



509-513 W. UNION AVE.
BOUND BROOK, NEW JERSEY
BOUND BROOK CENTER

2,000 SF FOR LEASE

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JEFFERY REALTY
Retail Specialist

52 Millburn Ave. • Springfield, NJ 07081 • T: 908.668.9600 • F: 908.668.5225 • www.JefferyRealty.com
All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.





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SITE INFORMATION

AVAILABLE: 2,000 SF

PARKING: 143 SPACES

NOTES:

ACREAGE: +/-2.9 ACRES

TRAFFIC: 20,207 VPD

RENT: CALL FOR QUOTE

FRONTAGE: 352'

NNN: \$7.90 PSF EST.

- Signalized Intersections
- Major corridor of Route 28 East/West
- .5 Mile to NJ Transit Bound Brook Train Station
- 1.3 Miles from Target, Home Depot, Costco and Patriots Stadium - .75 mile away
- Second Floor: Gymnastics School



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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Total Population	9,691	57,773	150,426
Average HHI	\$115,655	\$122,445	\$126,396
Households	3,366	21,450	55,765

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MARKET AERIAL