

FOR LEASE

# 3601 Route 66

NEPTUNE TOWNSHIP, MONMOUTH COUNTY, NEW JERSEY

RETAIL

22 ACRE COMMERCIAL DEVELOPMENT SITE



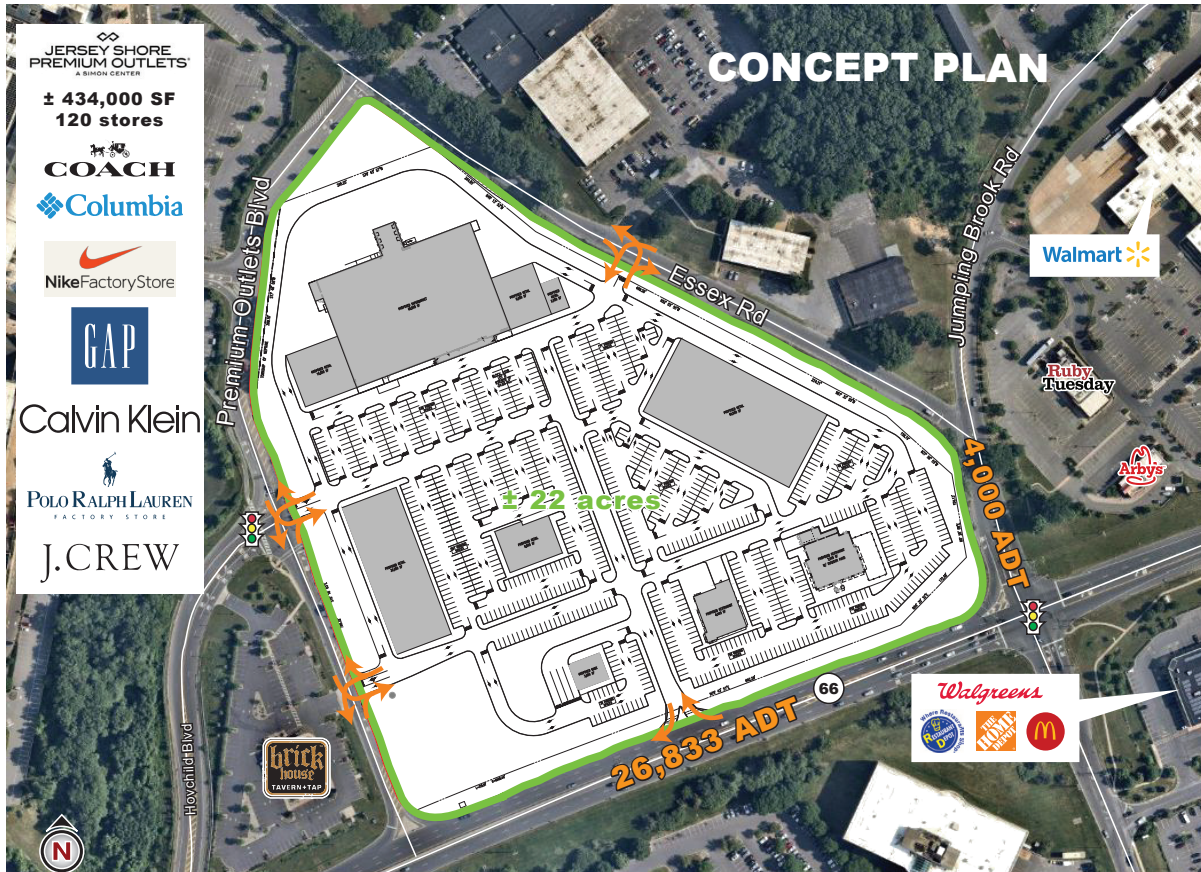


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## PROPERTY INFO

- + ± 22 acre commercial development site
- + Retail, Hospitality, Restaurant, Office, Medical & Lab uses will be considered
- + Directly off the Garden State Parkway, Exit 100-B
- + Contiguous to The Jersey Shore Premium Outlets with 120 stores in ± 434,000 SF
- + More than 1,100' of frontage along State Highway 66 and 1,500' of frontage along Premium Outlets Boulevard, the primary access drive for The Jersey Shore Premium Outlets.
- + Neighboring tenants include The Gap, Nike, Banana Republic, Home Depot, Super Walmart, Restaurant Depot, Ruby Tuesday, Wawa, Brick House Tavern, Walgreens and McDonalds

DEMOGRAPHICS	3 miles	5 miles	7 miles	10 miles
Population (Est. 2018)	39,326	126,875	189,214	408,159
Daytime Population	44,743	131,663	200,809	392,790
Households	16,563	52,717	77,116	155,638
Average HH Income	\$104,714	\$97,076	\$106,317	\$116,191

## CONTACT US

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**CBRE**



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EASY ACCESS FROM ROUTE 66 EAST AND WEST



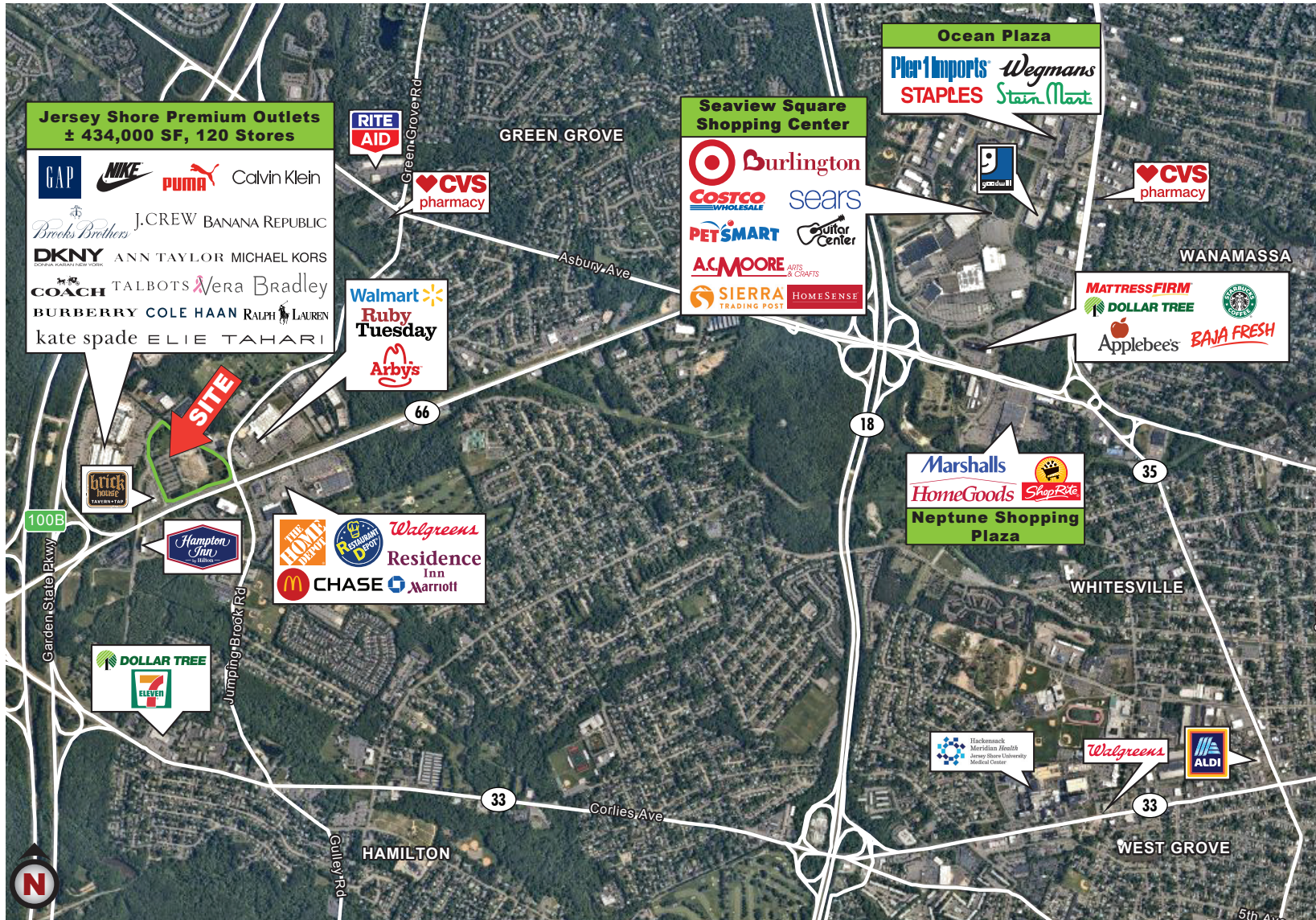


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