

St. Georges Crossing

855 ST. GEORGES AVENUE | WOODBRIDGE, NJ 07095

LEVIN
MANAGEMENT



4.3M visits annually
Highest in market

8.18 visit frequency

33 min avg. duration

*Property Data by Placer.ai



Available Space

2,781 SF

Property Highlights

Premier 343,000 SF Shopping Center

- One of New Jersey's leading ShopRite stores

High Traffic & Market Dominance (Placer.ai Data):

- **4.3 million** visitors annually
- **#1 most visited shopping center** in the local market
- **Top 7 in New Jersey**, outperforming **97%** of shopping centers statewide

Diverse & Successful Tenant Mix:

- **Now Open:** Nothing Bundt Cakes & KPOT Korean BBQ & Hot Pot
- **Coming Soon:** National off-price retailer (TBA)

Prime Location & Visibility:

- Located at the **high-traffic intersection of Route 1 & 9 and Route 35**
- Easy access to **Garden State Parkway & NJ Turnpike**
- **Attractive Co-Broker Incentives**

Retailers



Average Daily Traffic

91,263 US 1 & 9

21,964 Route 35/St. Georges Ave.

Demographics

5-mile radius



362,696
POPULATION



128,683
HOUSEHOLDS



\$142,532
AVERAGE HH INCOME



221,958
DAYTIME POPULATION

Source: sitesusa.com

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PHOTO GALLERY



5

NEW TENANTS ADDED.

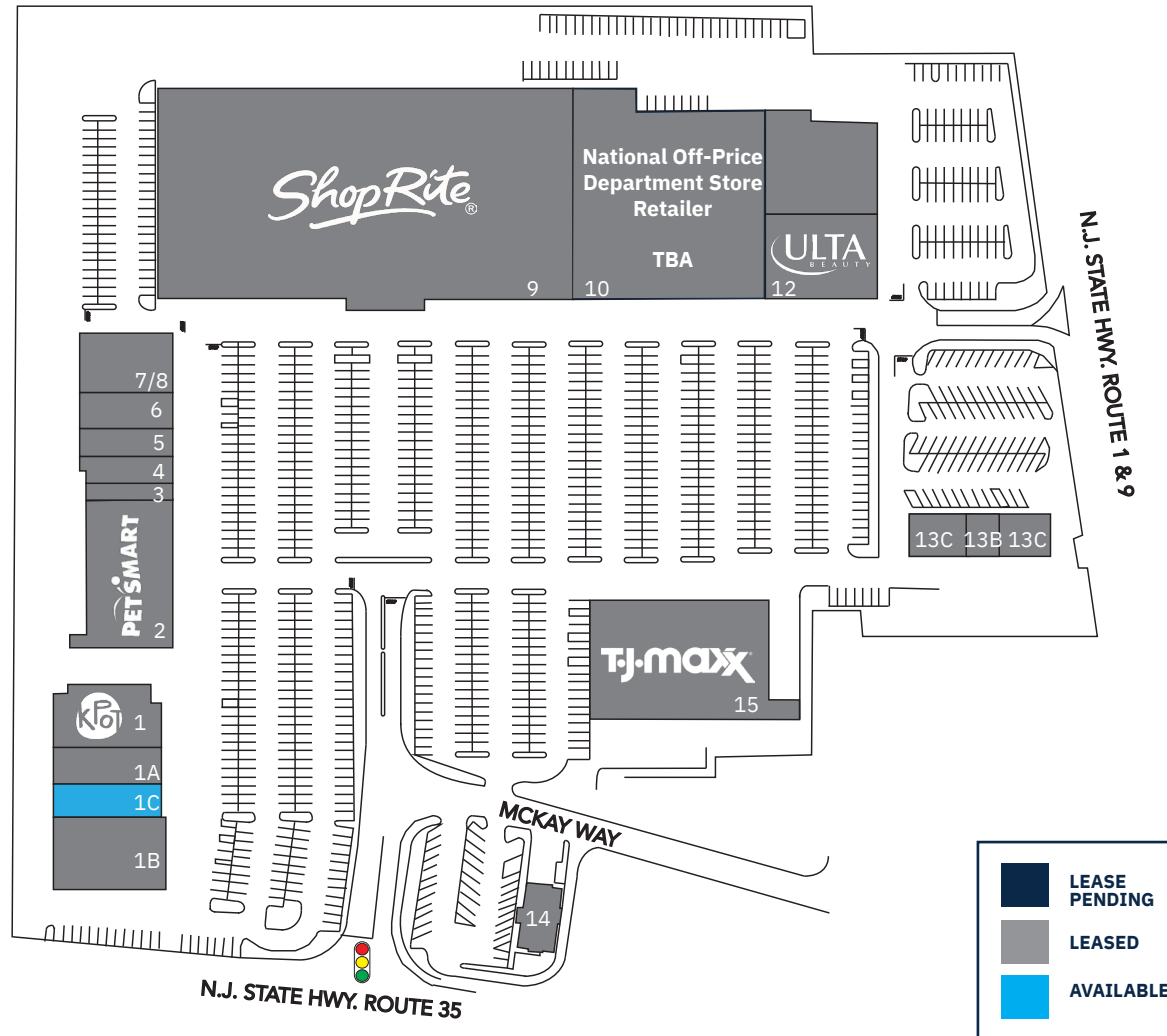
ULTA Beauty
Jersey Mike's
KPOT Korean BBQ and Hot Pot
Nothing Bundt Cakes

Off-Price Department Store
soon to be announced!

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SITE PLAN



TENANT ROSTER

		SF
1	KPOT Korean BBQ and Hot Pot	12,290
1A	European Wax Center	2,641
1B	AutoZone	7,790
1C	Available	2,781
2	Petsmart	17,981
3	Duds n' Suds	2,500
4	Nothing Bundt Cakes	1,500
5	Dental Center	2,000
6	Visionworks	2,500
7/8	House of Wine & Liquor	5,500
9	ShopRite	93,472
10	Off-price department store <i>Opening Soon!</i>	38,459
11	West Marine	14,650
12	Ulta Beauty	10,260
13A	Comcast Xfinity	4,000
13B	Jersey Mike's	1,254
13C	Popeye's	2,470
14	Taco Bell	2,304
15	T.J. Maxx	23,826

St. Georges Crossing

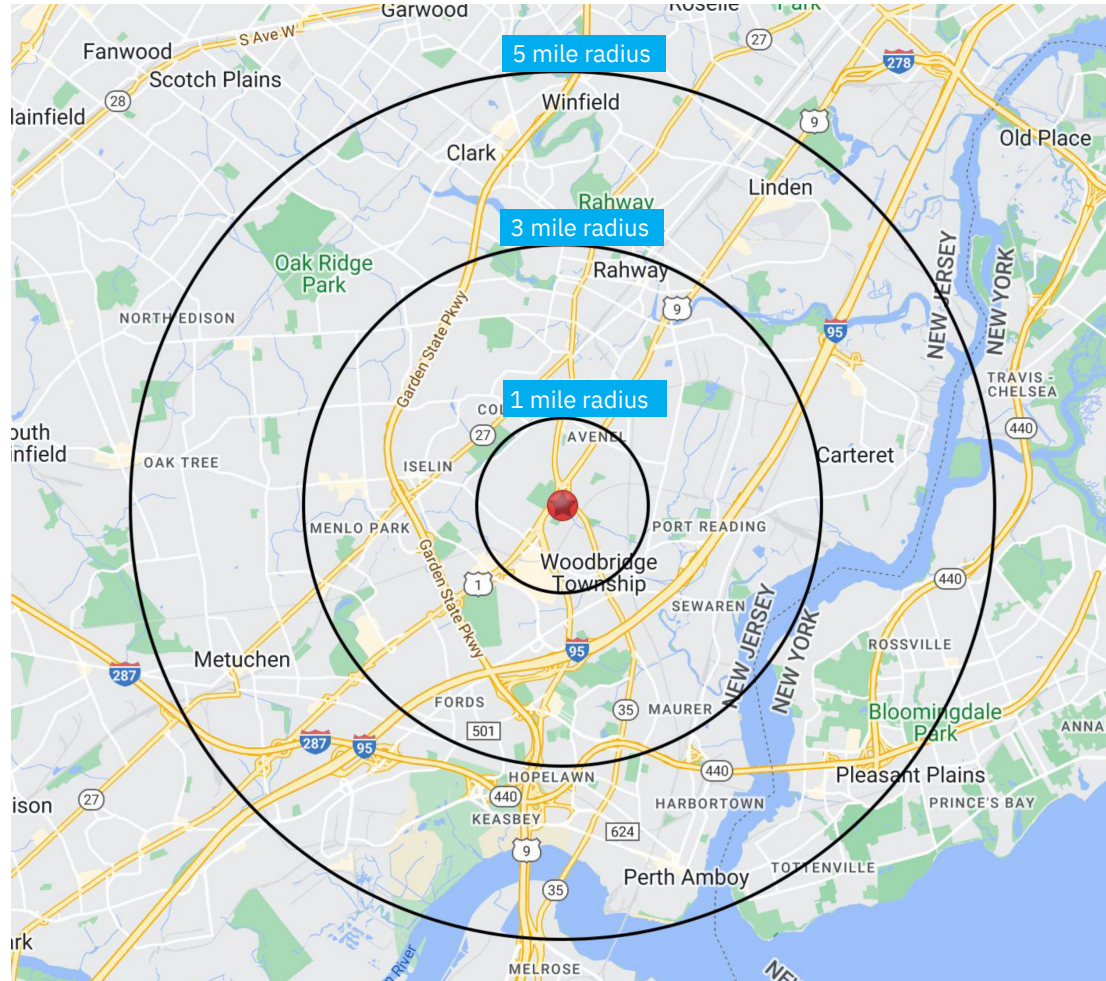
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DEMOGRAPHICS

2010-2020 Census, 2024 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	19,866	139,268	362,696
Households	7,322	49,753	128,683
Average Household Income	\$127,865	\$141,758	\$142,532
Projected Average Household Income (2028)	\$141,675	\$157,197	\$156,628
Median Household Income	\$105,121	\$110,659	\$111,904
Total Businesses	709	5,621	14,526
Total Employees	6,120	96,117	173,666
Daytime Population	8,796	108,178	221,958
Total Annual Household Expenditure	\$613.78 M	\$4.5 B	\$11.71 B
HH Income \$200K or more	1,181	9,027	24,894
College Degree + (Bachelor Degree or Higher)	5,023	42,611	103,753

Source: sitesusa.com



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CLOSE-UP AERIAL



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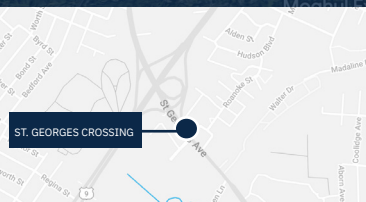
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TOP VISITED CENTERS IN THE AREA

[within 10 miles of center]

Source: Placer.ai

RANK	LOCATION	VISITS
7	St. Georges Crossing	4.3 M



St. Georges Crossing

4.3M Visits/Year*



The Plaza at Woodbridge
2.1M Visits/Year*

2.1M Visits/ Year



HOBBY LOBBY

Menlo Park Mall


TARGET

DSW
DESIGNER SHOE WAREHOUSE®

Marshalls

Crosspointe Town Square

3.6M Visits/Year*



263

Woodbridge Crossing

1.9M Visits/Year*



Woodbridge Center

Walmart 

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