*Source: Placer.ai (Foot Traffic / Location Analytics)

1.2M
visits annually*

3.05
visit frequency*

46 min
avg. visit duration*

Retailers

SPROUTS FARMERS MARKET · BARNES & NOBLE · GAP FACTORY · fortunoff backyard store · BOOT BARN · PEARLE VISION · Hallmark · PILATES ADDICTION · LIQUOR CAVE · optimum. · Hand&Stone MASSAGE AND FACIAL SPA · D1 TRAINING · STRAND SALON STUDIOS

LEVIN MANAGEMENT

RETAIL

Somerset Shopping Center

365 US 206 | BRIDGEWATER, NJ 08807

Available Spaces

8,000 SF; 22,183 SF; 16,947 SF (lower level; additional parking in rear)

Restaurant opportunity: 7,220 SF Pad Site

Broker Incentives

5% commission on leases up to 15,000 SF; 4% on leases from 15,001–40,000 SF.

Property Highlights

- Future Home of **Sprouts Farmers Market,** bringing a premier specialty grocer to the center and driving new customer traffic
- 218,685 SF community shopping center attracting more than 1.2 million annual visits
- Strong leasing momentum with additional traffic-driving retailers and restaurants coming soon
- Prime location at the signalized intersection of US Routes 202/206 and Route 28, adjacent to Somerville Circle
- Other additions include D1 Training, Boot Barn, Strand Salon Studios, Liquor Cave, Fred Astaire Dance Studio, Style Brow Bar, and Pilates Addiction
- Positioned within a dominant retail corridor featuring Burlington, Wegmans, Home Depot, Best Buy, and other leading national brands
- New pylon signage installed to maximize tenant visibility and exposure
- **Average Daily Traffic:** 72,201 US 202/206

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5-Mile Demographics

126,623
POPULATION

47,478
HOUSEHOLDS

$178,015
AVERAGE HH INCOME

216,656
DAYTIME POPULATION

Somerset Shopping Center

365 US 206 | BRIDGEWATER, NJ 08807

LEVIN MANAGEMENT

SITE PLAN

Tenant Roster		SF
1	Style Brow Bar	508
2	Pizza Restaurant	1,015
3	Liquor Cave	7,442
4	Men's Wearhouse	5,169
5/6	Barnes & Noble	24,208
7	Deli	1,500
8	Thai Restaurant	2,000
9	Pearle Vision	2,000
10	Norman's Hallmark	6,038
11	D1 Training	4,500
12	Pilates Addiction	2,500
13	Optimum	1,100
14	Fred Astaire Dance Studio	3,403
15A	Available	22,183
15B	Available (lower level)	16,947
16	Available	8,000
17	Boot Barn	14,175
18	Hair Salon	2,160
19	Italian Deli	2,280
20	Hand & Stone Massage & Spa	2,990
21	Sprouts Farmers Market **Coming Soon!**	28,750
22	Lease Pending	6,000
24	Gap Factory	20,668
25	Strand Salon Studios	12,124
26	Fortunoff Backyard Store	9,354
27	Available - Restaurant Pad Site	7,220

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Somerset Shopping Center

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GALLERY

Somerset Shopping Center

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DEMOGRAPHICS

2010-2020 Census | 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	11,327	61,763	126,623
Households	4,752	22,862	47,478
Average Household Income	$127,287	$170,721	$178,015
Projected Average Household Income (2030)	$125,782	$166,983	$174,865
Median Household Income	$101,883	$149,958	$148,922
Total Businesses	826	2,985	5,307
Total Employees	13,129	42,249	72,432
Daytime Population	11,454	97,638	216,656
Total Annual Household Expenditure	$550.28 M	$3.23 B	$6.69 B
HH Income $200K or more	847	7,097	15,033
College Degree + (Bachelor Degree or Higher)	3,947	24,576	49,763

Source: sitesusa.com

1.2M
visits annually*

3.05
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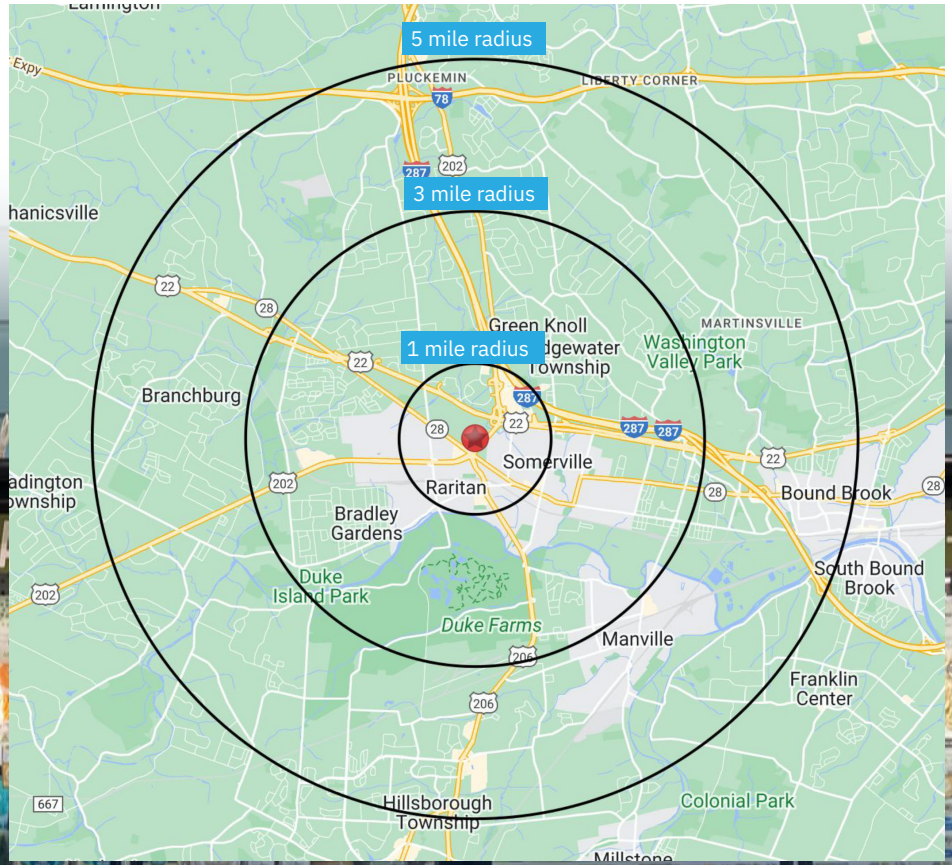

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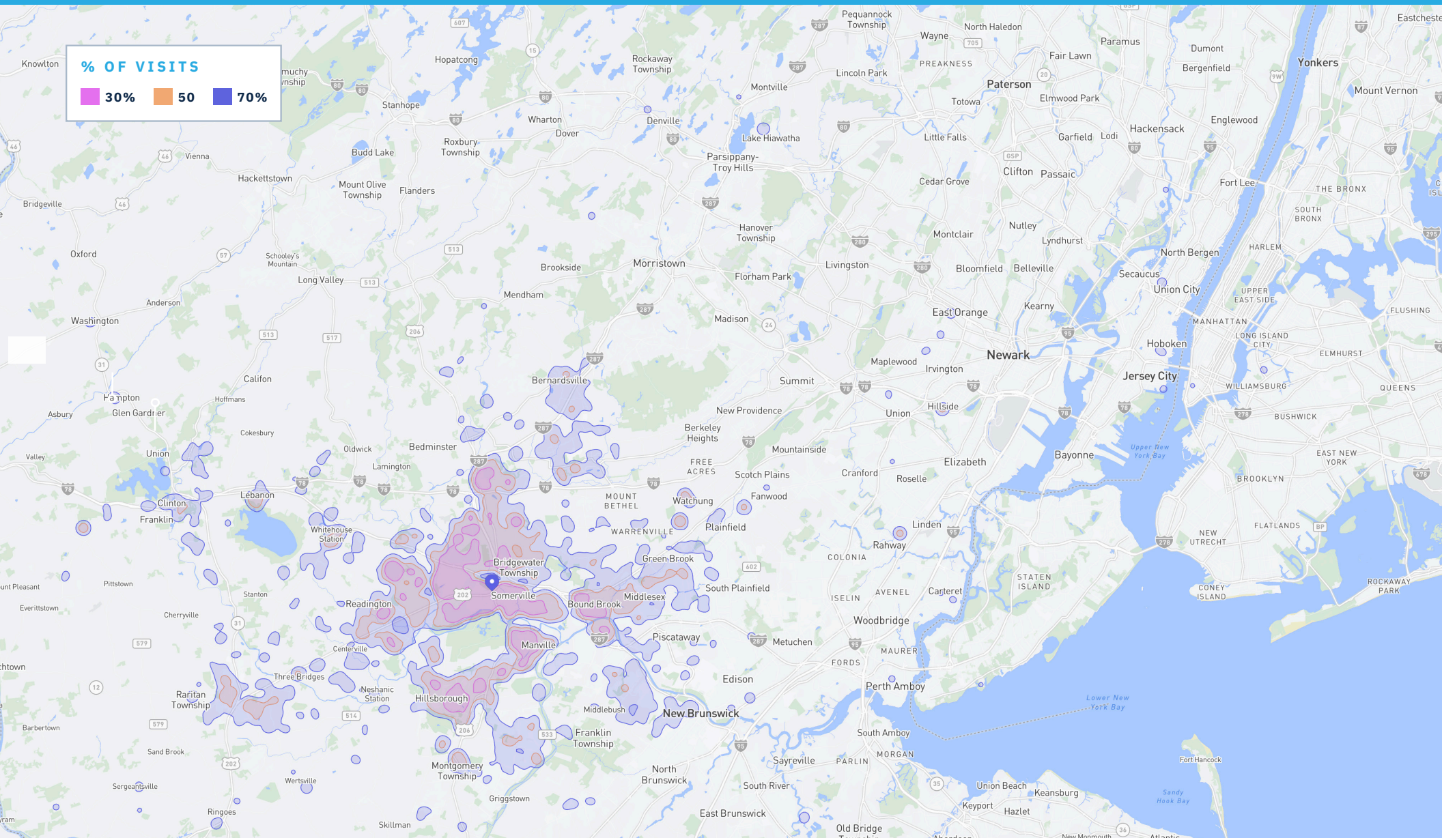
AUDIENCE PROFILE | PLACERAI MAP



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MARKET AERIAL

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Our History is Strong.
Our Vision, *Stronger.*

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

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