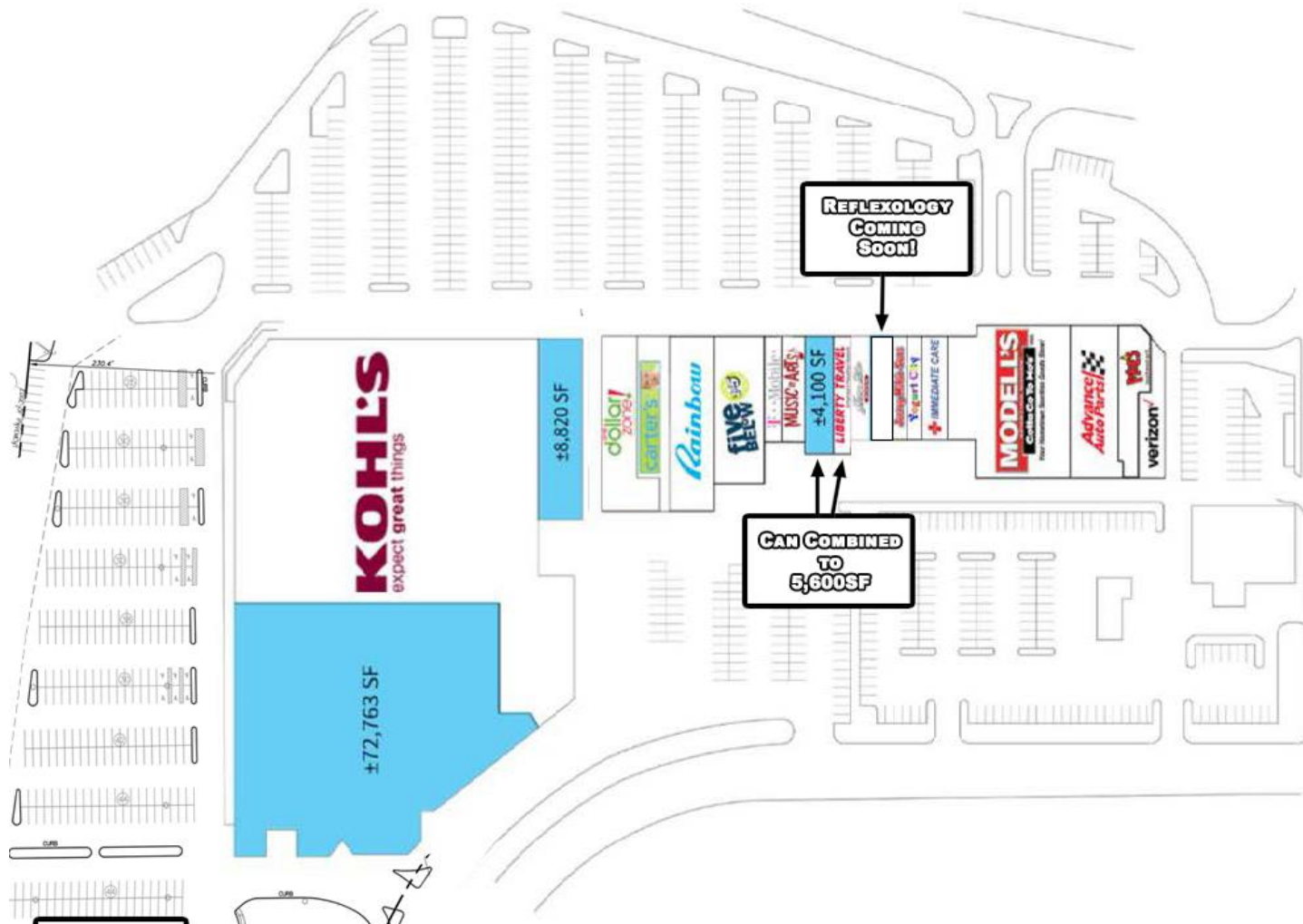


**TOMS RIVER CENTER, 1 ROUTE 37
TOMS RIVER, NEW JERSEY**



AVAILABLE:
72,763 SF;
4,100 SF;
8,820 SF

**TOMS RIVER CENTER
1 ROUTE 37
TOMS RIVER, NEW JERSEY**



Available SF:
72,763 SF; 1,500 SF; 4,100 SF; 5,600 SF;
8,820 SF

Traffic Count on Route 37: 30,619 cars per day

For more information please contact:

EXCLUSIVE BROKER
Danielle Brunelli
President
R.J. Brunelli & Co., LLC
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Old Bridge, NJ 08857
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Email: dbrunelli@rjbrunelli.com
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DEMOGRAPHICS 2019

	1 mile	3 miles	5 miles
POPULATION	8,214	47,543	104,928
AVG. HOUSEHOLD INCOME	\$73,020	\$68,817	\$80,580
DAYTIME POPULATION	2,106	13,615	44,979

R.J. Brunelli & Co LLC 400 Perrine Road, Suite 405, Old Bridge, NJ 08857 P. (732) 721 5800 F. (732) 721 9241

PROPERTY HIGHLIGHTS:

- Join Kohl's, Five Below, Modell's, Osh Kosh, Carters, Rainbow, Advanced Auto Parts, Moe's Southwest Grill, T Mobile, and Jersey Mike's
- Located on Route 37 at the intersection of Exit 82A of the Garden State Pkwy, which leads to the summer destination of Seaside, New Jersey
- NNN charges = Taxes \$3.23 psf; CAM/Insurance \$4.47 psf
- Seeking apparel, shoe store, boutique fitness, card/gift shop, furniture, specialty grocery, hibachi buffet, full service salon/spa, hair/nails/waxing, optical, children's learning center, sushi, beauty supplies, and more



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TOMS RIVER CENTER
1 ROUTE 37 WEST
TOMS RIVER, NJ 08753

PROPOSED PYLON

JOIN THE TOMS RIVER CENTER!

KOHL'S Advance Auto Parts **Rainbow**
carter's verizon **Jersey Mike's** **MOE'S**
southwest grill
T-Mobile OshKosh Bigosh **five BELOW**

PERFECT FOR PROFESSIONAL BUILDING
32' x 88'
2,816 SF

STAPLES **Spirits UNLIMITED**
ShopRite **BUFFALO WILD WINGS**
Panera **SMASH BURGER** **PARTY FAIR**
SportClips HAIRCUTS **ME Massage Envy**



66,477

115,000



The information provided herein is for general information purposes only, and is subject to change by the broker and the landlord from time to time. Nothing contained herein is intended to be a binding representation. The broker and the landlord make no warranty in the information herein as to the accuracy, character, occupancy or configuration of the property represented.
P://Active Flyers/Toms River—1 Route 37.pdf