

1167 NJ 28 BRANCBURG NJ

1167 RT 28 , BRANCBURG, NJ 08876



PRICE REDUCED!

OVER
4
ACRES!

1167 State Rt 28,
Branchburg, NJ 08876

PROPERTY DESCRIPTION

OVER 4 ACRES FOR ONLY \$195,000/YR NNN

OFFERING SUMMARY

LEASE RATE:	\$195,000.00 SF/yr (Ground)
AVAILABLE SF:	4 Acres
LOT SIZE:	4.1 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	662	10,121	30,630
TOTAL POPULATION	1,790	27,632	77,210
AVERAGE HH INCOME	\$149,958	\$157,673	\$144,010

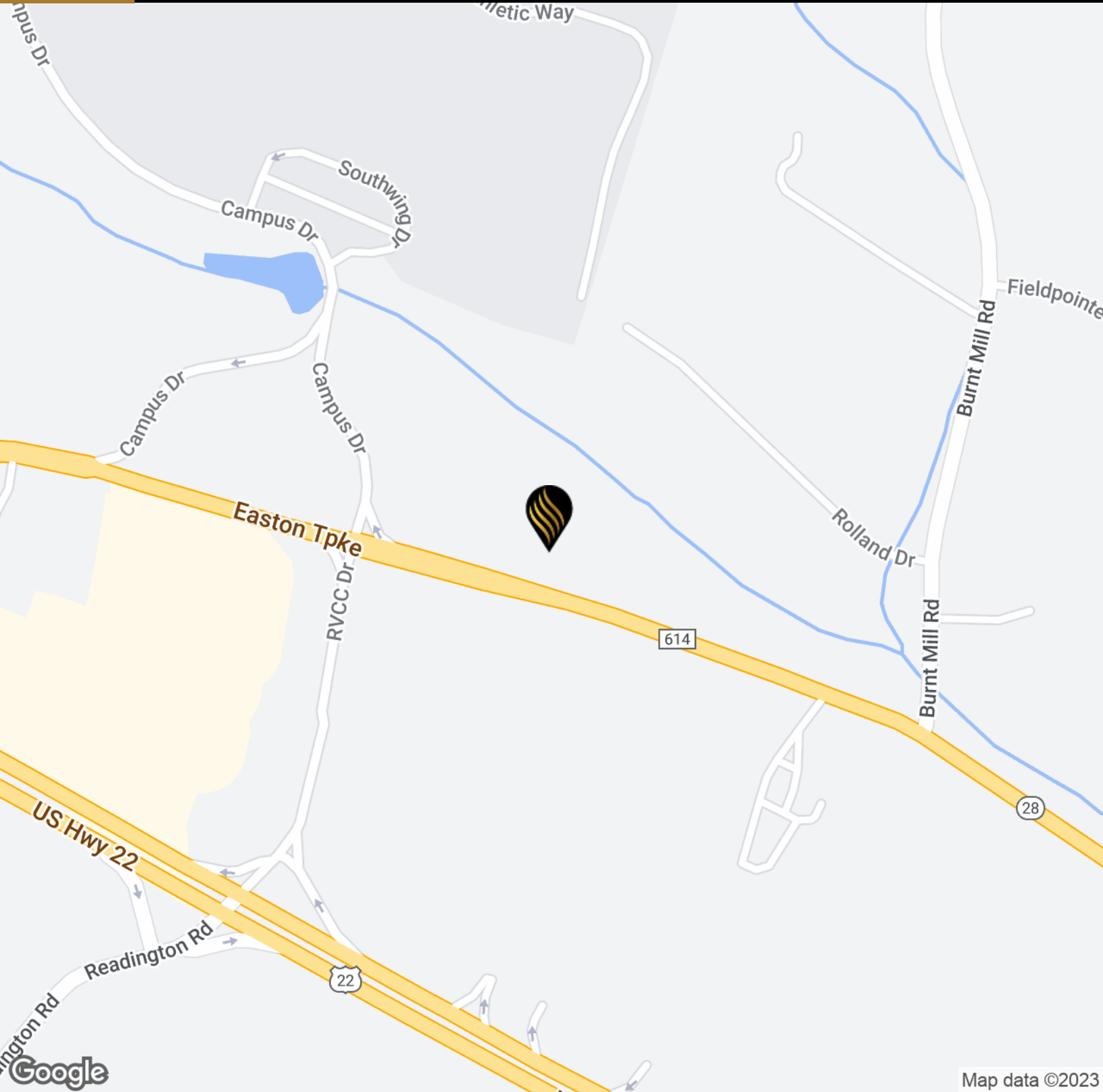
RICK RIZZUTO

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FOR
LEASE

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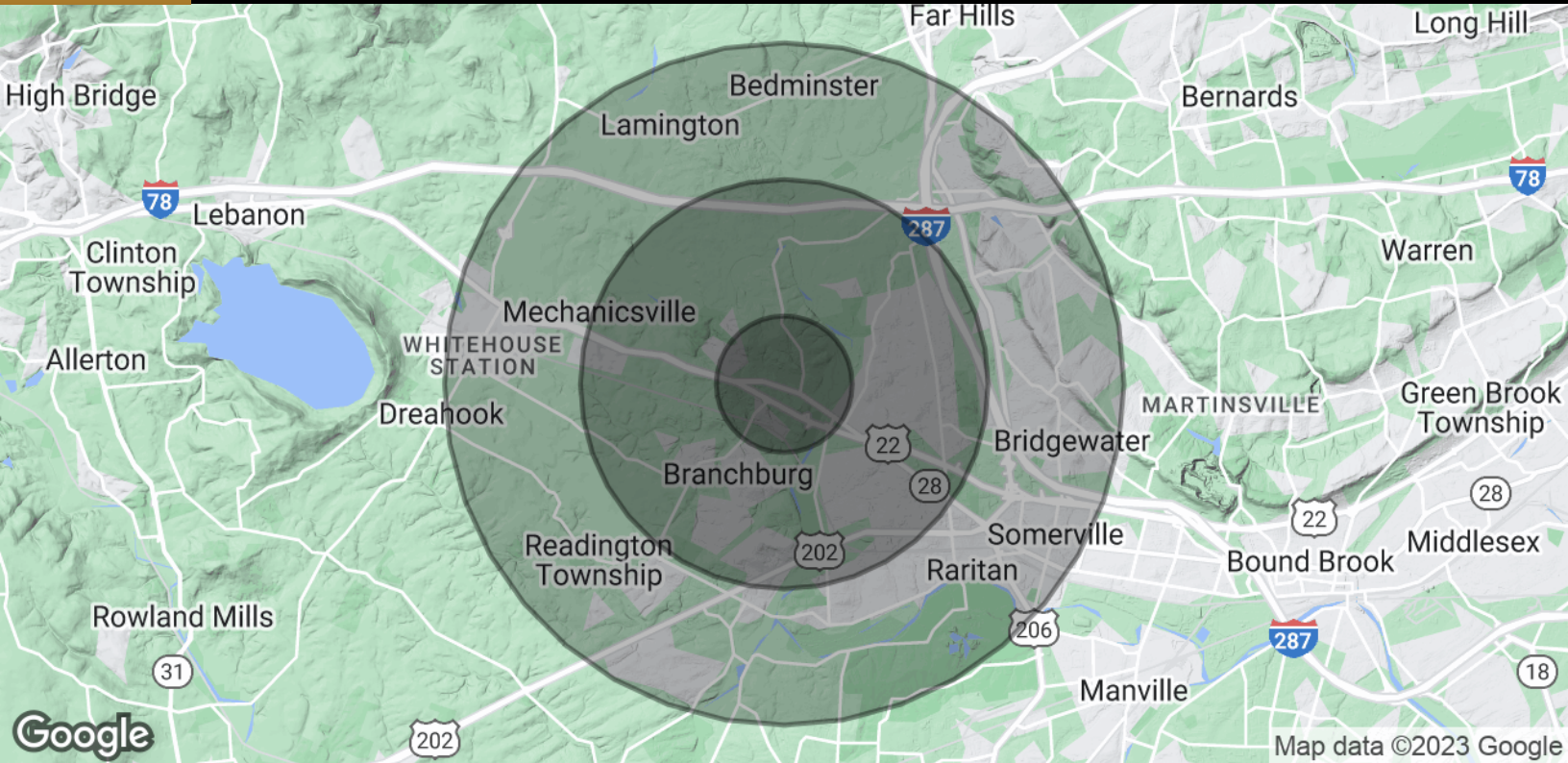


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**POPULATION**

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	1,790	27,632	77,210
AVERAGE AGE	45.5	44.5	44.6
AVERAGE AGE (MALE)	46.2	44.0	43.1
AVERAGE AGE (FEMALE)	46.0	45.0	45.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	662	10,121	30,630
# OF PERSONS PER HH	2.7	2.7	2.5
AVERAGE HH INCOME	\$149,958	\$157,673	\$144,010
AVERAGE HOUSE VALUE	\$485,444	\$475,600	\$457,140

* Demographic data derived from 2020 ACS - US Census

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