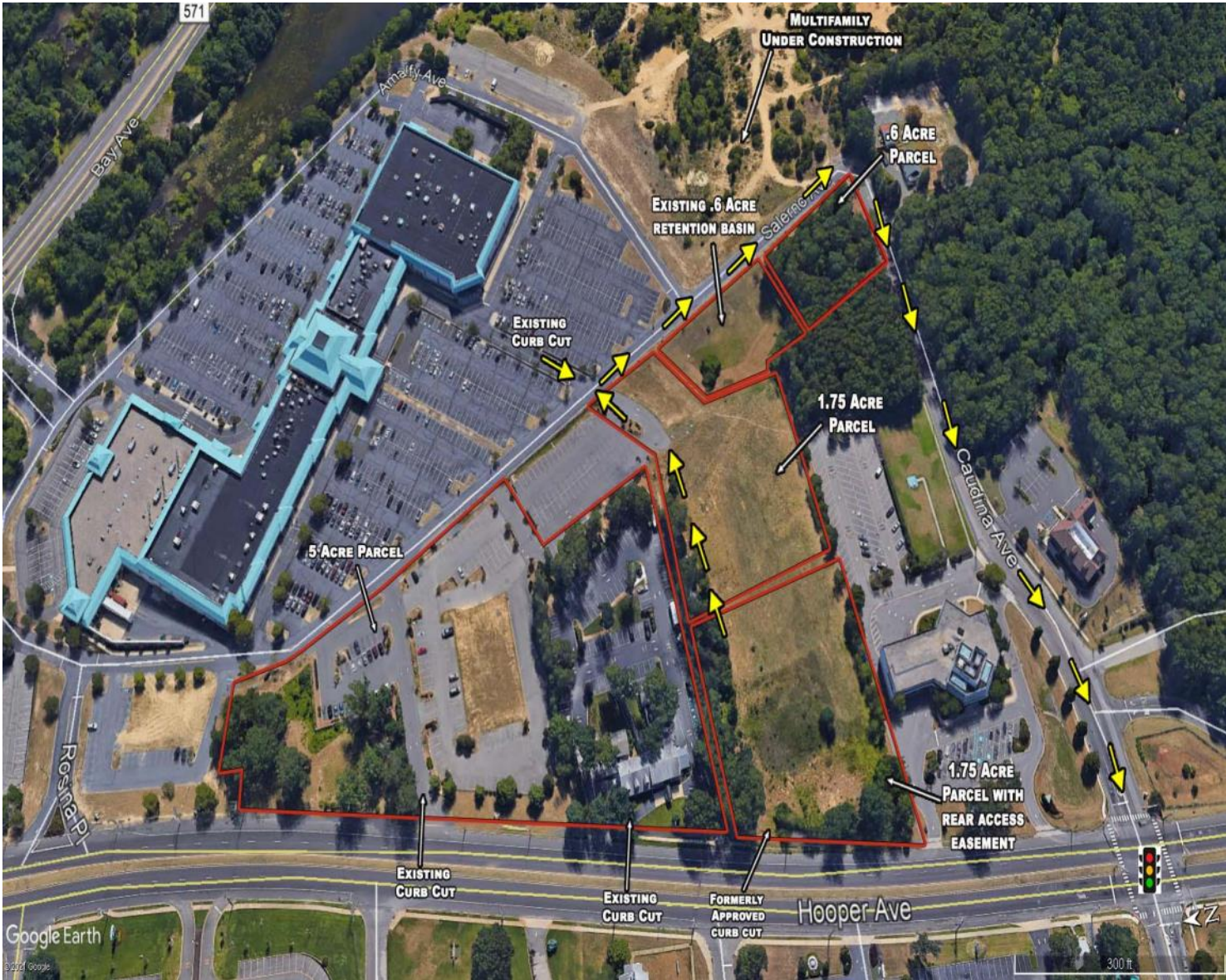


1123 Hooper Avenue
Toms River, NJ



Seacourt Pavilion Pads
1123 Hooper Avenue
Toms River, New Jersey

*Pad Sites
Available for Sale or Lease
1-5 Acres, flexible sizes of
the pads*



PROPERTY HIGHLIGHTS:

- Adjacent to Seacourt Pavilion and Ocean County Mall.
- 25,724 cars pass this location each day.
- Prior CAFRA approvals for all areas.
- Summer visitation surge due to beach tourism.
- The subject site is surrounded by national tenants HomeGoods, Marshall's, AMC, Ashley Home Store and more.
- Proposed Veteran's Administration Hospital on an adjacent parcel.
- Seeking: Medical, bank, fast food and automotive uses.

Parking - 415 Spaces Available
Traffic Count on Hooper Avenue & Bay Avenue - 25,724 cars per day

DEMOGRAPHICS 2021

	1 mile	3 miles	5 miles
POPULATION	8,389	66,468	157,419
AVG. HOUSEHOLD INCOME	\$107,690	\$107,623	\$93,571
DAYTIME POPULATION	10,133	68,193	146,283

For more information please contact:
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