

FOR SALE



## Corner Redevelopment Opportunity

NJ Route 516 & Morganville Rd  
Old Bridge NJ 07747

**Carlo Caparruva**  
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Principal  
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# THE SPACE

Location

NJ Route 516 & Morganville Rd  
Old Bridge, NJ 07747

County

Middlesex

## HIGHLIGHTS

- Excellent Opportunity
- \$500,000
- Many Uses Allowed Under Zoning
- Sewer Tap Available Directly Across Rt 516

### POPULATION

	1.00 MILE	3.00 MILE	5.00 MILE
	5,989	64,773	157,112

### AVERAGE HOUSEHOLD INCOME

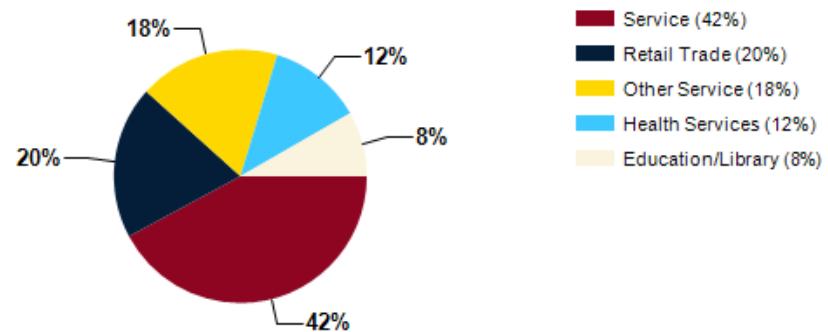
	1.00 MILE	3.00 MILE	5.00 MILE
	\$161,542	\$129,867	\$126,546

### NUMBER OF HOUSEHOLDS

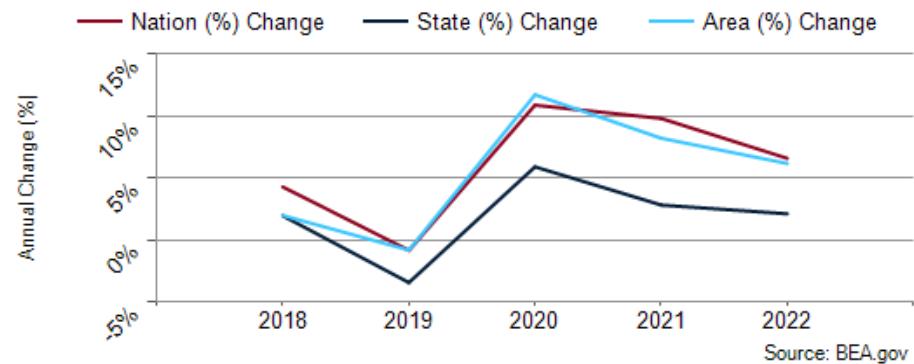
	1.00 MILE	3.00 MILE	5.00 MILE
	1,909	24,108	57,298

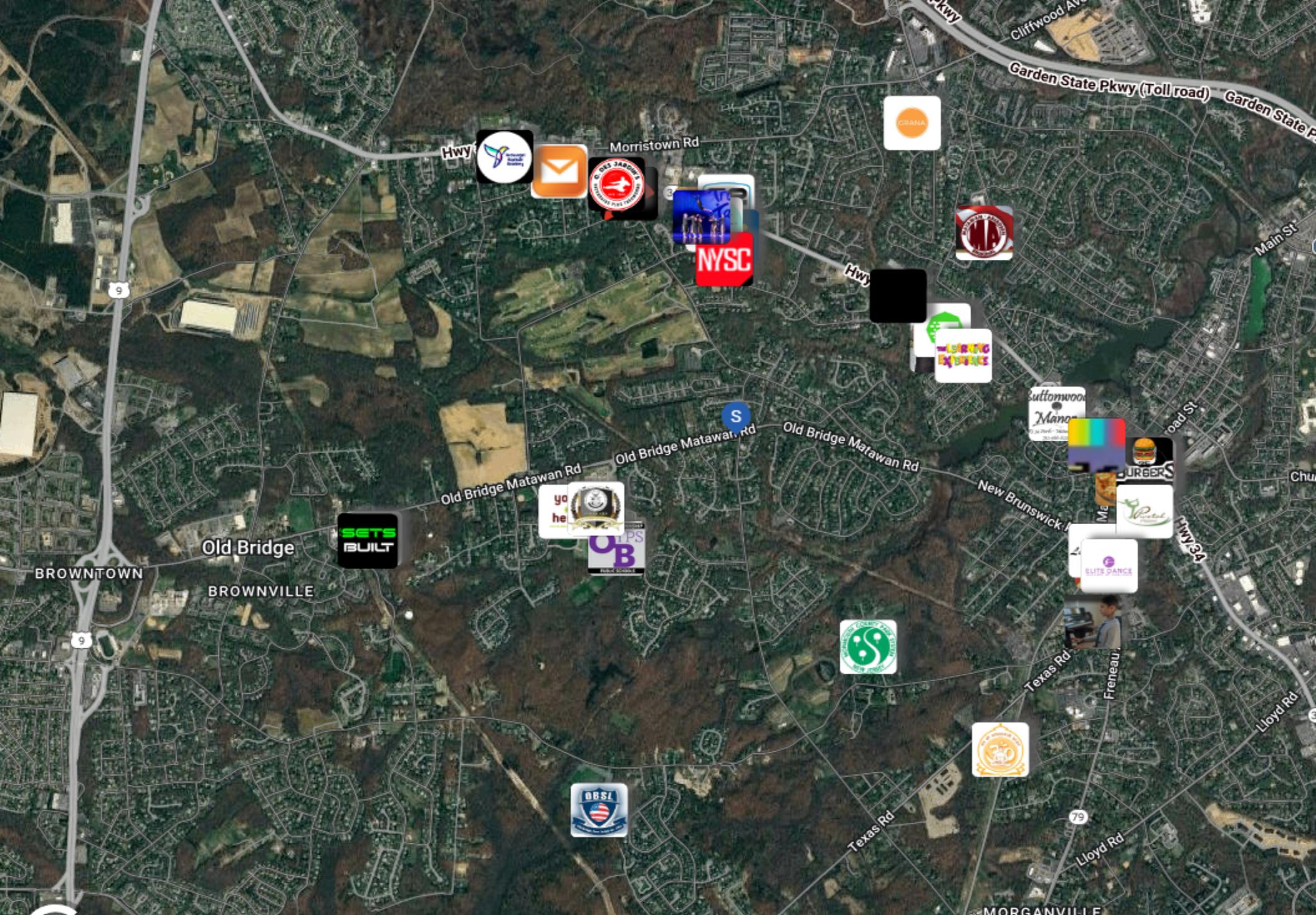


## Major Industries by Employee Count



## Middlesex County GDP Trend





## Raritan Bay Medical Center (Old Bridge)

Approx. 2,500 – 2,749 Employees  
Approx. 1 mile

## Home Depot

Approx. 1,750 – 1,999 Employees  
Approx. 3 miles

## United Parcel Service

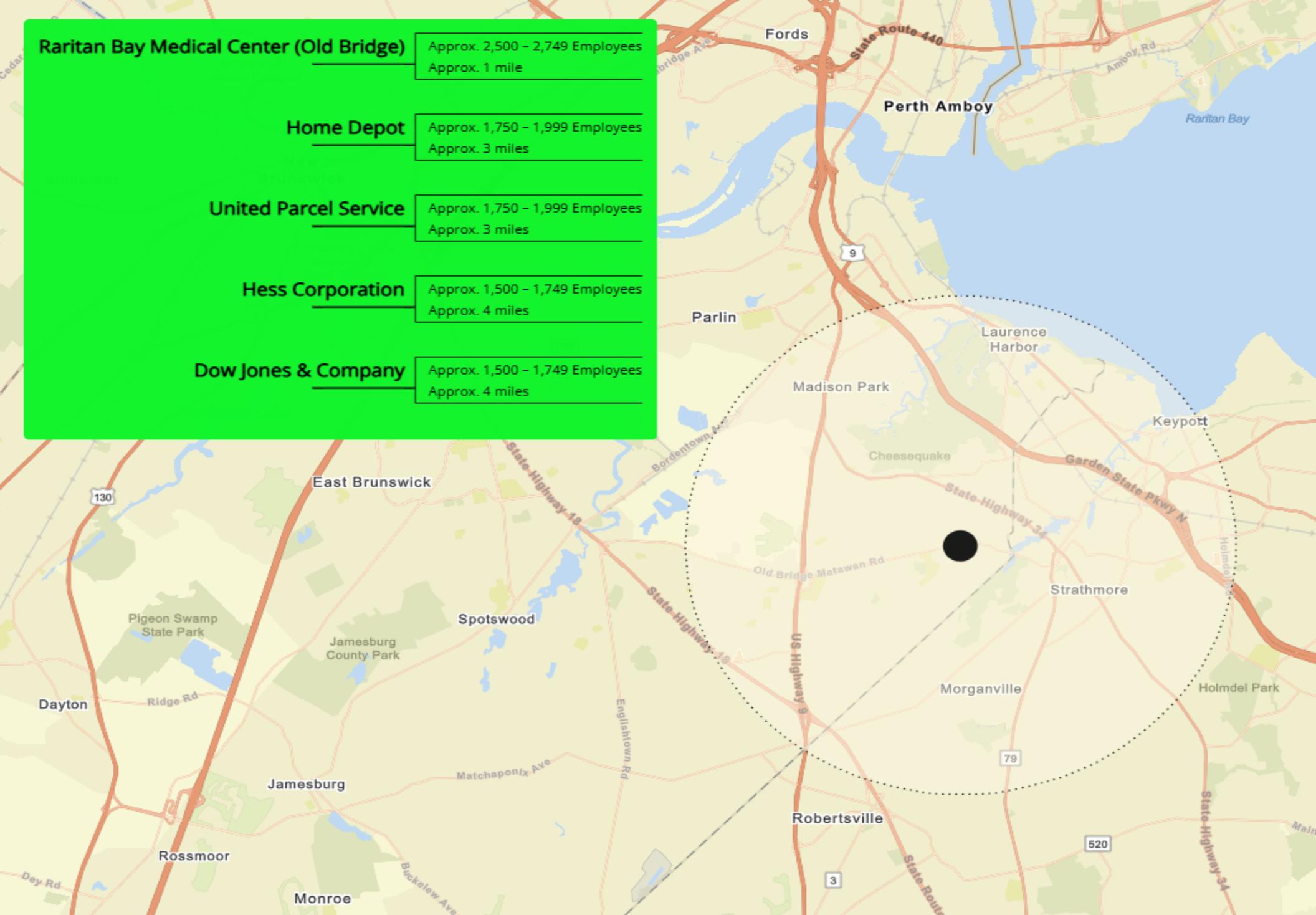
Approx. 1,750 – 1,999 Employees  
Approx. 3 miles

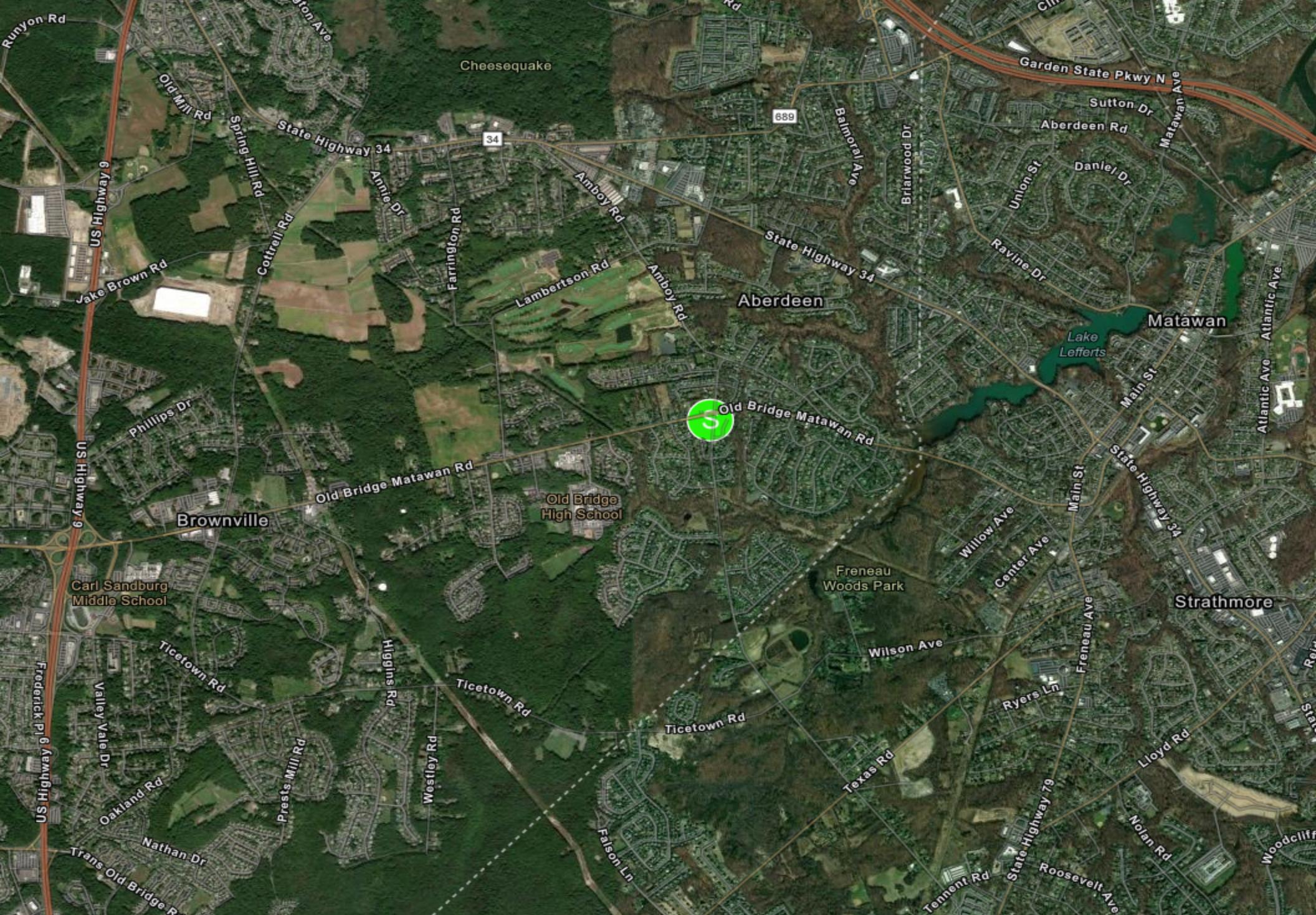
## Hess Corporation

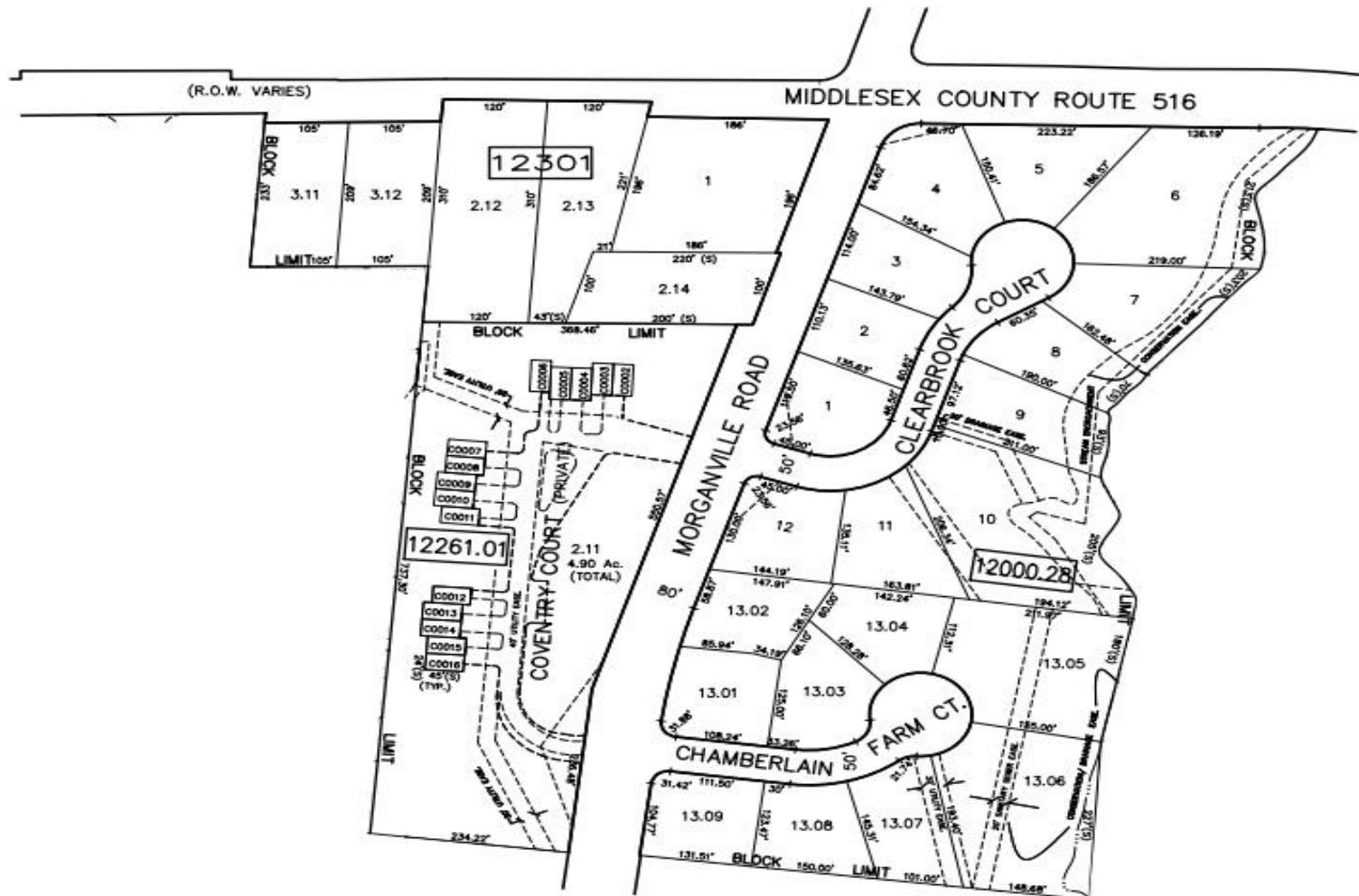
Approx. 1,500 – 1,749 Employees  
Approx. 4 miles

## Dow Jones & Company

Approx. 1,500 – 1,749 Employees  
Approx. 4 miles











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*Exclusively Marketed by:*

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