

**RETAIL SPACE**

# SAYREVILLE PLAZA

Middlesex County

**960 ROUTE 9 SOUTH**  
SAYREVILLE | NEW JERSEY

**1,890 SF -  
8,422 SF**

Highly Visible Strip Center on Route 9!  
Fully Equipped Hair Salon Available

**FOOD USE PERMITTED**

**JOIN PLANET FITNESS**



# SPACE DETAILS

## SITE PLAN



SIZE	
1A	8,422 SF
1B	8,200 SF *
2	5,705 SF
8	1,700 SF
10	2,420 SF
13A	1,890 SF
*divisible	

**ASKING RENT**  
Upon Request

**NNN**  
\$7.00 PSF (est.)

**GLA**  
82,500 SF

**POSSESSION**  
Immediate

**CO-TENANTS**  
Planet Fitness, Burger King, Farmer's Market, Pronto Pizza, Star Nails, Vietnamese Restaurant, Laundry, Cash for Gold, Liberty Tax, All for Less, Mathnasium

**COMMENTS**  
Unique Opportunity Available: Fully Equipped Hair Salon, Ready For Tenant To Move In And Immediately Operate

High Visibility Strip Center

390 Parking Spaces

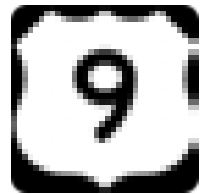
80,000 VPD On Route 9

Prominent Pylon Highway Signage

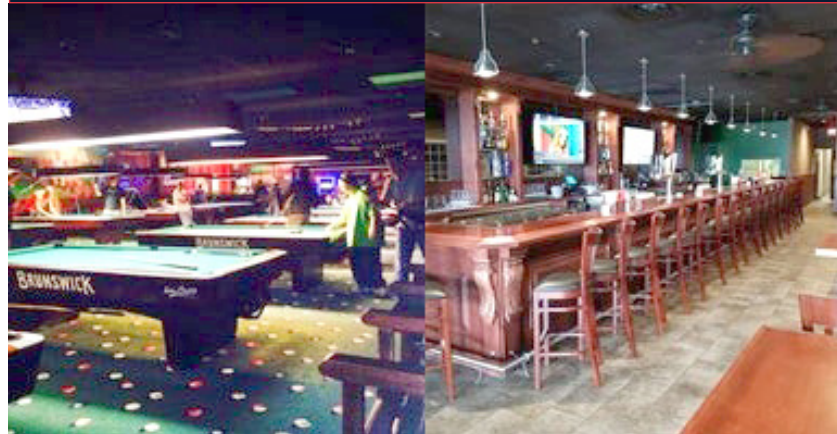
Access To Northbound And Local Traffic Via Burlew Place

Great For Medical And Wellness

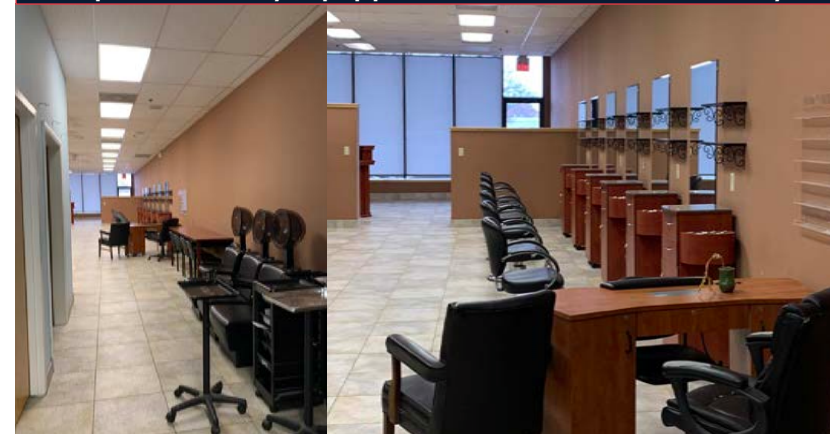
Food Use Permitted



Space 1B - Turnkey Restaurant Space Available



Space 10 - Fully Equipped Hair Salon; Move In Ready





**LOW LEVEL AERIAL**



# SITE PHOTOS

SPACE 1A (ENTERTAINMENT / EVENT VENUE) - 8,422 SF



SPACE 2 - 5,705 SF



SPACE 10 (FULLY EQUIPPED HAIR SALON) - 2,420 SF



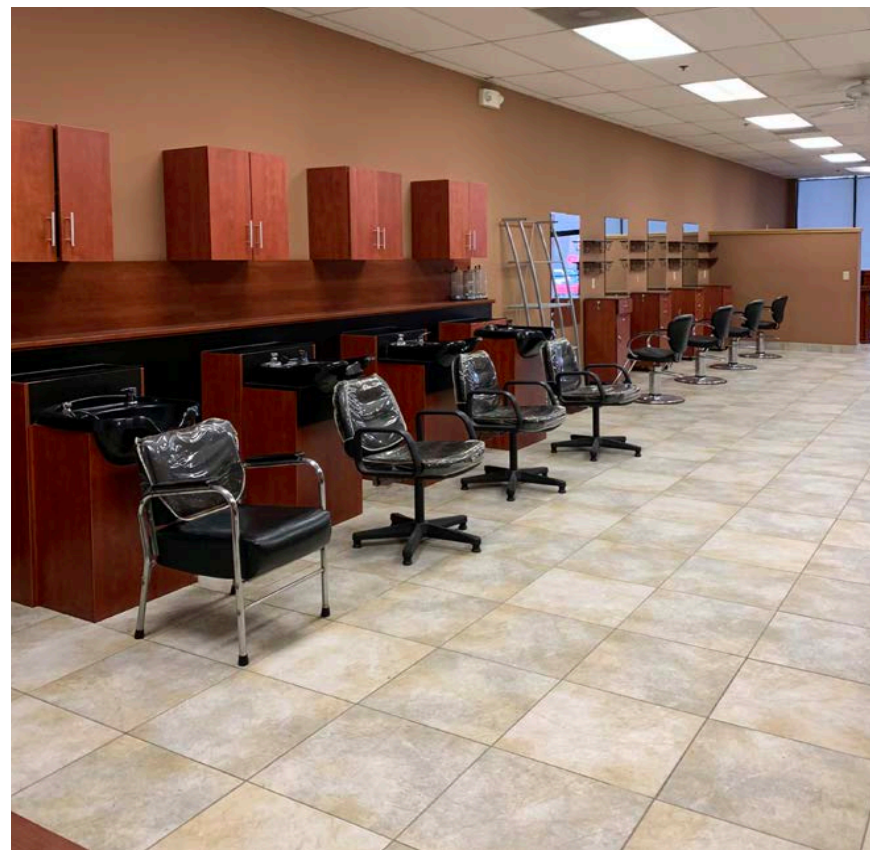
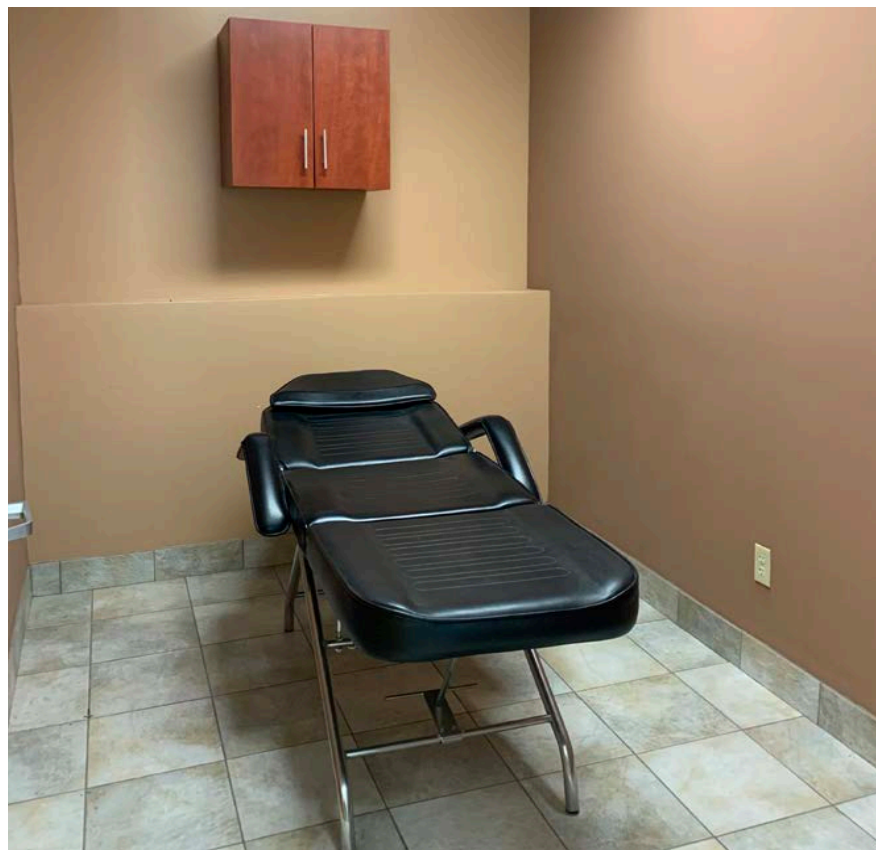
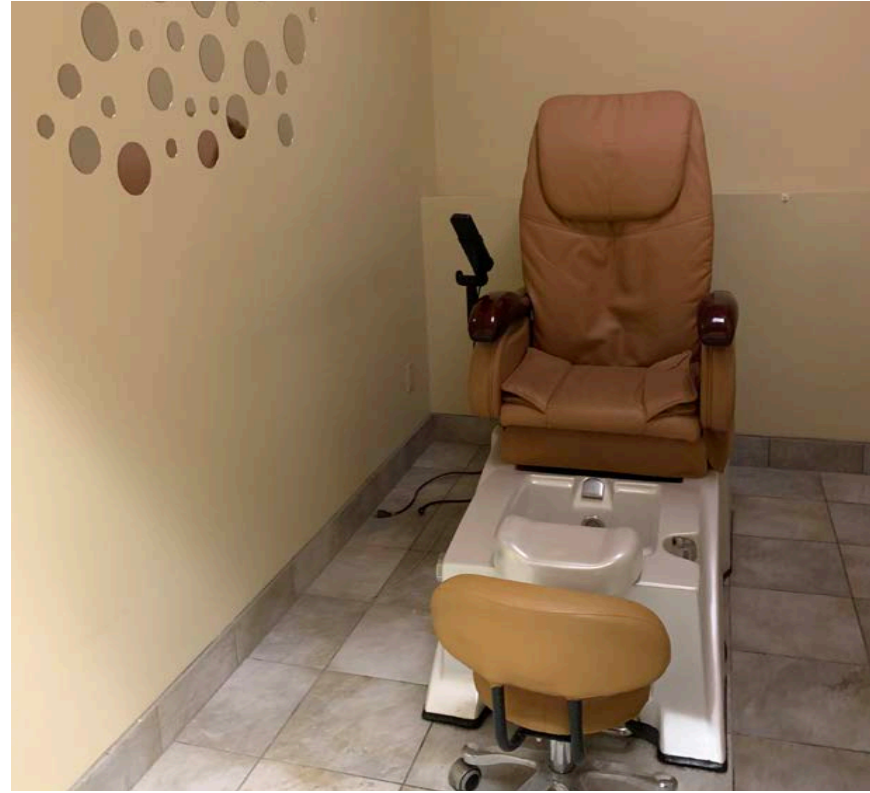
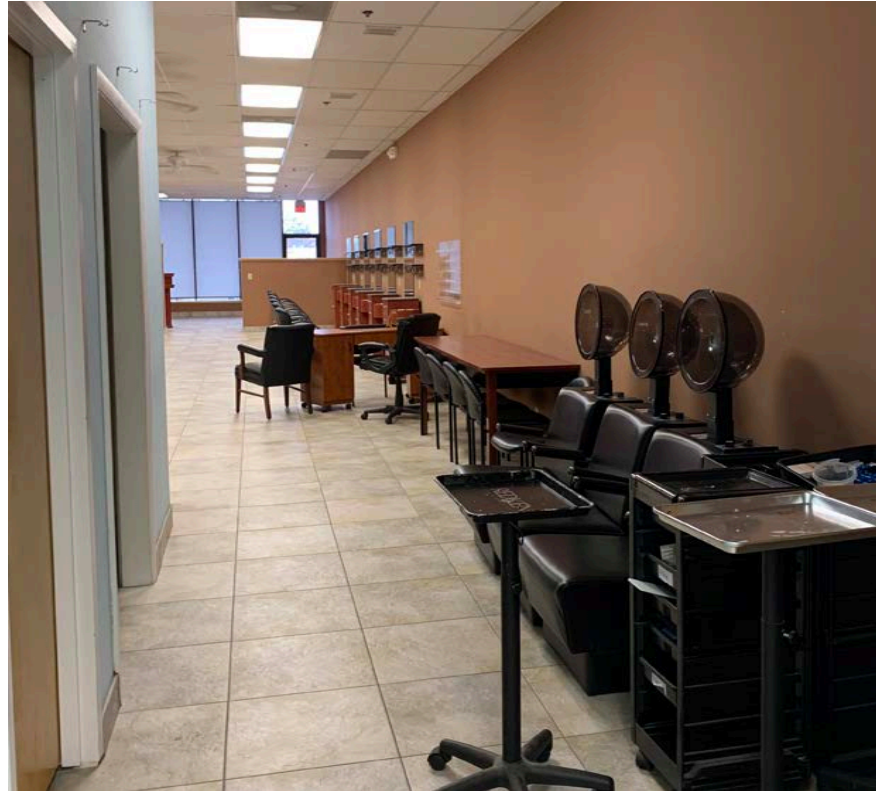
SPACE 1B (FORMER RESTAURANT) - 8,200 SF



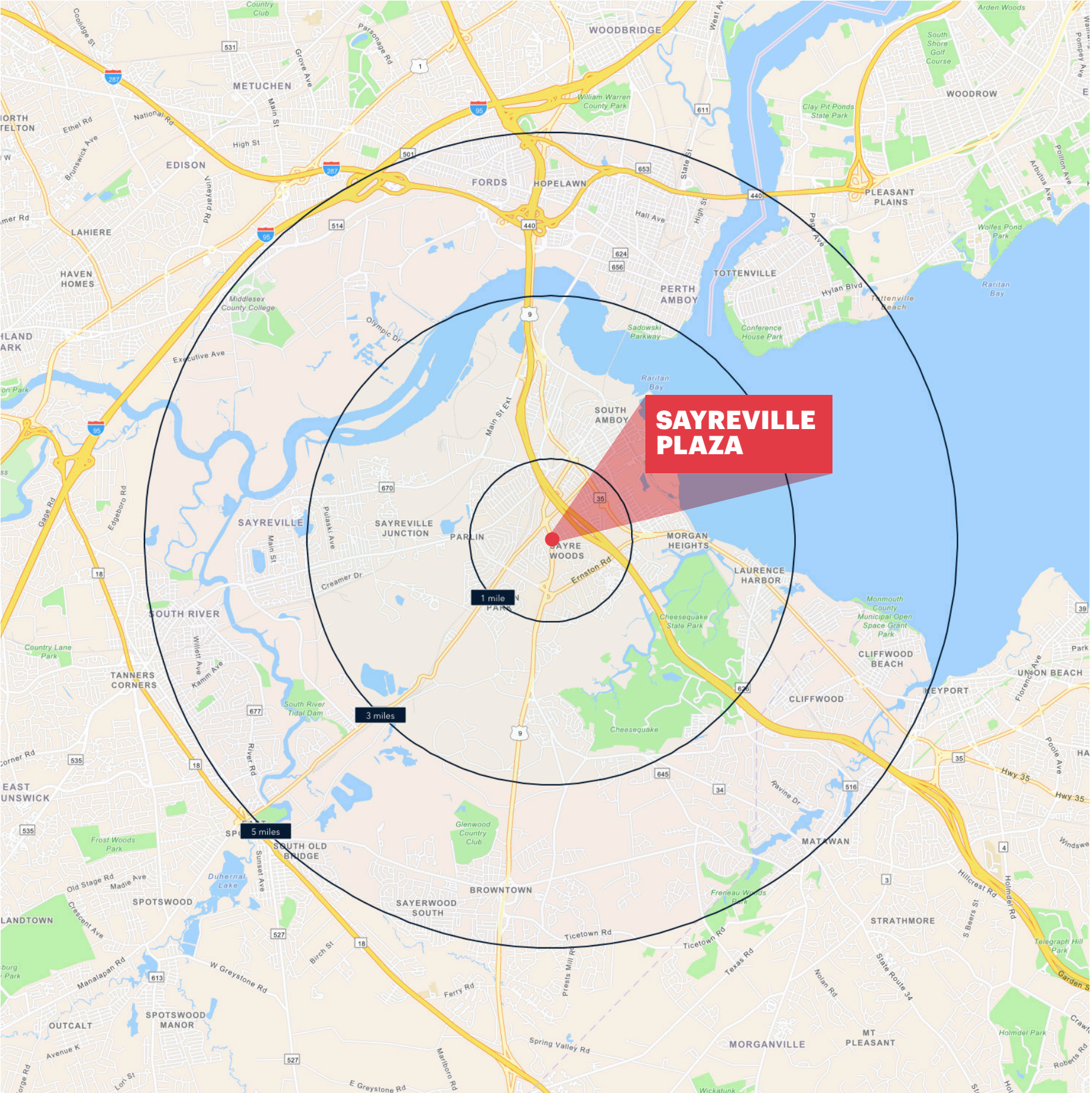
SPACE 13A - 1,890 SF



**INTERIOR PHOTOS - FULLY EQUIPPED HAIR SALON - SPACE 10**



# AREA DEMOGRAPHICS



## 1 MILE RADIUS

**POPULATION**  
17,829  
**HOUSEHOLDS**  
6,605  
**MEDIAN AGE**  
40.7  
**COLLEGE GRADUATES (Bachelor's +)**  
39.0%

**TOTAL BUSINESSES**  
389  
**TOTAL EMPLOYEES**  
5,073  
**AVERAGE HOUSEHOLD INCOME**  
\$132,608

## 3 MILE RADIUS

**POPULATION**  
62,131  
**HOUSEHOLDS**  
24,093  
**MEDIAN AGE**  
41.8  
**COLLEGE GRADUATES (Bachelor's +)**  
38.0%

**TOTAL BUSINESSES**  
1,416  
**TOTAL EMPLOYEES**  
17,902  
**AVERAGE HOUSEHOLD INCOME**  
\$119,770

## 5 MILE RADIUS

**POPULATION**  
220,334  
**HOUSEHOLDS**  
79,806  
**MEDIAN AGE**  
38.8  
**COLLEGE GRADUATES (Bachelor's +)**  
33.0%

**TOTAL BUSINESSES**  
5,932  
**TOTAL EMPLOYEES**  
71,538  
**AVERAGE HOUSEHOLD INCOME**  
\$115,692

\*2023 estimates

## TURNAROUNDS AND ACCESS MAP



**CONTACT  
EXCLUSIVE  
AGENT**

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