RETAIL SPACE FOR SALE OR LEASE

4658 ROUTE 9

HOWELL | NEW JERSEY

.7 Acres

Retail Space Available Immediately

SIZE
.7 acres

PARKING
On Site

TIMING
Immediate

FORMERLY
Hardware Store

NEIGHBORS
ShopRite, Wawa, Sonic, Panera, European Wax Center, PNC Bank, Sherwin-Williams Paint Store, Dollar Tree, Royal Spa, Affiliated Foot & Ankle Center, Mavis Discount Tire, Alliance Speech & Hearing Center, Pizza Hut, Applebee's Grill + Bar, IHOP, Justice, Famous Footwear, Petco, Pier 1, HomeGoods, Party City, TJ Maxx, Michaels, Ulta Beauty, The Children's Place, Sally Beauty, Kay Jewelers, Chipotle Mexican Grill, Kohl's, Longhorn Steakhouse, Verizon, Dunkin', Hobby Lobby, Newly Approved AutoZone

COMMENTS
Property on busy Route 9 Howell

Located in Major retail corridor

3 miles from Georgian Court University

5 miles from the Manasquan Reservoir

14.8 miles from Belmar Beach

16.6 miles from Point Pleasant Beach

CONTACT EXCLUSIVE AGENTS

COLBY PIPER
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201.636.7497

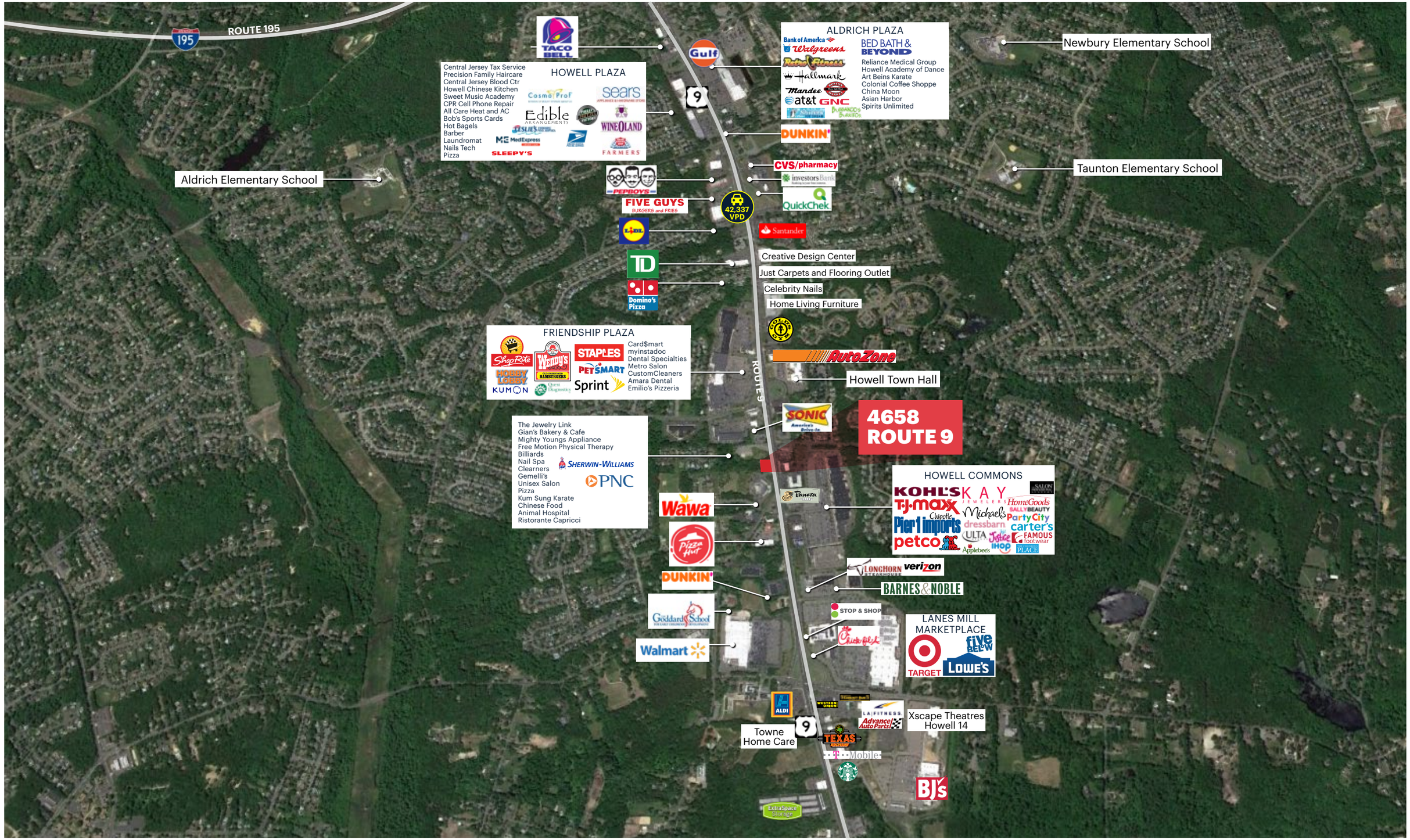
RIPCO
REAL ESTATE

125 Chubb Ave
Suite 150 S
Lyndhurst, NJ 07071
201.777.2300

Please visit us at ripconj.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

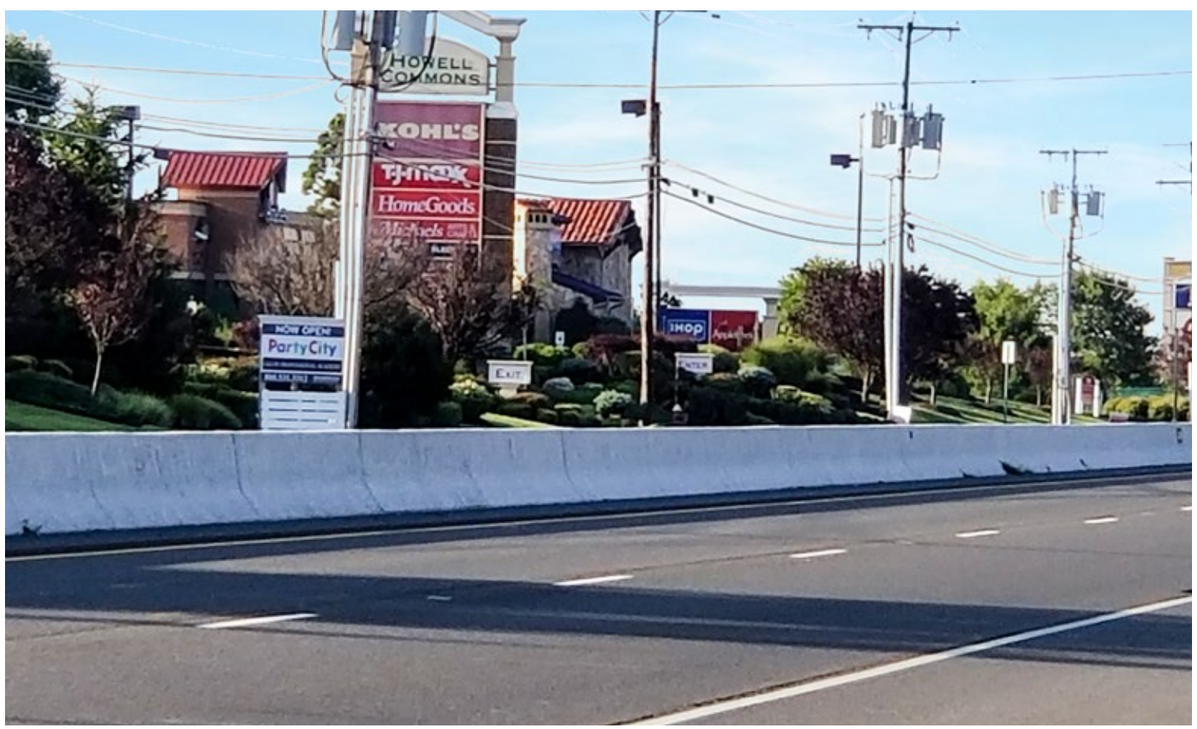
MARKET AERIAL

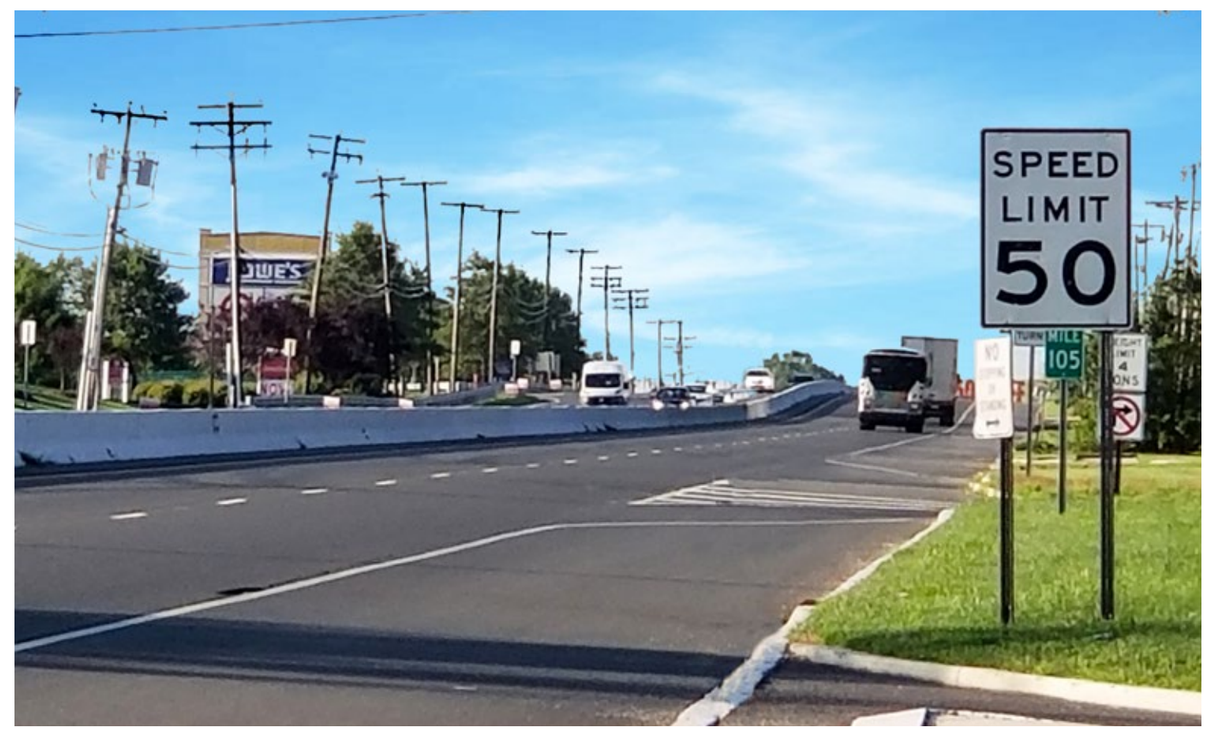


MID-LEVEL AERIAL

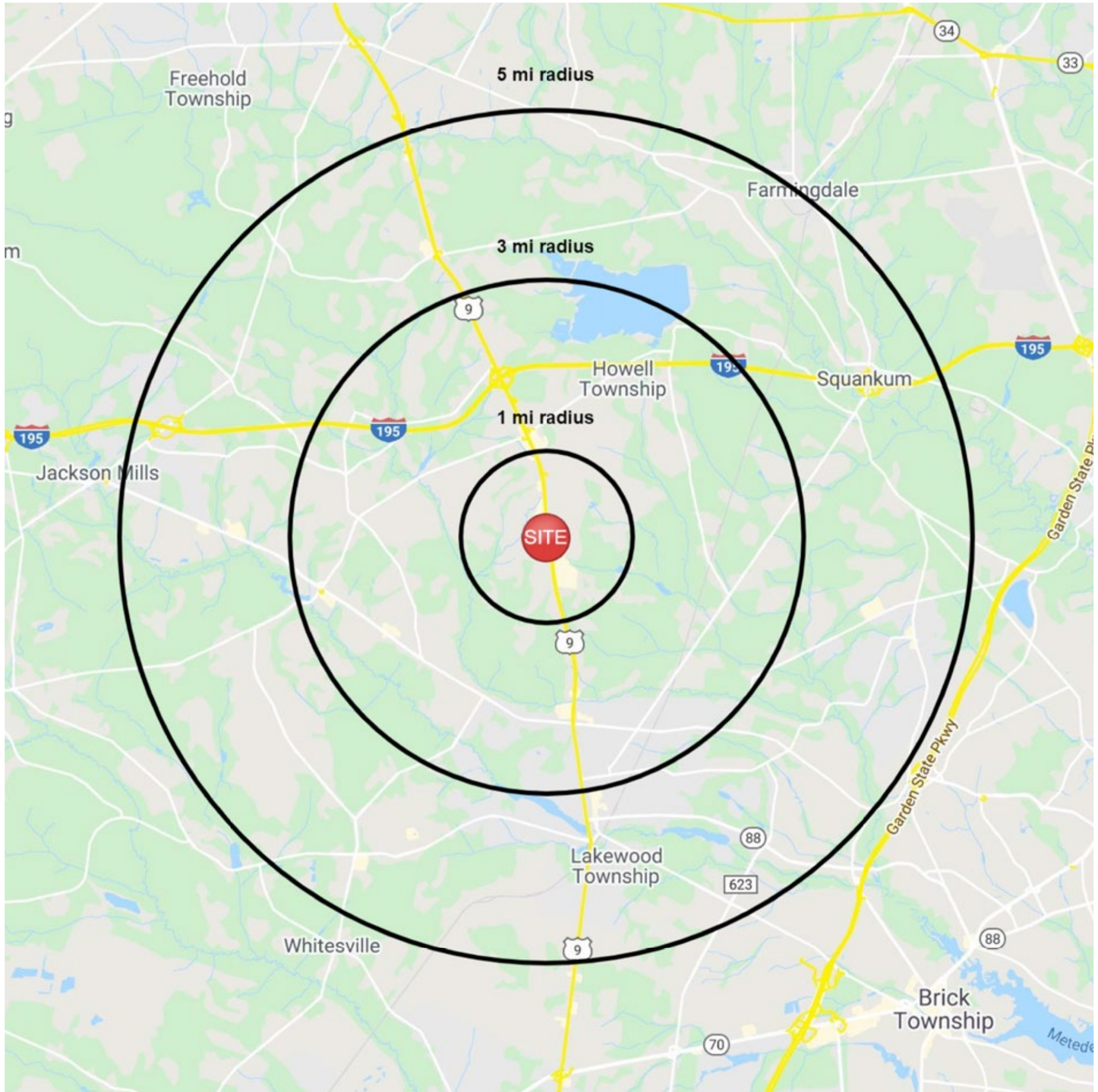
LOW LEVEL AERIAL

AREA NEIGHBORS/ADDITIONAL PHOTOS





AREA DEMOGRAPHICS



TOTAL POPULATION

1 mile	6,985
3 miles	72,192
5 miles	163,682

DAYTIME POPULATION

1 mile	5,889
3 miles	32,286
5 miles	84,081

AVERAGE HOUSEHOLD INCOME

1 mile	$131,953
3 miles	$108,143
5 miles	$100,022

TOTAL HOUSEHOLDS

1 mile	2,457
3 miles	19,741
5 miles	46,115

TOTAL BUSINESSES

1 mile	400
3 miles	1,970
5 miles	4,562

NUMBER OF COLLEGE GRADUATES

1 mile	1,874
3 miles	13,833
5 miles	31,348

*2019 estimates

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