



## CALL TODAY 973.966.2800



Fully Leased

### Property Details

- ★ Anchored by Wawa convenience and gas.
- ★ Tenants include Wendy's, PNC Bank, Wing Stop, Wild Fork Foods and Panda Express.
- ★ Highly visible location at one of Monmouth County's most heavily traveled intersections of Wyckoff Road and Route 35 North.
- ★ Dual access from Route 35 and Wyckoff Road.
- ★ Ample parking.

### Demographics

	3 mi	5 mi	10 mi
Population	59,464	153,401	339,364
# of Households	22,816	60,260	132,155
Average Income	\$122,577	\$131,571	\$138,849

Demographic data source: STI: PopStats, 2021 Q4





## Suite Tenant List

- | Suite | Tenant List     |
|-------|-----------------|
| 02.   | Wawa            |
| 04.   | Wingstop        |
| 06.   | LensCrafters    |
| 08.   | Wild Fork Foods |
| 12.   | PNC Bank        |
| 14.   | Panda Express   |
| 16.   | Wendy's         |



**Fidelity Properties, LLC**  
Licensed Real Estate Broker

Fax 973.966.6161  
[www.fidelitypropertiesnj.com](http://www.fidelitypropertiesnj.com)