5.5-acre Build-to-Suit Opportunity on Jackson Township side of Monmouth Road
- Frontage along Monmouth Road and Cassville Road with over 41,000 combined AADT
- Zoning: HC Highway Commercial
- Adjacent to Jackson Outlets (4.5M Visitors) and within 2 miles of Six Flags Great Adventure, which attracts approximately 3 million visitors annually

TRAFFIC GENERATORS



DEMOGRAPHICS

	2 MILE	5 MILE	7 MILE
POPULATION	3,151	22,080	44,630
AVERAGE HH INCOME	\$253,837	\$206,565	\$198,988
DAYTIME EMPLOYEES	2,225	5,605	11,908

The information contained herein has been obtained through sources deemed reliable by Soloff Realty & Development, Inc. but cannot be guaranteed for accuracy. We recommend that any information which is of special interest, should be obtained through independent verification. All measurements are approximate. Map Data @ 2026 Google | AADT provided by DVRPC

SOURCE: REGIS ONLINE 2026



**Soloff Realty &
Development, Inc.**

ONE PRESIDENTIAL BLVD. SUITE 202
BALA CYNWYD, PA 19004
SRDRE.COM



EXCLUSIVE AGENT

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MONMOUTH RD & CASSVILLE RD, JACKSON, NJ 08527

BIRDS EYE AERIAL

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4.5 MILLION VISITORS
ANNUALLY



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LOW AERIAL

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ADVENTURE CROSSING



EXIT 16



(47,023 AADT)



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HIGH AERIAL

VIEW PROPERTY 

JACKSON PREMIUM OUTLETS (4.5 MILLION VISITORS ANNUALLY)



Wawa

**Six Flags
GREAT ADVENTURE**
3 MILLION VISITORS
PER YEAR

HAND & STONE
MASSAGE AND FACIAL SPA

DUNKIN'

SITE

EXIT 16

ADVENTURE CROSSING



SRD

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ICSC
INNOVATING COMMERCE
SERVING COMMUNITIES

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