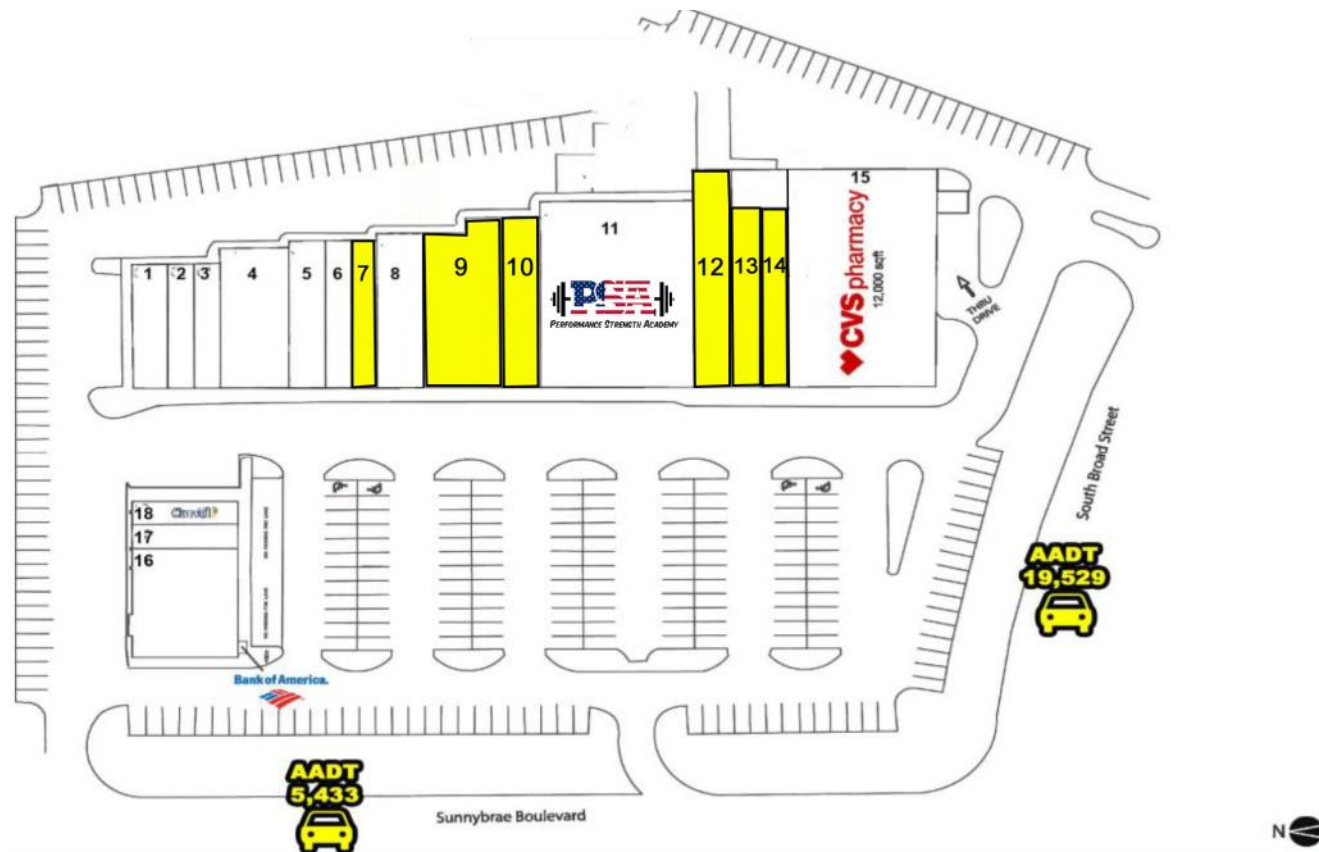


DOVER PARK PLAZA
3 SUNNYBRAE BLVD
YARVILLE, NEW JERSEY

1,500 SF
up to 7,266 SF
AVAILABLE



| # | TENANT | SF | # | TENANT | SF |
|----|-----------------------------|-------|----|--|--------|
| 01 | POTENTIAL AVAILABLE | 1,600 | 10 | AVAILABLE | 2,566 |
| 02 | POTENTIAL AVAILABLE | 1,200 | 11 | Performance Strength Academy (Coming Soon) | 10,490 |
| 03 | LAUNDROMAT | 1,200 | 12 | AVAILABLE | 3,383 |
| 04 | LA FORCHETTA/PIZZA | 3,420 | 13 | AVAILABLE | 1,500 |
| 05 | MAMA DUDES | 1,758 | 14 | AVAILABLE | 1,500 |
| 06 | MAJESTIC NAILS | 1,473 | 15 | CVS PHARMACY | 12,000 |
| 07 | AVAILABLE | 1,520 | 16 | YOGI'S DINER | 4,020 |
| 08 | SUNLOK (CHINESE) RESTAURANT | 2,500 | 17 | LOVE MY HAIR SALON | 990 |
| 09 | AVAILABLE | 4,700 | 18 | CARVEL ICE CREAM | 990 |

PROPERTY HIGHLIGHTS

- Join CVS, Carvel, Yogi's Diner, and others.
- High exposure shopping center
- Center is located at a signalized intersection
- Total traffic count of nearly 25,000 cars per day
- Ingress/Egress from Sunnybrae Blvd and South Broad Street
- Seeking fresh food market, fitness center, wine & spirits store, pet supplies, cell phone store, urgent care, and other convenience-oriented services

R.J. Brunelli & Co. LLC, Exclusive Listing Agent

Available - 1,500 SF (2); 3,383 SF; 4,700+/- SF, 10,490 SF, can combine to total 24,139SF

Traffic Count on Sunnybrae Blvd = 5,433 cars per day

DEMOGRAPHICS 2020

| | 1 mile | 3 miles | 5 miles |
|-----------------------|-----------|----------|----------|
| POPULATION | 10,520 | 56,390 | 179,553 |
| AVG. HOUSEHOLD INCOME | \$105,093 | \$99,104 | \$95,639 |
| DAYTIME POPULATION | 8,086 | 51,121 | 159,452 |

For more information please contact:
Peter Miller
Sales Associate
EXCLUSIVE BROKER
RJ Brunelli & Co., LLC
400 Perrine Road, Suite 405
Old Bridge, NJ 08857
Phone: 732-721-5800, ext. 20
Email: pmiller@rjbrunelli.com



Google Earth

© 2018 Google



1 mi

The information provided above is for general information purposes only, and is subject to change by the broker and the landlord from time to time. Nothing contained above is intended to be a binding representation. The broker and the landlord make no warranty in the above information as to the accuracy, character, occupancy or configuration of the property represented.
 UPDATED: 1/27/2021

International Council
 of Shopping Centers

www.rjbrunelli.com