

# Demographic Summary Report

99 W Mount Pleasant Ave, Livingston, NJ 07039

Building Type: **General Retail**  
 Secondary: **Freestanding**  
 GLA: **2,629 SF**  
 Year Built: **1995**

Total Available: **2,629 SF**  
 % Leased: **100%**  
 Rent/SF/Yr: **Negotiable**

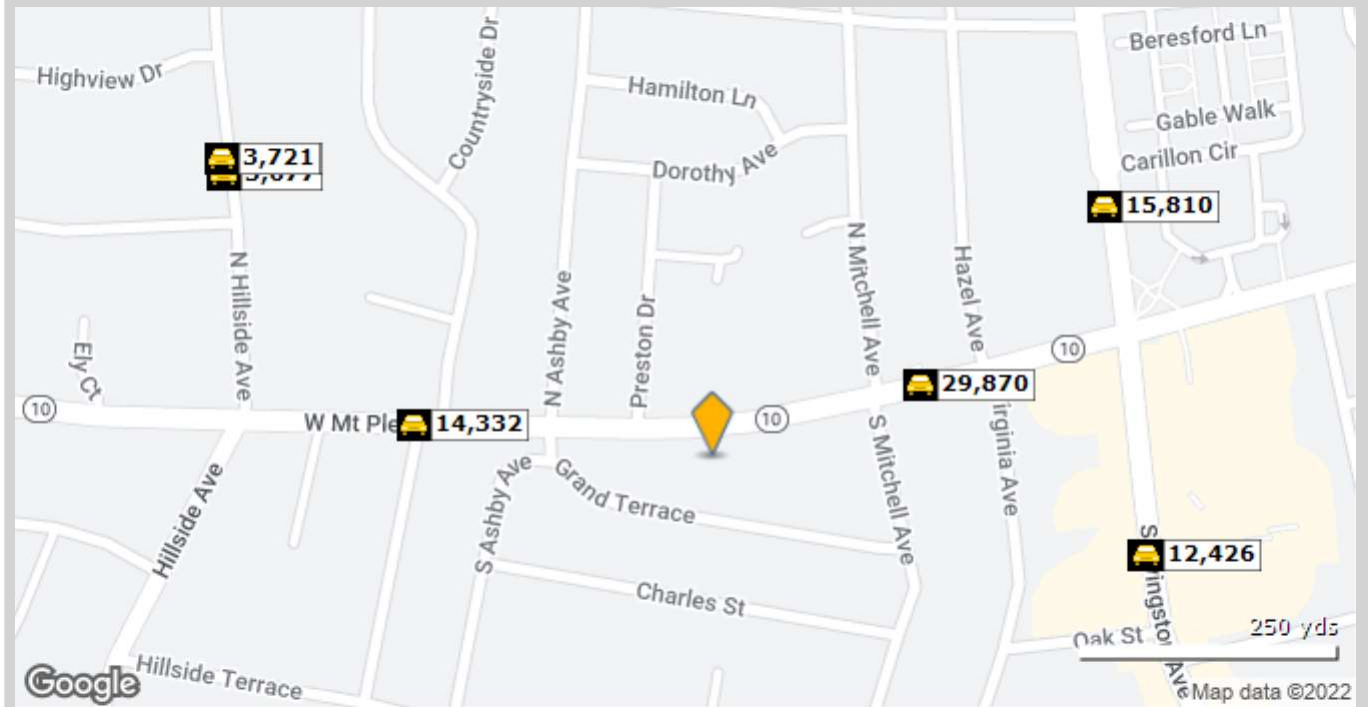


Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2027 Projection	13,158	61,740	206,654
2022 Estimate	12,968	60,861	204,282
2010 Census	12,313	57,530	195,652
Growth 2022 - 2027	1.47%	1.44%	1.16%
Growth 2010 - 2022	5.32%	5.79%	4.41%
<b>2022 Population by Hispanic Origin</b>	676	3,955	25,427
<b>2022 Population</b>	12,968	60,861	204,282
White	9,023 69.58%	43,763 71.91%	139,550 68.31%
Black	279 2.15%	3,966 6.52%	34,586 16.93%
Am. Indian & Alaskan	9 0.07%	88 0.14%	803 0.39%
Asian	3,477 26.81%	12,154 19.97%	24,946 12.21%
Hawaiian & Pacific Island	6 0.05%	23 0.04%	152 0.07%
Other	174 1.34%	866 1.42%	4,244 2.08%
U.S. Armed Forces	0	0	26
<b>Households</b>			
2027 Projection	4,388	21,722	74,431
2022 Estimate	4,324	21,436	73,597
2010 Census	4,118	20,386	70,611
Growth 2022 - 2027	1.48%	1.33%	1.13%
Growth 2010 - 2022	5.00%	5.15%	4.23%
Owner Occupied	4,085 94.47%	18,780 87.61%	52,328 71.10%
Renter Occupied	240 5.55%	2,656 12.39%	21,269 28.90%
<b>2022 Households by HH Income</b>	4,325	21,435	73,594
Income: <\$25,000	199 4.60%	1,299 6.06%	6,752 9.17%
Income: \$25,000 - \$50,000	297 6.87%	1,695 7.91%	8,177 11.11%
Income: \$50,000 - \$75,000	369 8.53%	1,721 8.03%	8,509 11.56%
Income: \$75,000 - \$100,000	291 6.73%	1,861 8.68%	7,034 9.56%
Income: \$100,000 - \$125,000	536 12.39%	2,048 9.55%	6,857 9.32%
Income: \$125,000 - \$150,000	222 5.13%	1,725 8.05%	5,571 7.57%
Income: \$150,000 - \$200,000	788 18.22%	3,155 14.72%	8,669 11.78%
Income: \$200,000+	1,623 37.53%	7,931 37.00%	22,025 29.93%
<b>2022 Avg Household Income</b>	\$183,537	\$178,743	\$155,297
<b>2022 Med Household Income</b>	\$165,767	\$155,840	\$123,059

# Traffic Count Report

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Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 W Mount Pleasant Ave	S Mitchell Ave	0.03 W	2022	29,870	MPSI	.12
2 NJ - 10 / West Mount Pleasant Avenue	Mount Pleasant Pkwy	0.00 E	2022	14,332	MPSI	.17
3 South Livingston Avenue	Oak St	0.04 S	2022	12,256	MPSI	.25
4 S Livingston Ave	Oak St	0.04 S	2022	17,328	MPSI	.25
5 South Livingston Avenue	Oak St	0.04 S	2020	12,426	MPSI	.25
6 N Livingston Ave	Plaza Pl	0.02 S	2018	17,477	MPSI	.26
7 N Livingston Ave	Plz Pl	0.02 S	2022	15,810	MPSI	.26
8 North Hillside Avenue	Surrey Ln	0.04 S	2019	3,677	AADT	.32
9 N Hillside Ave	Surrey Ln	0.04 S	2022	3,623	MPSI	.32
10 N Hillside Ave	Surrey Ln	0.04 S	2020	3,721	MPSI	.32