

1231 McBride Avenue • Woodland Park, NJ For Lease



3,600 SF End Cap - Divisible AVAILABLE FOR LEASE

| DEMOGRAPHICS | 1 miles | 3 mile | 5 mile |
|------------------|----------|----------|----------|
| Total Population | 11,091 | 133,312 | 458,715 |
| Average HHI | \$89,898 | \$83,576 | \$84,085 |
| Households | 4,250 | 44,733 | 154,159 |

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JEFFERY REALTY
Retail Specialist

Member of
International Council
of Shopping Centers

SITE SOURCE
REAL ESTATE BROKER NETWORK



1231 McBride Avenue • Woodland Park, NJ For Lease

GLA

7,877 SF

Available Size

3,572 SF End Cap
Divisible

Rental Rate

\$26.00 PSF

NNN

\$8.69 PSF

Traffic

13,089 VPD

Neighboring Tenants

Petco, Golfsmith,
Planet Fitness, Toy R' Us,
Babies R' Us, Office Depot,
TD Bank, Bob's Furniture,
Applebee's, Hobby Lobby
and PNC Bank

Notes

- Available Immediately
- Will Divide
- End Cap is available
- Prime Neighborhood Retail Location
- Densely Populated Marketplace
- Convenient Access to Route 46, Route 3,
Route 80 and Garden State Parkway

