

# Sutton Plaza Flanders, NJ

293 ROUTE 206 SOUTH, FLANDERS, NJ 07836



## • Project Profile

- 163,500 SF Super Market Anchored Shopping Center @ Signalized Intersection
- 817 Parking Spaces (5/1,000); Multiple ingress/egress drives on Rt. 206
- Available Units: 2,500 SF (divisible), 3,360 SF, 11,439 (divisible); 58,546 SF (Former A&P)
- Asking Rent From \$28/SF (For small Space); NNN Charges: \$5.50/SF

## • Demographics

	1 MILE	3 MILES	5 MILES
• Population	3,967	26,630	65,082
• Day Population	7,544	22,959	62,935
• Avg Household Income	\$123,250	\$109,490	\$112,620
• Med Household Income	\$95,451	\$83,856	\$80,849
• Median Age	42	42	43
• Household Growth '00 – '09	9.22%	4.70%	5.72%

## • Traffic Counts

• Average Daily Traffic Route 206	22,204 Cars ('08 Count)
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## • Generators

- Tractor Supply Company, Dollar Tree, The Wine Rack
- Nearby Retailers: Shop-Rite, Gold's Gym, Goddard School,
- Banks: TD, PNC, Bank of America, Wachovia
- QSR's: McDonald's, Subway, Dunkin Donuts, Rita's, 7-11, Pizza Hut
- Professional/Medical Offices, Retail, Restaurants, Golf Zone

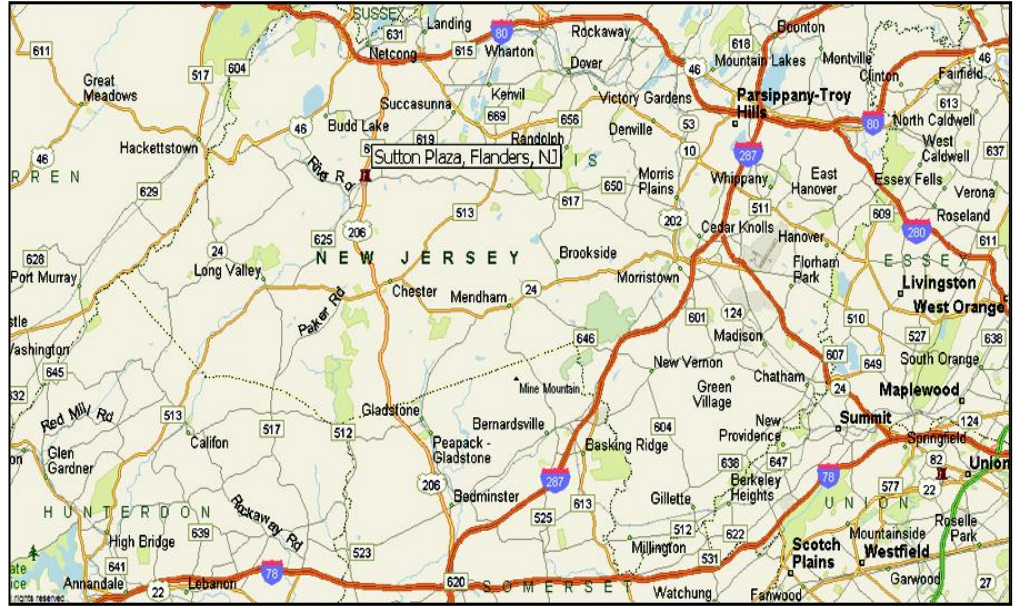
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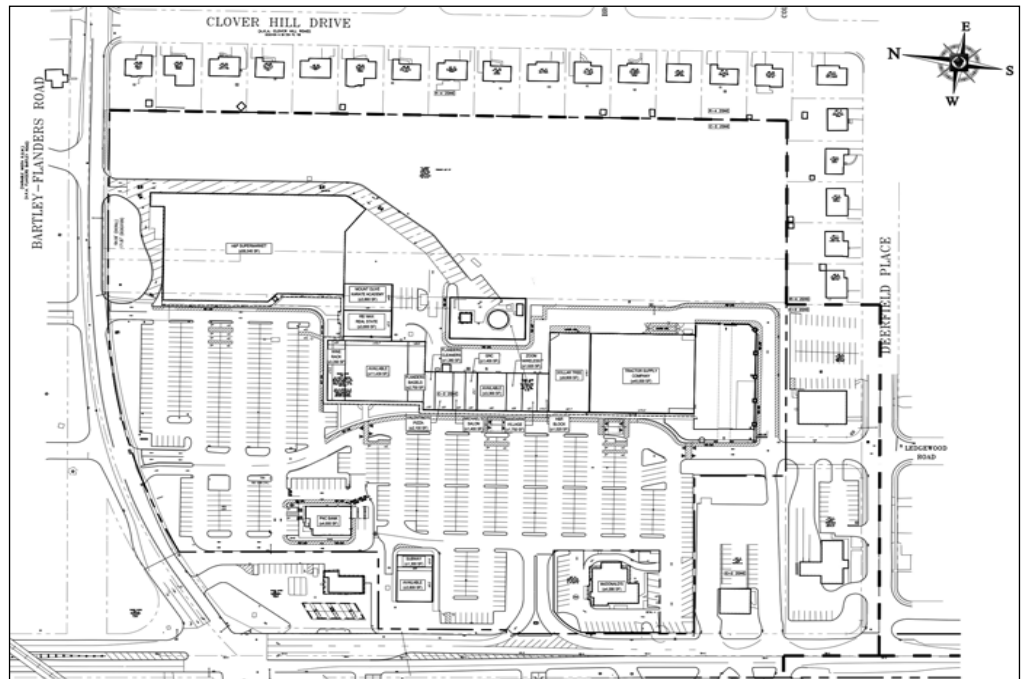
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TENANT LEGEND	SQUARE FOOTAGE	DIMENSIONS
A & P	58,546	300 X 200 IRR
MT. OLIVE KARATE	3,860	49 X 80
REMAX REAL ESTATE	3,800	48 X 80
THE WINE RACK	3,200	110 X 30
<b>AVAILABLE</b>	11,439	104 X 110
FLANDERS BAGELS	2,750	29 X 110
FLANDERS CLEANERS	1,380	19 X 80
VALENTINO'S PIZZA	2,100	30 X 80
ALFONSO'S SALON	1,400	20 X 70
GNC	1,400	20 X 70
<b>AVAILABLE</b>	3,360	48 X 70
VERIZON WIRELESS	1,820	26 X 70
MANDARIN VILLAGE	1,750	25 X 70
H&R BLOCK	1,520	19 X 70
DOLLAR TREE	9,800	68 X 145
TRACTOR SUPPLY COMPANY	45,000	172 X 145 IRR
PNC BANK	4,000	PAD SITE
SUBWAY	1,300	22 X 60
<b>AVAILABLE</b>	3,800	63 X 60
MCDONALD'S	4,586	PAD SITE

## • Area Map



## • Survey



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