

CEDAR GROVE CENTRE | 120 CEDAR GROVE LANE SOMERSET, NEW JERSEY

FOR LEASE | 1,336 SF FORMER RESTAURANT

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 **BUILDING AERIAL**



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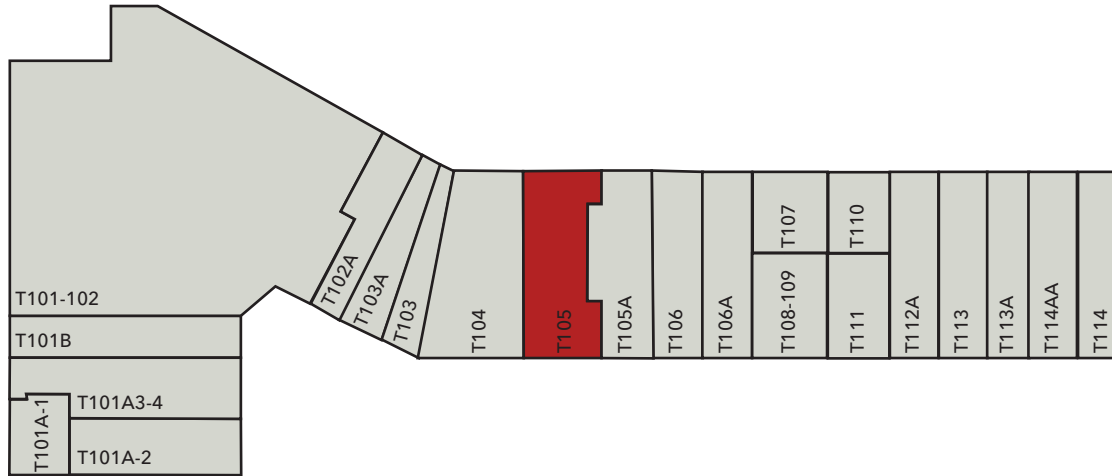
SITE INFORMATION

UNIT SIZE: 1,336 SF - T105

GLA: 70,000 SF

ASKING: Call for Quote

NNN: \$4.93 (CAM)
\$1.33 (INS)
\$3.38 (RE Tax)
\$9.63 (Total)



T101A-1: Krauzers

T101A-2: Mahana Fresh

T101A3-4: The Fitness Factory

T101-102: The Fitness Factory

T101B: The Fitness Factory

T102A: Jo-Sho

T103A: Hearing Life

T103: King Palace Chinese

T104: Moe's Southwest Grill

T105: AVAILABLE

T105A: Piazza Orsillo

T106: Karate Studio

T106A: Kunson Nails II

T107: P & P Liquors

T108-109: P & P Liquors

T110-T111: Cedar Smiles

T112A: La Ritz Cleaners

T113: Gilded Raven Games

T113A: Derma Laser Center

T114AA: JEI Learning Center

T114: NY Bariatric Group

T115: Starbucks

T116: Jersey Mike's

T117: MJS Affordable Kitchen

T118: Kessler Rehabilitation

T119: AFC Urgent Care

T122: Unity Bank

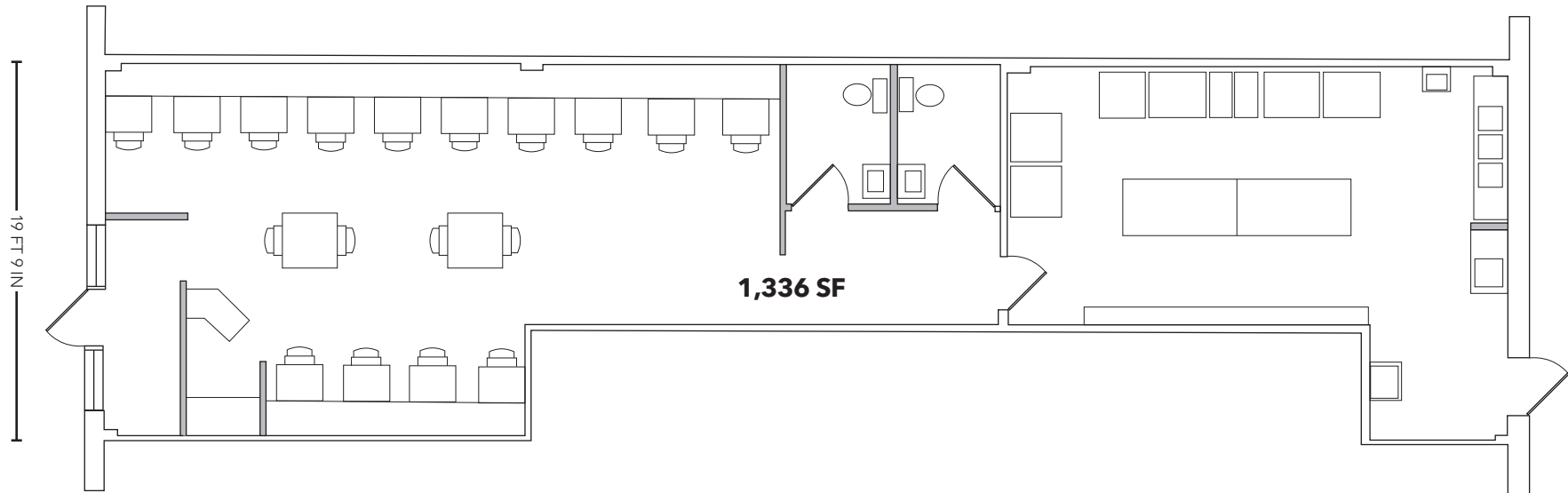
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 **FLOOR PLAN**

UNIT T105



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 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	8,377	60,762	231,167
AVERAGE HHI	\$164,032	\$159,317	\$145,849
HOUSEHOLDS	3,707	22,988	77,519



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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.

