


TURN KEY RESTAURANT!



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Total Population	5,779	37,808	98,972
Average HHI	\$143,583	\$160,798	\$153,818
Households	2,351	14,112	37,590



793 ROUTE 202
BRIDGEWATER, NEW JERSEY

6,000 SF FOR LEASE OR SALE

SHANE WIERKS
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JEFFERY REALTY
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All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.





793 ROUTE 202 BRIDGEWATER, NJ

SITE INFORMATION

AVAILABLE: 6,000 SF BUILDING
 TURNKEY RESTAURANT
 W/ OUTDOOR PATIO
ACREAGE: 1.7 ACRES

PRICE: CALL FOR QUOTE
TAXES: \$18414.81
TRAFFIC: 39,082 VPD ON RT. 202
PARKING: 35+ SPACES

NOTES:

- Just 3 miles south from Somerville Circle
- Easy access from I-287 and Route 22
- 2 miles from Bridgewater Commons Mall (1,000,000 SF enclosed mall)



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MARKET AERIAL

NEIGHBORING RETAILERS: CVS, Home Depot, Raymour Flanigan, Smoothie King, Mattress Firm, Olive Garden, Dunkin, McDonalds 711, Char Steakhouse, Jersey Mike's, The Vitamin Shoppe, Burlington Coat Factory, PC Richard & Son, Staples, Guitar Center, Petco, Panera, Fridays, GAP, Eastern Mountain Sports, Buy Buy Baby, Men's Warehouse