

NEW MIXED USE DEVELOPMENT



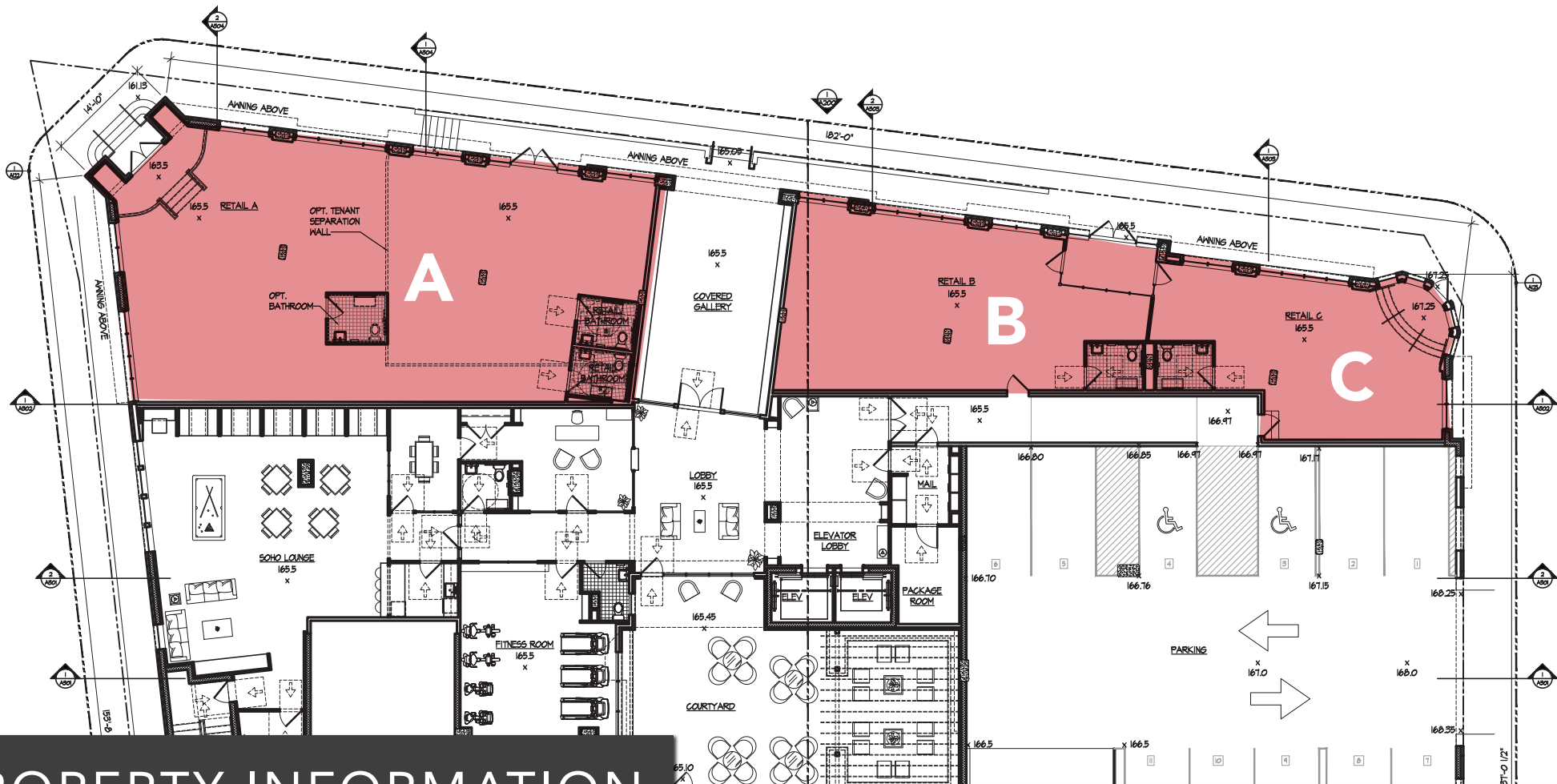
**DELIVERY
FALL 2023**


JEFFERY REALTY
Retail Specialist

the
SOHO
AT FANWOOD STATION

282 SOUTH AVE. | FANWOOD, NJ
THE SOHO AT FANWOOD STATION

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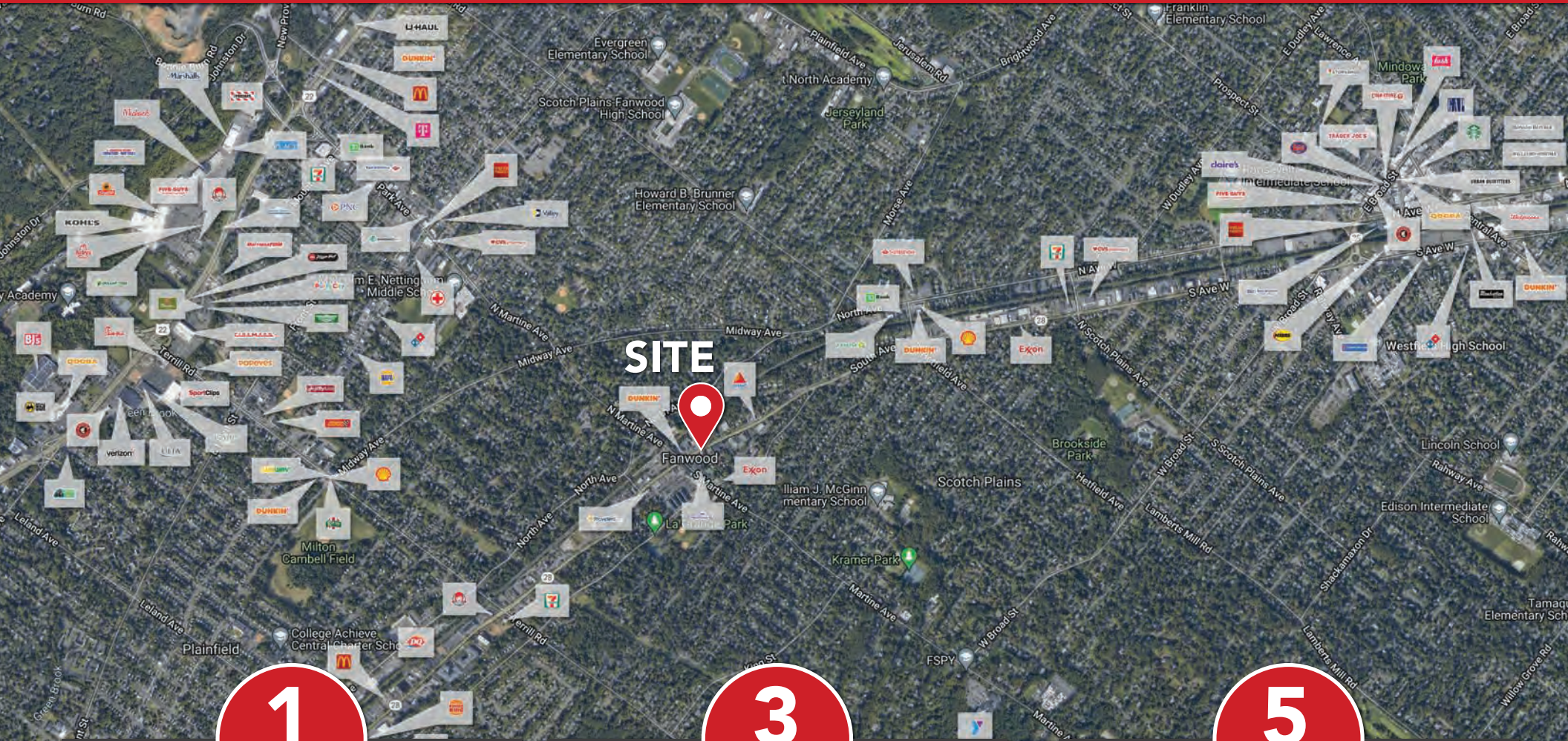


PROPERTY INFORMATION

- **Total retail square footage: 5,288 demisable into 3 (possibly 4) areas.**
- **Retail A on western side—2,867 SF**
- **Retail B in middle—1,151 sf**
- **Retail C on eastern side—1,270 sf**
- Build to suit and custom work available
- Attractive storefront, signage, awning, lighting

- Located in Fanwood's downtown central commercial corridor referred to as South Ave
- Dedicated retail parking spaces
- Steps from Fanwood's NJ Transit train station
- Fanwood located within Scotch Plains, near Westfield. Convenient to Parkway, Rt 22, Turnpike, etc
- Target opening Fall 2023





1
MILE

POPULATION 16,127
HOUSEHOLDS 5,677
AVG. INCOME \$167,472

3
MILES

POPULATION 117,447
HOUSEHOLDS 37,760
AVG. INCOME \$165,694

5
MILES

POPULATION 229,403
HOUSEHOLDS 101,410
AVG. INCOME \$164,766

RENDERINGS



ALL INFORMATION IN THIS BROCHURE IS FROM SOURCES DEEMED RELIABLE AND IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, TERMS, PRIOR SALES AND WITHDRAWALS.



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