

# MSC



## RETAIL SHOPPING CENTER ON ROUTE 18 IN THE HEART OF EAST BRUNSWICK



**251-253 ROUTE 18**

EAST BRUNSWICK, NJ

**87,500 SF VACANT  
SHOPPING CENTER  
AVAILABLE FOR LEASE**

# 251 ROUTE 18

EAST BRUNSWICK, NJ

## 87,500 SF VACANT SHOPPING CENTER AVAILABLE FOR LEASE

### CONTACT



**DANNY WOLF**

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215.883.7398

**GREG ACINAPURA**

gacinapura@hellomsc.com  
215.883.7409

### JOIN THESE AREA TENANTS




### PROPERTY DETAILS

- Seeking retail, distribution, medical (office, hospital, pharmaceutical), auto dealership and hospitality uses
- Located in Redevelopment Zone
- 1/2 mile from NJ Turnpike Exit 9 and 5.5 miles from Rutgers University
- Surrounded by national retailers with traffic counts on Rt. 18 exceeding 70,000 AADT
- High density demographics with population over 264,945 in a 5 mile radius and average HH Income over \$102,500
- Multiple entrances, excellent signage and 735 parking spaces


### FEATURES

Loading Dock | Power: 1,600 amp/3 phase | Ceiling height: 22'-24' clear

### DEMOGRAPHICS

 **EST. POPULATION**  
1 mi 7,768 | 3 mi 164,704 | 5 mi 264,945

 **EST. TOTAL EMPLOYEES**  
1 mi 6,745 | 3 mi 45,457 | 5 mi 128,338

 **EST. AVG HOUSEHOLD INCOME**  
1 mi \$112,658 | 3 mi \$100,582 | 5 mi \$102,574

The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.

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# 251 ROUTE 18

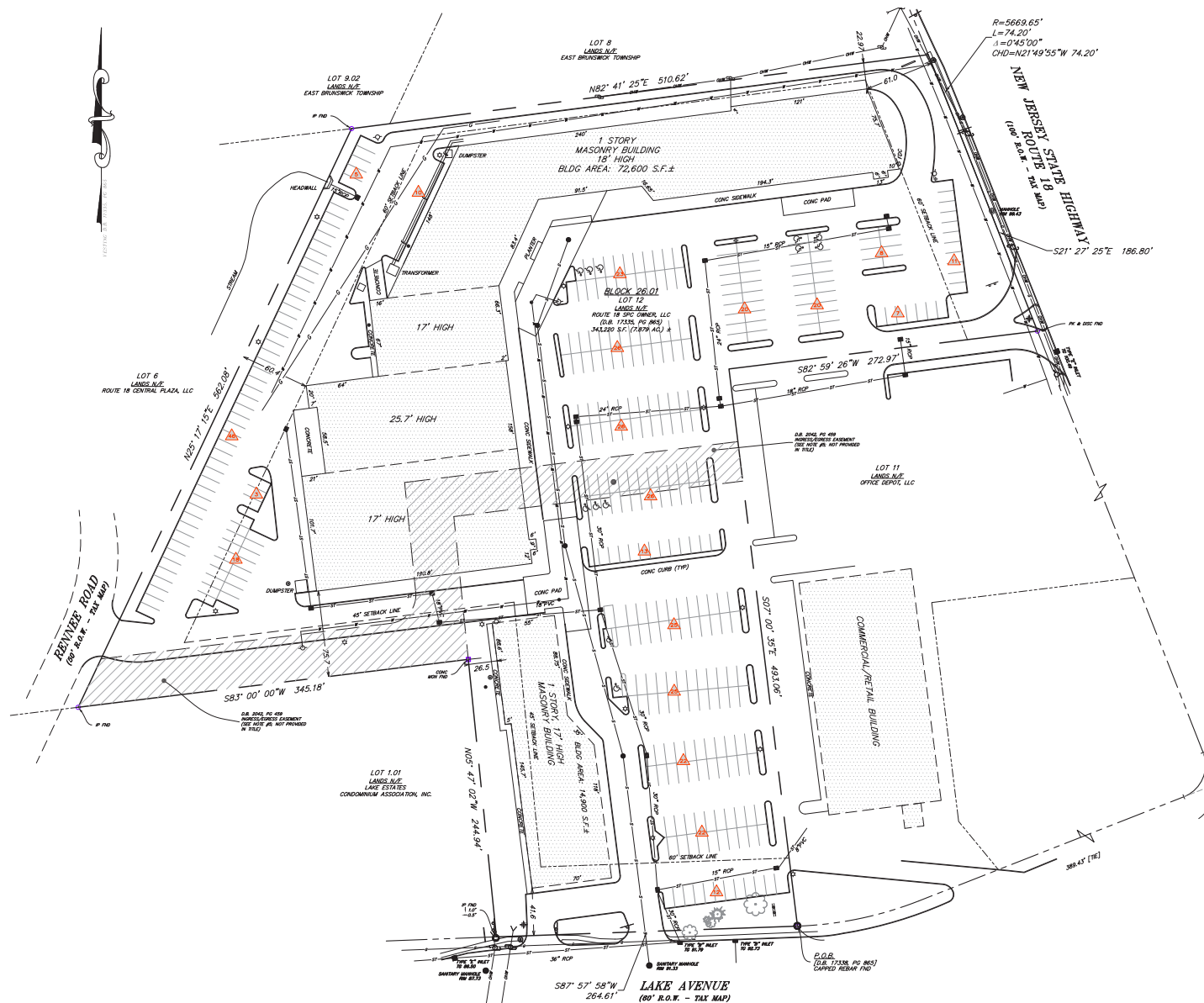
EAST BRUNSWICK, NJ

## SITE PLAN

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## MARKET AERIAL

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## PROPERTY PHOTO

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