

# St. Georges Crossing

855 ST. GEORGES AVENUE | WOODBRIDGE, NJ 07095



**4.3M** visits annually  
**Highest in market**  
**8.18** visit frequency  
**33 min** avg. duration  
\*Property Data by Placer.ai



## Available Space

Fully Leased

## Property Highlights

**343,000 Square Feet Premier Shopping Center**

**Top Anchor Tenant:** One of New Jersey's leading ShopRite stores.

**High Visitor Traffic:**

- 4.3 million visitors per year (Placer.ai data).
- Number-one most visited shopping center in the local market.
- Seventh most visited in New Jersey, outperforming 97% of shopping centers in the state.

**Diverse and Successful Tenant Mix:**

- National retailers and popular restaurants. **KPOT Korean BBQ and Hot Pot, Nothing Bundt Cakes coming soon!**
- Former P.C. Richard & Son - **national off-price department store retailer - soon to be announced!**

**Prime Location:**

- Highly visible at the junction of Route 1 & 9 and Route 35.
- Close to Garden State Parkway and the NJ Turnpike.

**Cobrokers: 5% commission up to 15K SF and 4% commission for 15,001 SF up to 40K SF**

## Retailers



## Average Daily Traffic

91,263 US 1 & 9

21,964 Route 35/St. Georges Ave.

## Demographics

5-mile radius



**362,696**  
POPULATION



**128,683**  
HOUSEHOLDS



**\$142,532**  
AVERAGE HH INCOME



**221,958**  
DAYTIME POPULATION

Source: sitesusa.com



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**LEVIN**  
MANAGEMENT

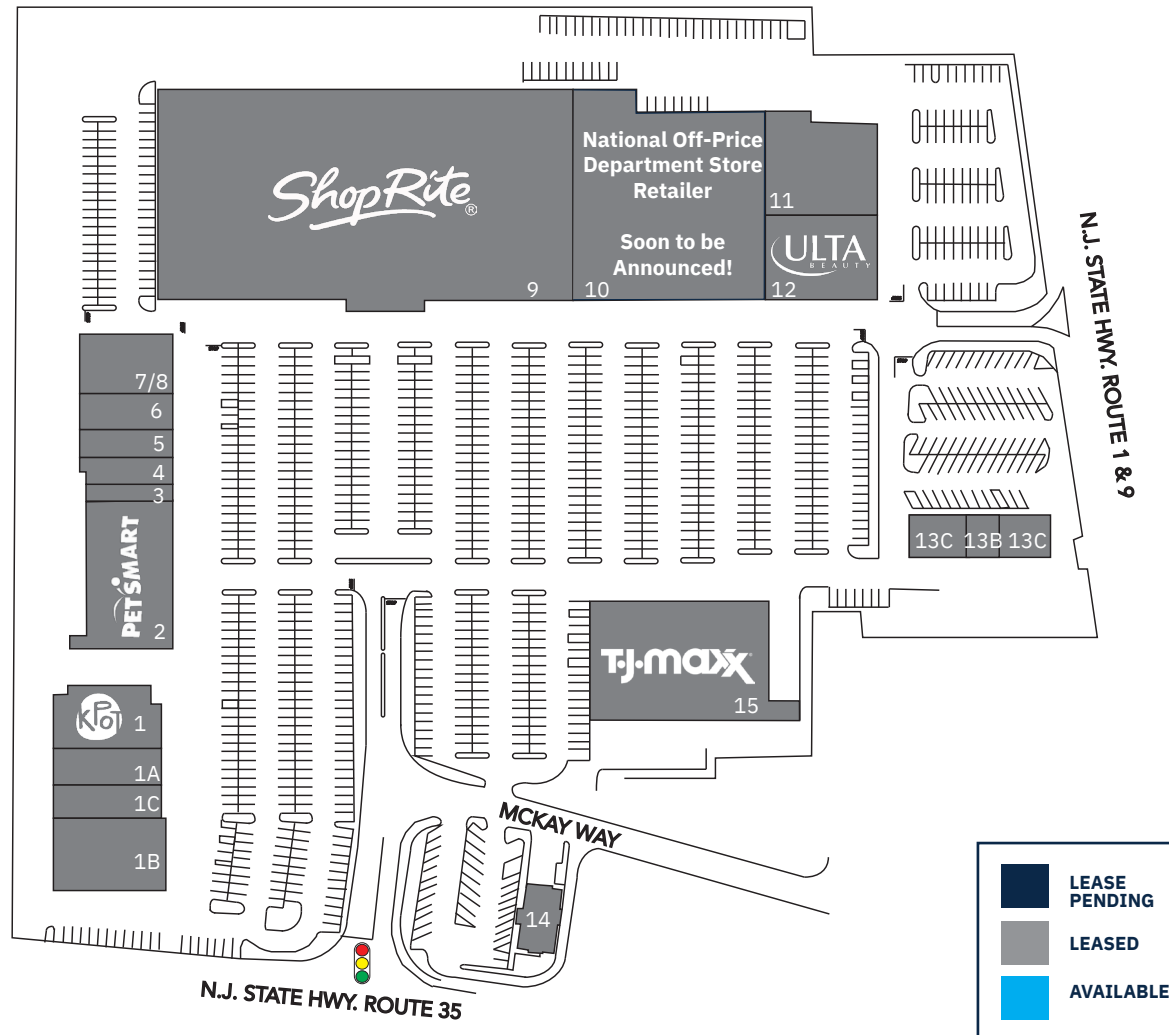
## PHOTO GALLERY



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## SITE PLAN



## TENANT ROSTER

		SF
1	KPOT Korean BBQ and Hot Pot <i>Opening Soon!</i>	12,290
1A	European Wax Center	2,641
1B	AutoZone	7,790
1C	Verizon	2,781
2	Petsmart	17,981
3	Duds n' Suds	2,500
4	Nothing Bundt Cakes <i>Opening Soon!</i>	1,500
5	Dental Center	2,000
6	Visionworks	2,500
7/8	House of Wine & Liquor	5,500
9	ShopRite	93,472
10	Off-price department store <i>Opening Soon!</i>	38,459
11	West Marine	14,650
12	Ulta Beauty	10,260
13A	Comcast Xfinity	4,000
13B	Jersey Mike's	1,254
13C	Popeye's	2,470
14	Taco Bell	2,304
15	T.J. Maxx	23,826

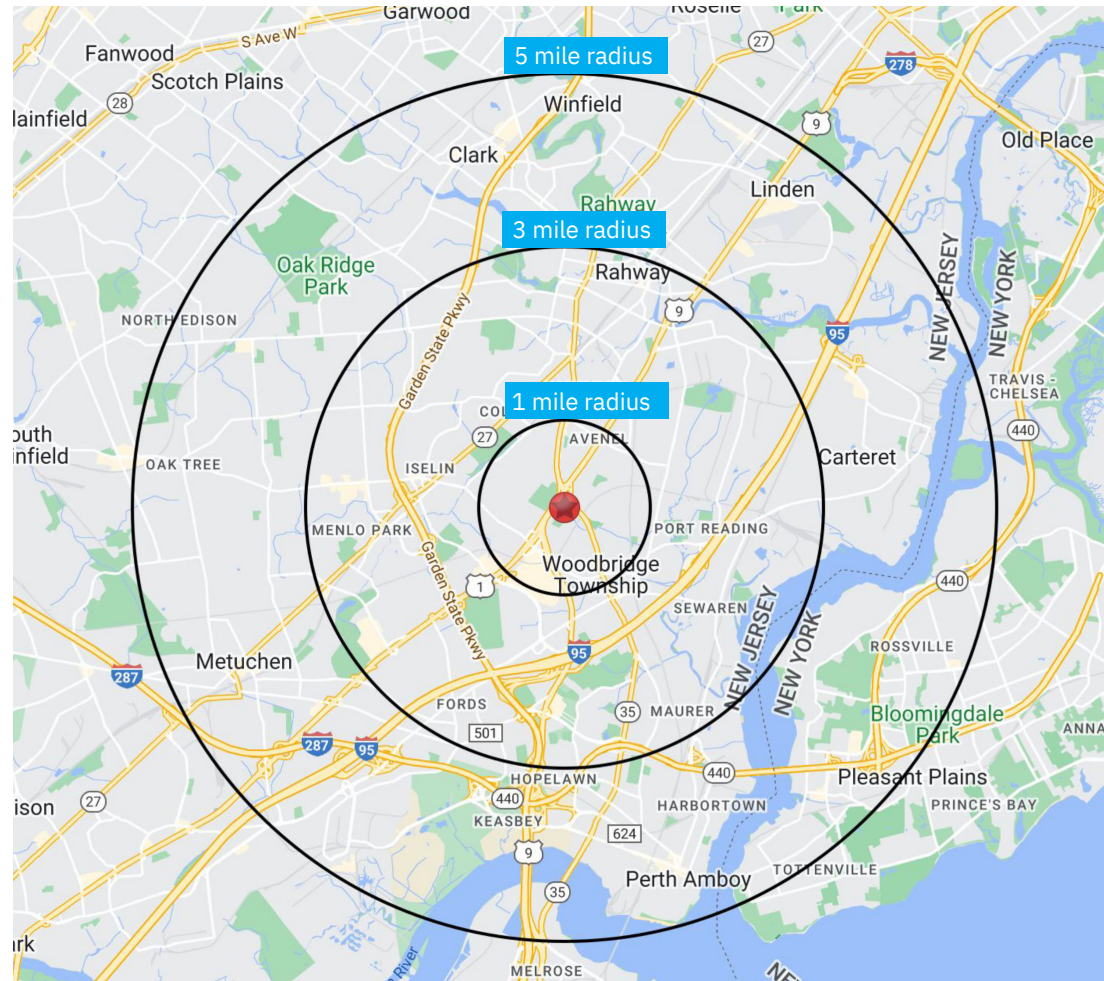
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## DEMOGRAPHICS

2010-2020 Census, 2024 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	19,866	139,268	362,696
Households	7,322	49,753	128,683
Average Household Income	\$127,865	\$141,758	\$142,532
Projected Average Household Income (2028)	\$141,675	\$157,197	\$156,628
Median Household Income	\$105,121	\$110,659	\$111,904
Total Businesses	709	5,621	14,526
Total Employees	6,120	96,117	173,666
Daytime Population	8,796	108,178	221,958
Total Annual Household Expenditure	\$613.78 M	\$4.5 B	\$11.71 B
HH Income \$200K or more	1,181	9,027	24,894
College Degree + (Bachelor Degree or Higher)	5,023	42,611	103,753

Source: sitesusa.com



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## CLOSE-UP AERIAL



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## CONTACT EXCLUSIVE AGENT

**E.J. MOAWAD**

**Senior Leasing Representative**

**t. 908.226.5266 m. 201.705.3721**

**emoawad@levinmgt.com**



### **Main Office**

975 US Highway 22

North Plainfield, NJ 07060

800.488.0768

**levinmgt.com | 70 YEARS**