437 CONVERY BOULEVARD

ROUTE 35, PERTH AMBOY, NJ

FOR LEASE | PAD SITE OPPORTUNITY

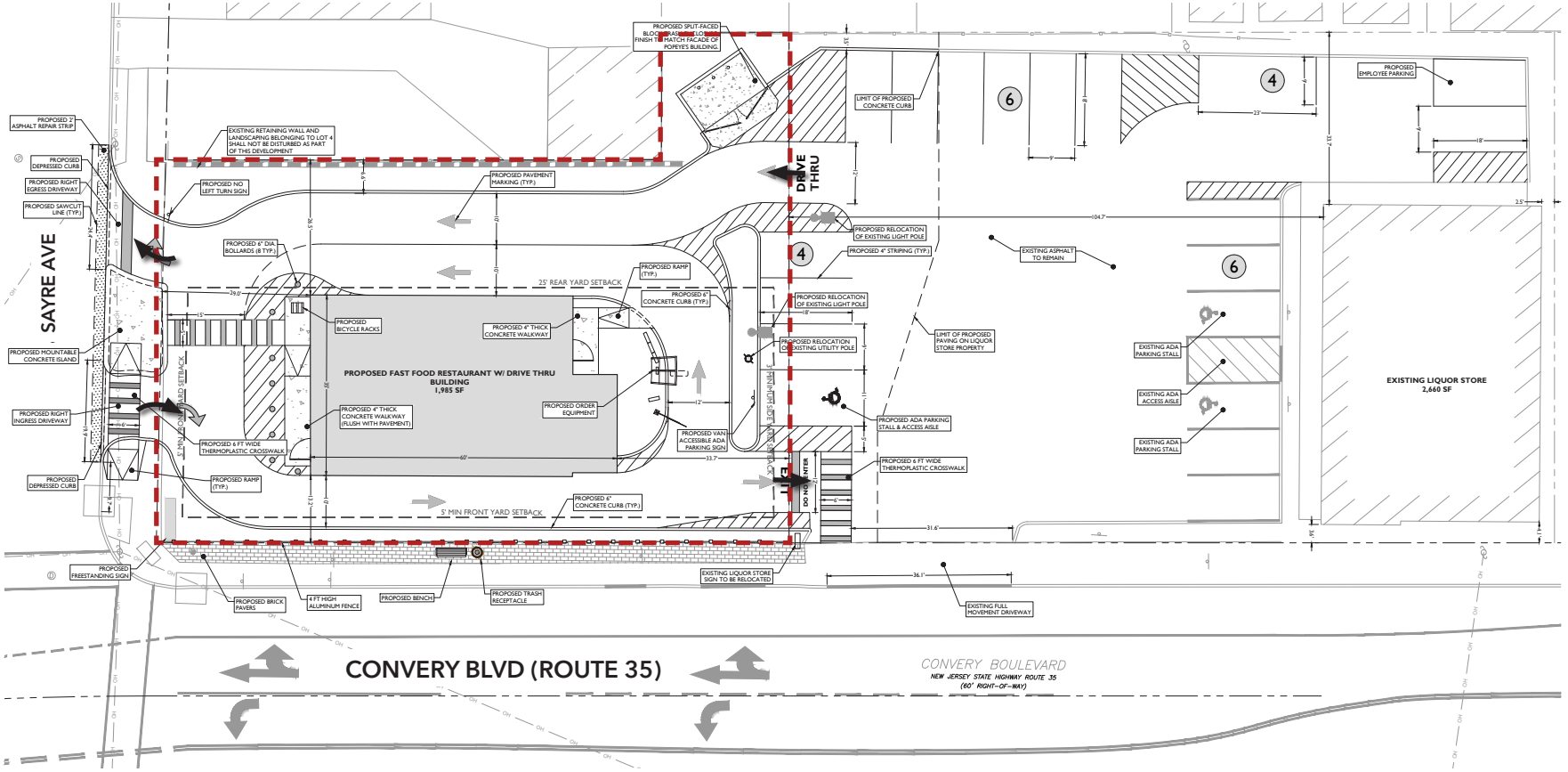
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SITE INFORMATION



LOT SIZE
9,857 SF

LOT DIMENSIONS
124' x 75'

AVAILABLE
Proposed 1,985 SF w/ drive-thru

ASKING RENT
Call for Quote

NNNs
TBD by development

TRAFFIC COUNTS
9,029 VPD on Convery Blvd (RT 35)

NOTES

- Approved pad site for proposed 1,985 SF QSR with drive-thru
- Adjacent to Five85West a 117-residence luxury apartment community
- One block from Hackensack-Meridian's Raritan Bay Medical Center Perth Amboy campus which offers over 360 beds

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MARKET AERIAL



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	36,244	126,009	310,355
AVERAGE HHI	$89,481	$123,927	$143,175
HOUSEHOLDS	11,325	44,001	111,608

For more information, please contact our exclusive brokers:

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All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.