

# LINCOLN HIGHWAY | EDISON, NJ

1906 Route 27

SPACE AVAILABLE: RETAIL 1,750 - 4,000 SF | MEDICAL/RETAIL 2,165 SF



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WHAT'S NEXT IN RETAIL  
[CUSHWAKERETAIL.COM](http://CUSHWAKERETAIL.COM)



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### NEIGHBORHOOD DEMOGRAPHICS




#### RETAIL SPACE:

RETAIL: 1,750 - 4,000 SF  
 MEDICAL/RETAIL: 2,165 SF

**BASE RENT: Negotiable**

**NNN: \$9.50 PSF**

**AVAILABLE: Immediate**

	 POPULATION	 AVERAGE HOUSEHOLD INCOME	 DAYTIME POPULATION
1 Mile	17,817	\$102,249	20,867
3 Miles	112,815	\$104,074	169,775
5 Miles	299,391	\$99,595	392,550

#### HIGHLIGHTS:

- NEW retail development with a drive thru
- PAD SITE AVAILABLE
- FULLY APPROVED drive-thru available
- Situated at a signalized intersection
- Full access on Route 27/Lincoln Highway
- Close proximity to entrance / Exit I-287
- 33,000 VEHICLES PER DAY

#### NEIGHBORING TENANTS:



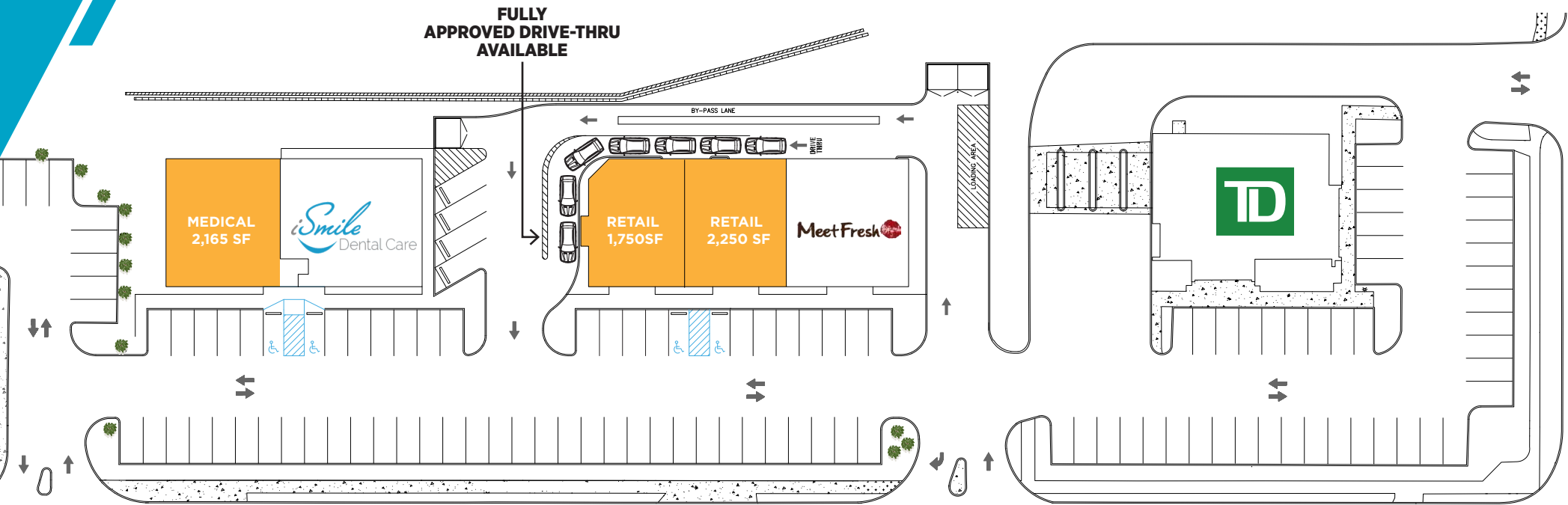
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NEW JERSEY STATE HIGHWAY ROUTE 27 **33,000 VPD**

ALICE AVENUE

STONY ROAD WEST

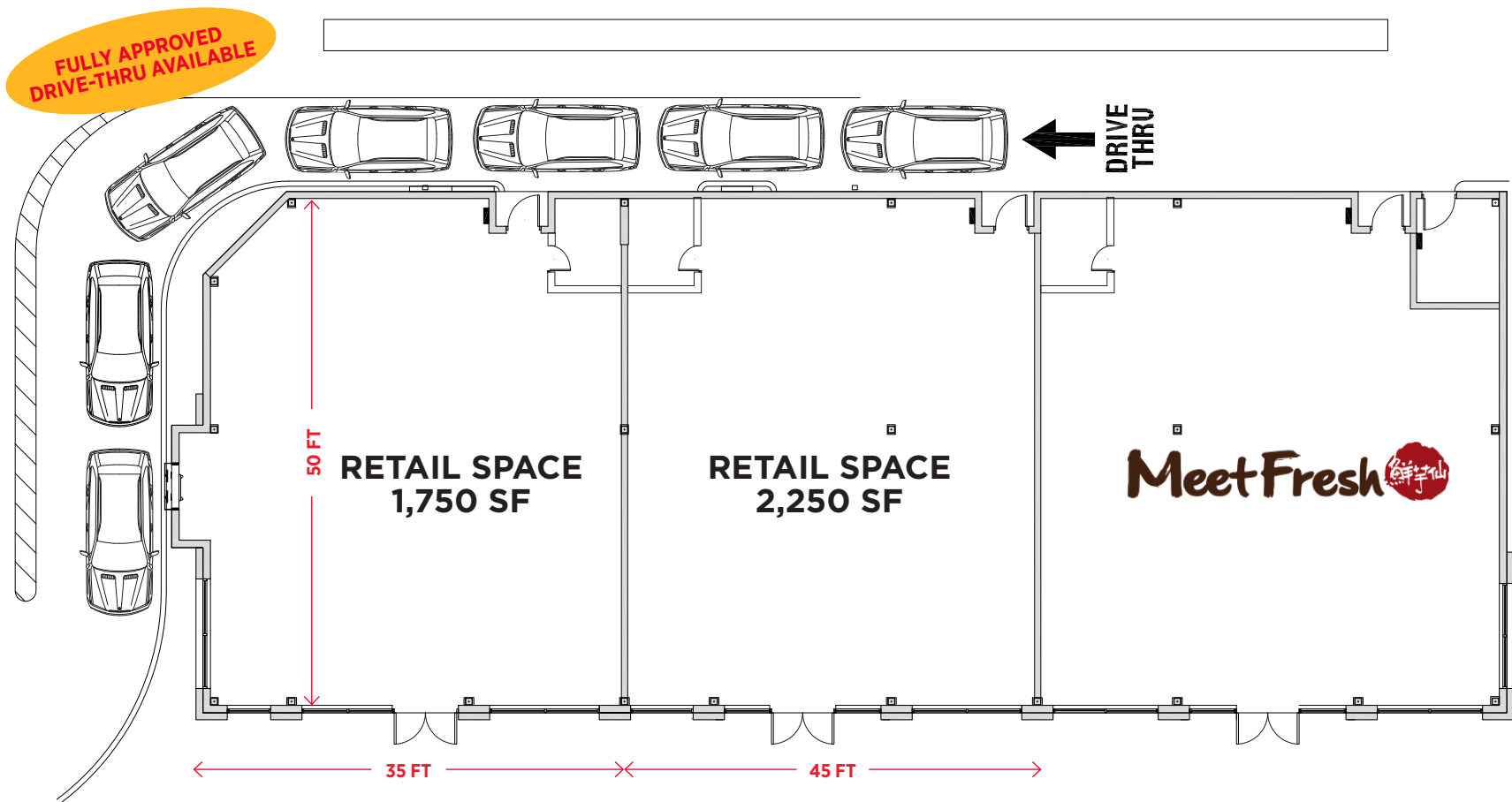
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 **CUSHMAN & WAKEFIELD**

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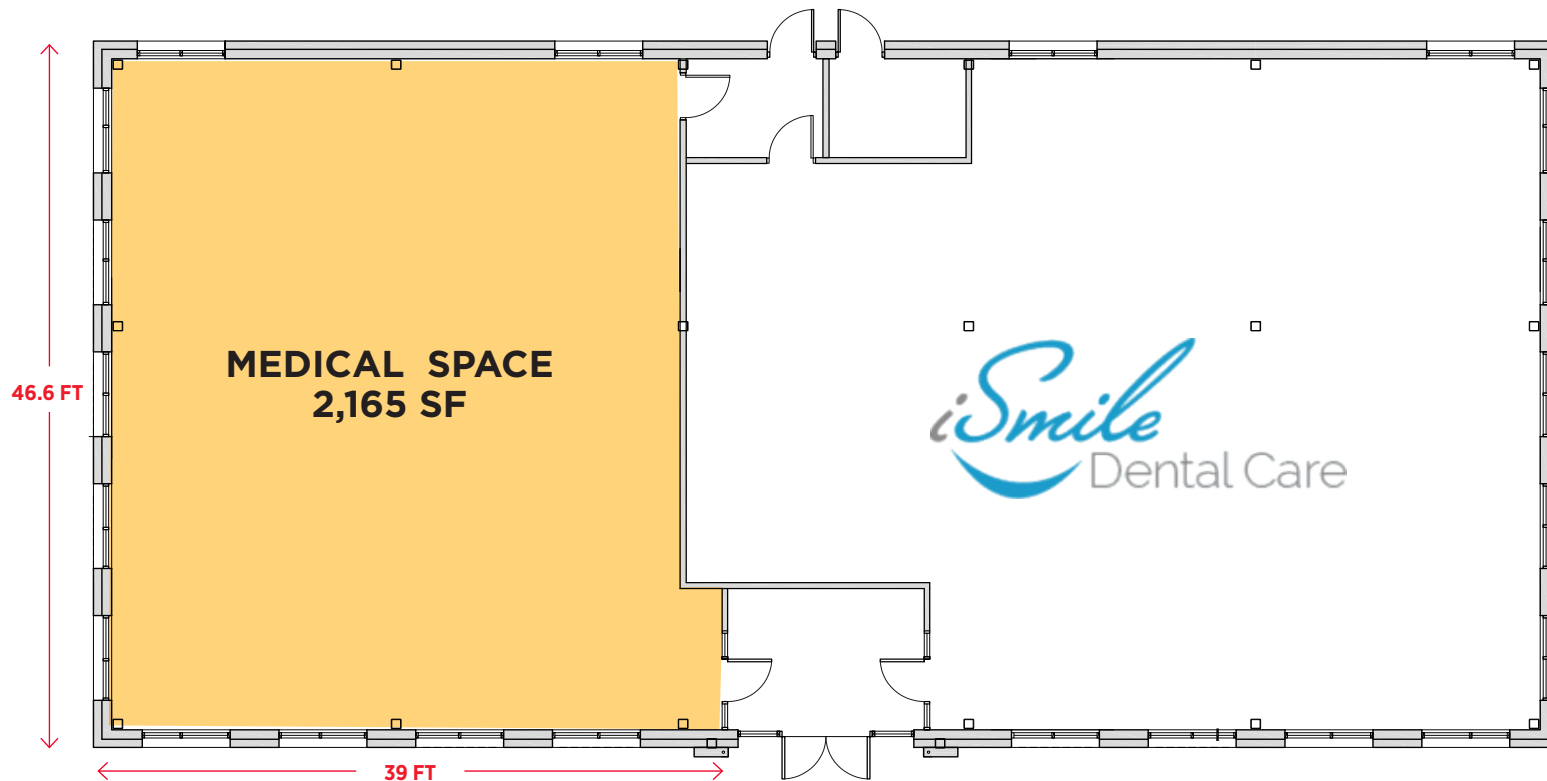
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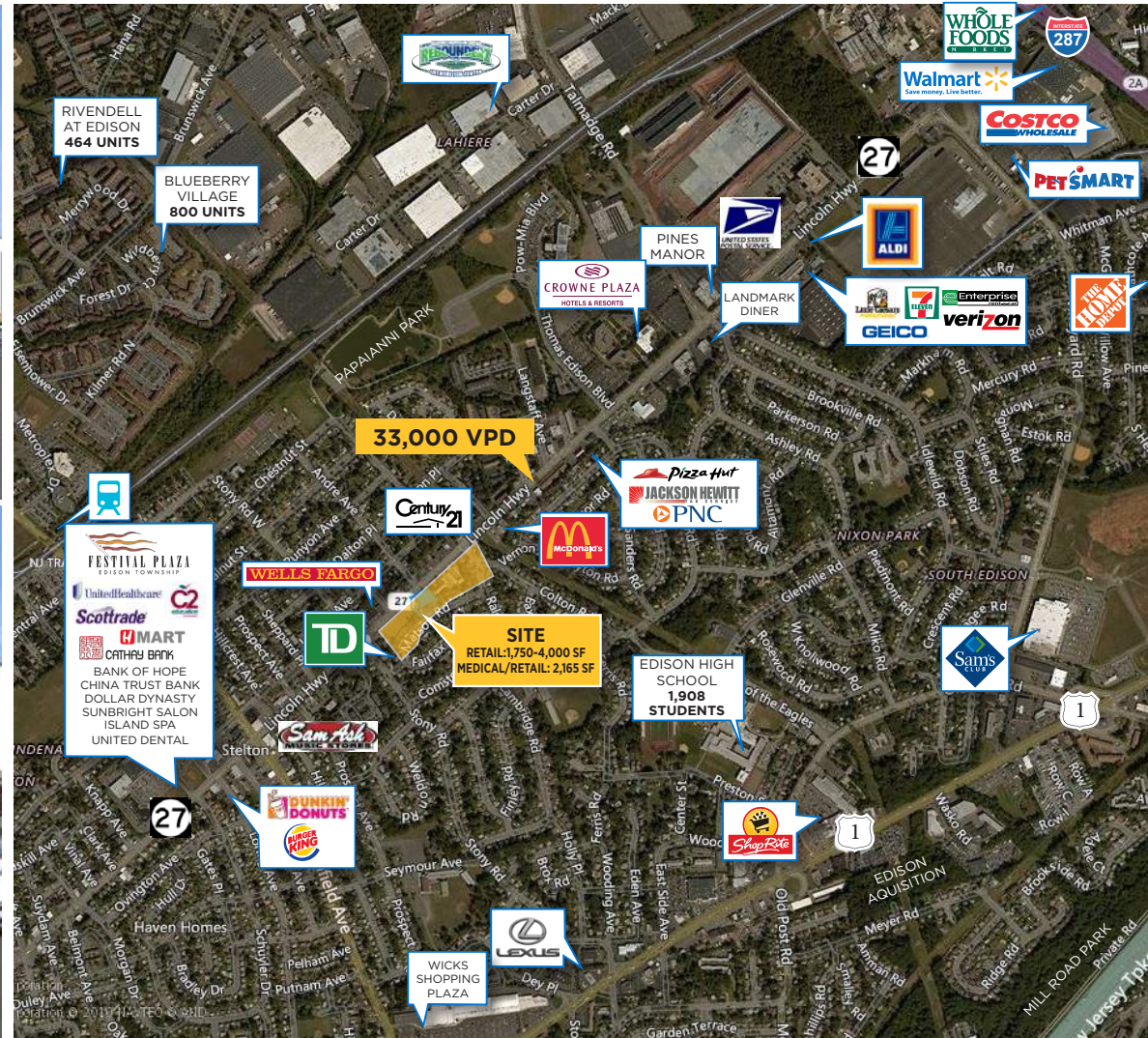




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