

# Plaza K Shopping Center

181 Route 1 South (Ford Ave.),  
Woodbridge, NJ 07095



## LEASING AVAILABILITY:

- **2,400 SF:** 1st floor end cap
- **5,545 SF:** 2nd floor space ideal for salon, office, retail use

## PROPERTY HIGHLIGHTS:

- **GLA:** 30,000 SF; **Parking:** 144 spaces
- **VPD:** 91,000 vehicles pass this property daily.
- **Layout:** Two-story shopping center with 8 tenant spaces ranging from 2,093 - 5,545 SF. Elevator access to 2nd floor. Large pylon sign.
- **Neighborhood:** Numerous highway shopping centers, retail stores, and offices. One-half mile away from The Menlo Park Mall and Woodbridge Center Mall.
- **Location:** Route 1 at the Ford Avenue signalized intersection. Easy ingress/egress onto Route 1. Prime access on Route 1 and jughandle access to Ford Ave.

## TENANT MIX:

- Fast Bagel
- Pearle Vision
- Pho One
- Any Garment Cleaners
- The Vitamin Shoppe
- Crème de la Crème Loft
- House of Dentistry (2nd Floor)



**AZARIAN**  
REALTY CO.

## Kevin Pelio

Executive Vice President  
Broker Associate, NJ & NY  
kpelio@azariangroup.com  
201-444-9888 x 103

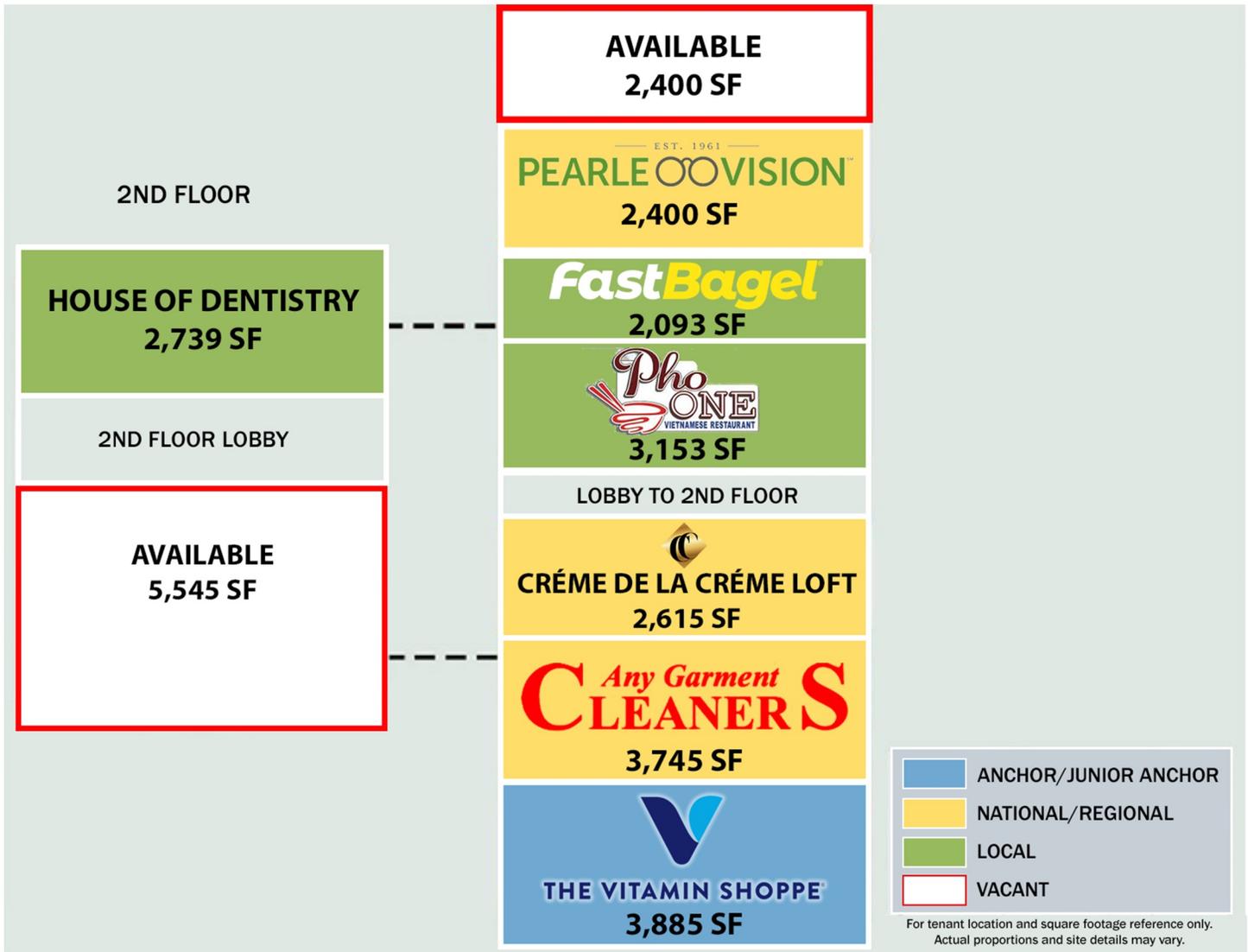


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## SITE PLAN



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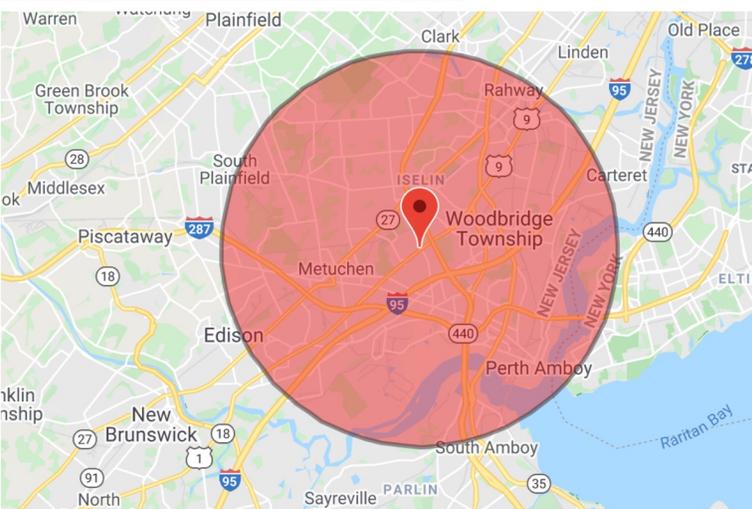
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## NEIGHBORING TENANTS



## DEMOGRAPHICS



| Radius | Population | Median HH Income | Median Age |
|--------|------------|------------------|------------|
| 3 Mile | 140,000    | \$ 86,000        | 39         |
| 5 Mile | 355,000    | \$ 83,000        | 38         |
| 8 Mile | 391,000    | \$ 84,000        | 38         |



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