

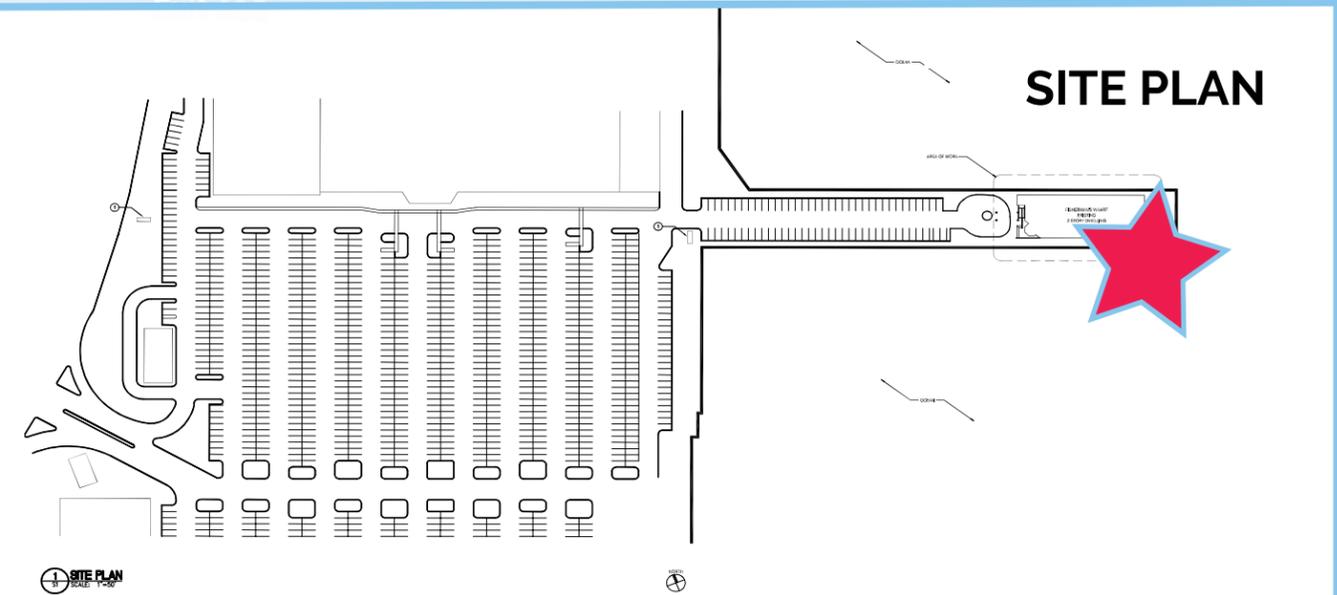
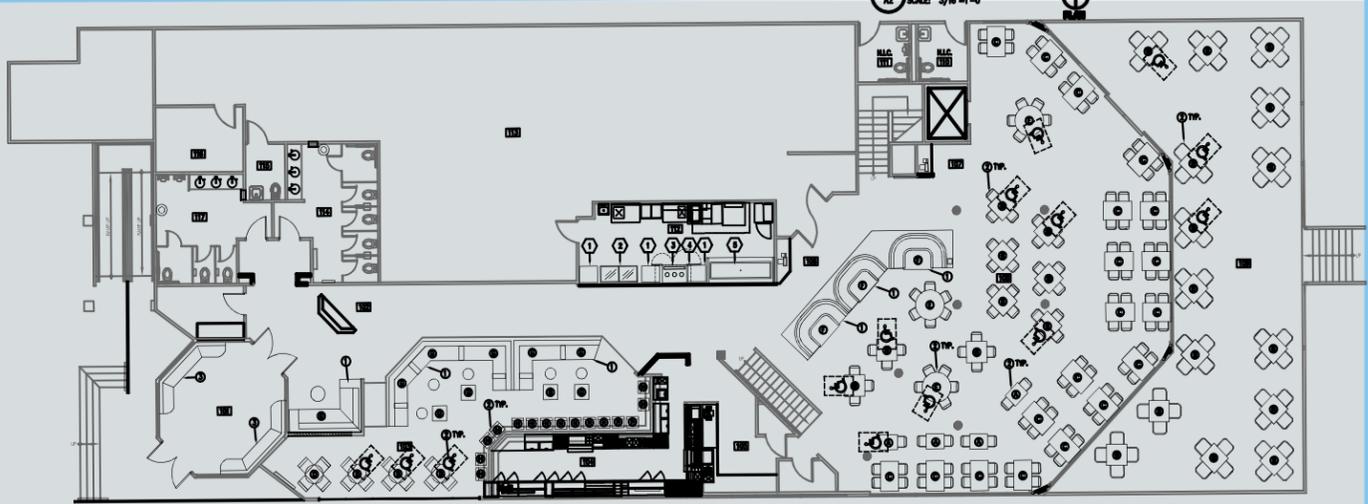
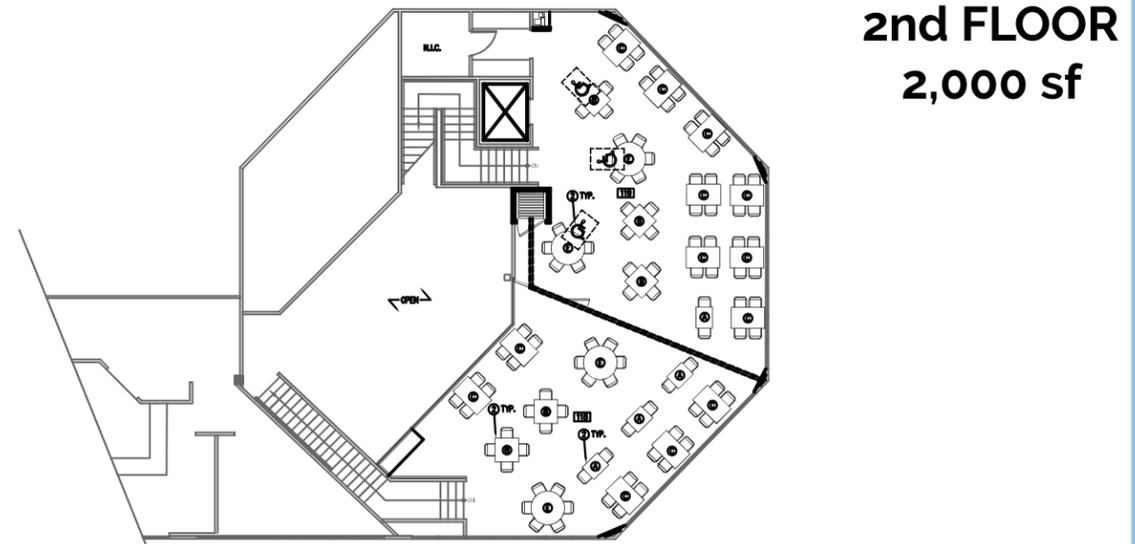
Edgewater, New Jersey - 541 River Road

EDGEWATER, NEW JERSEY



541 River Road

Restaurant Opportunity



ON THE PIER ADJOINING EDGEWATER COMMONS - INCREDIBLE RESTAURANT OPPORTUNITY AVAILABLE WITH AMAZING WATERFRONT VIEWS OF THE HUDSON & NEW YORK CITY SKYLINE.

Approximate Size: First floor 8,000 s.f.
2nd floor - 2,000 s.f.

- Existing outdoor seating.
- Liquor license available for sale.
- Excellent on site parking.

Join other major tenants such as Old Navy, TJMaxx, Bed Bath & Beyond, Modell's, CVS, Target, Staples, Marshalls, Starbucks & Michael's to name a few.



WELCO REALTY, INC. • 2525 Palmer Avenue, New Rochelle, NY 10801 • T (914) 576-7500 • www.welcorealty.com

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541 River Road - Edgewater, New Jersey



Edgewater Commons

SUBWAY

ExtraSpace Storage

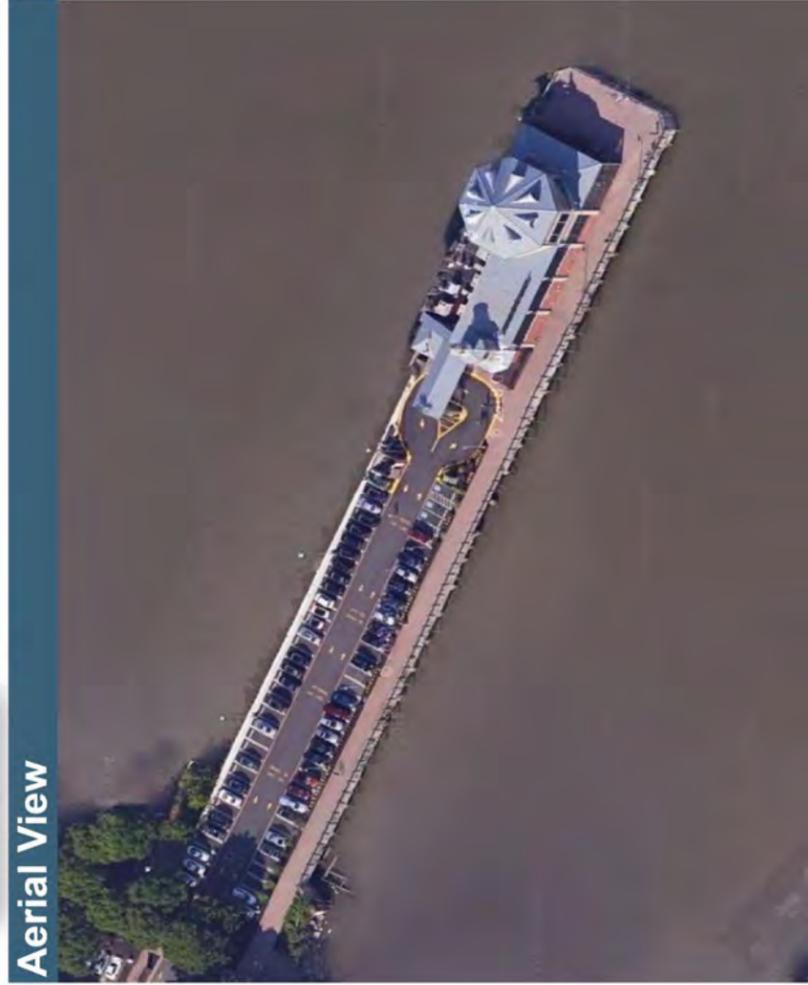
BEN & JERRY'S

The Promenade at Edgewater

COURTYARD Marriott

Hudson River

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Aerial View

Demographics (Excluding NYC)

	1 mi radius	3 mi radius	5 mi radius
Population	31,756	227,426	415,742
Households	13,226	88,433	159,677
Population Median Age	38.4	39.0	38.6

5 Mile Information

144,858 Employees
\$76,756 Median HH Income
15,951 Businesses

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