

FOR LEASE

CHAPEL HILL SHOPPING CENTER

435-471 ROUTE 35, MIDDLETOWN, MONMOUTH COUNTY, NJ



CONTACT US

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RETAIL

JOIN

WHOLE
FOODS
MARKET

PNC

AVAILABLE

±1,600 SF

IN-LINE SPACE

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PROPERTY INFO

- + High exposure Whole Foods anchored center
- + GLA: \pm 60,827 SF
- + Excellent neighborhood location
- + Access: At signalized intersection of Route 35 & Chapel Hill Road. Three curb cuts along Route 35, permitting right in, right out. One curb cut on Chapel Hill Road, permitting full access
- + Pylon signage available
- + High income trade area
- + Traffic Count: \pm 40,934 ADT along Route 35
- + \pm 352 parking spaces



DEMOGRAPHICS	3 Miles	5 Miles	7 Miles
POPULATION (EST. 2020)	53,524	129,568	221,615
DAYTIME POPULATION	55,245	128,949	215,062
MEDIAN HH INCOME	\$155,118	\$161,622	\$147,340
AVERAGE HH INCOME	\$112,390	\$117,079	\$105,765

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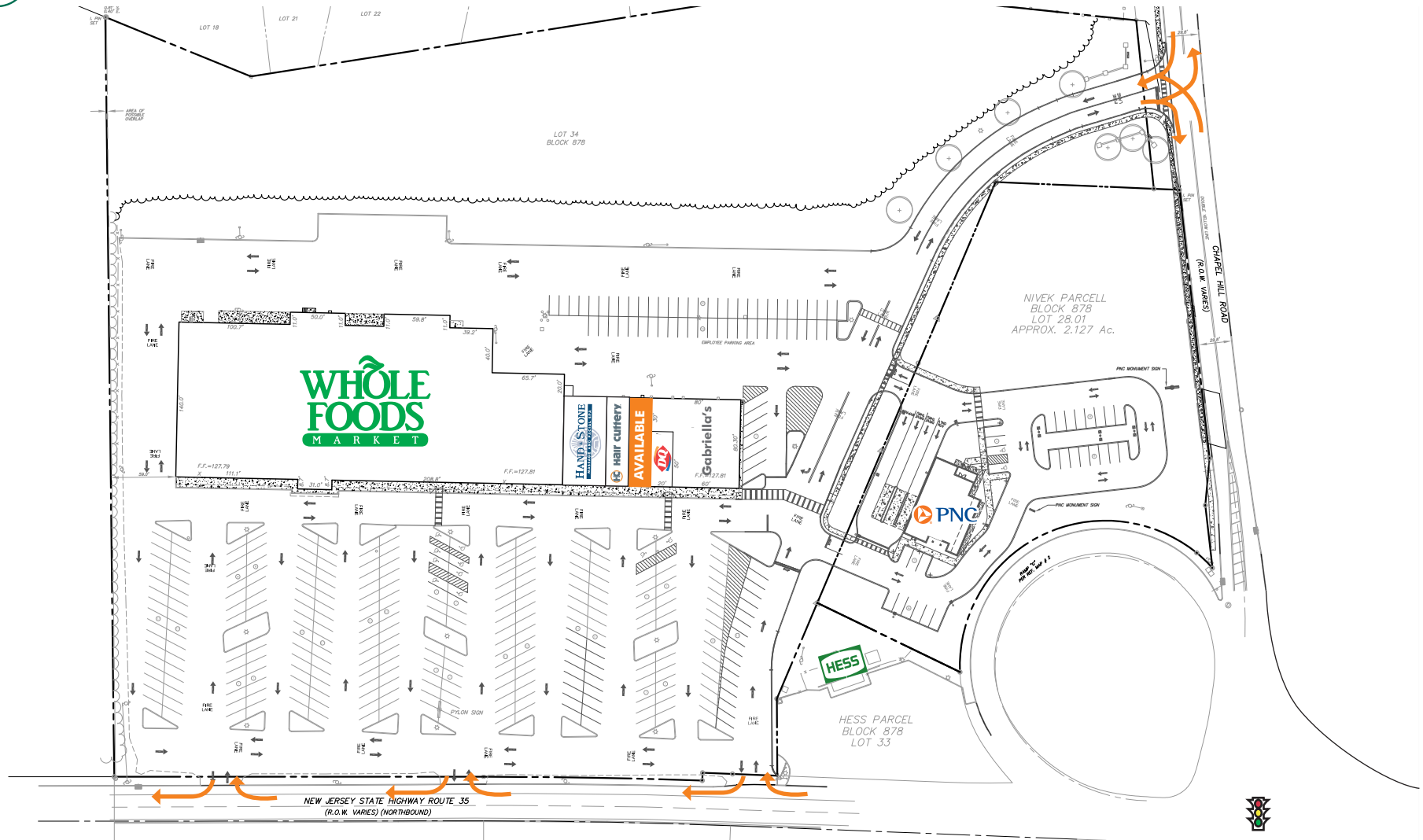
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SITE PLAN



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