

Bayshore Plaza

580 N MAIN STREET (RTE 9) | BARNEGAT, NJ 08005

Available Spaces

2,400 SF; 1,200 SF;
2,700 SF - former bank w/drive-thru



Nearby Retailers



5-Mile Demographics

 **55,992**
POPULATION

 **21,992**
HOUSEHOLDS

 **\$123,795**
AVERAGE HH INCOME

 **40,227**
DAYTIME POPULATION

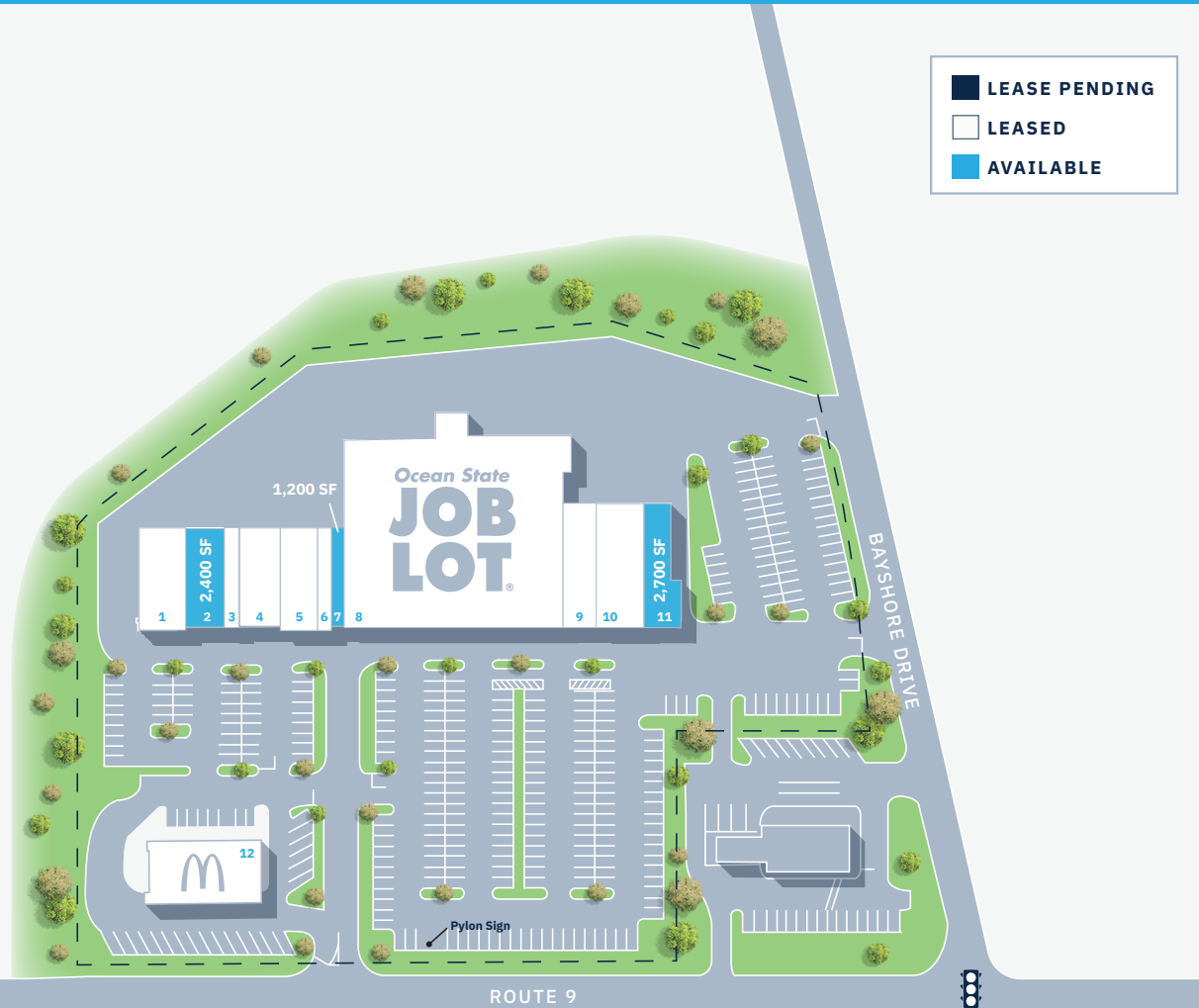
Property Highlights

- Ocean State Job Lot serves as the center's anchor, driving traffic and enhancing visibility.
- 57,530 SF neighborhood center with excellent maintenance and abundant customer parking.
- High-visibility location on Route 9/North Main Street at Barnegat Boulevard in Barnegat Township.
- Established tenant mix with strong performance and recent long-term lease renewals.
- McDonald's is ranked #1 in the chain in the local market.
- Convenient access to the Garden State Parkway, Route 72, and Long Beach Island, where summer population swells to roughly 100,000.
- Average Daily Traffic: 19,030 N Main Street/Route 9

Bayshore Plaza

580 N MAIN STREET (RTE 9) | BARNEGAT, NJ 08005

SITE PLAN



Tenant Roster		SF
1	Spirits Unlimited	3,820
2	Available	2,400
3	Chinese Restaurant	1,200
4	Vape Shop	2,000
5	Pizza Restaurant	2,400
6	Nail Salon	1,200
7	Available	1,200
8	Ocean State Job Lot	29,797
9	Barnegat Pharmacy	2,500
10	Allies	4,200
11	Available - former bank w/drive-thru	2,700
12	McDonald's	4,000



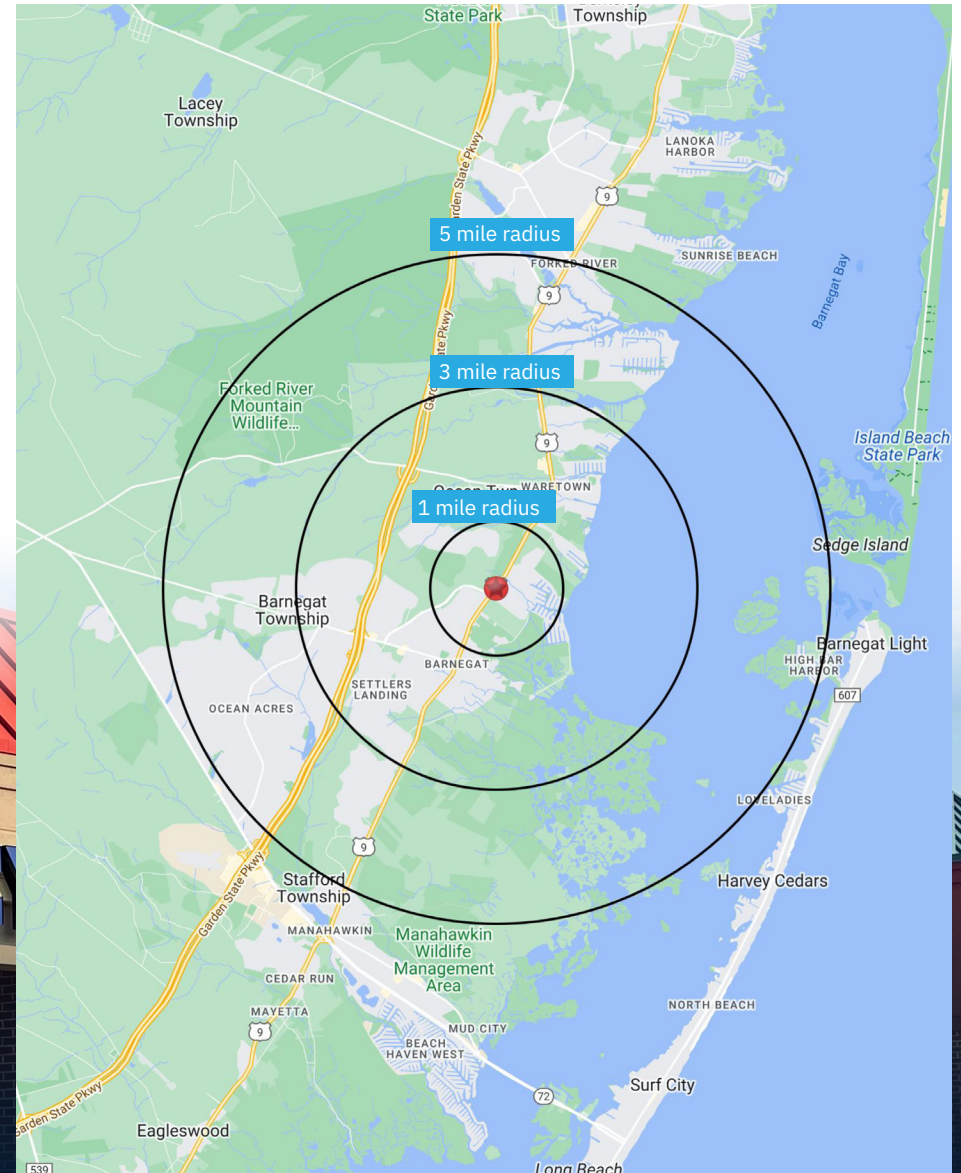
Bayshore Plaza

580 N MAIN STREET (RTE 9) | BARNEGAT, NJ 08005

DEMOGRAPHICS

2010-2020 Census 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	6,184	27,076	55,992
Households	2,456	11,144	21,873
Average Household Income	\$134,564	\$120,062	\$123,795
Projected Average Household Income (2030)	\$132,866	\$118,485	\$121,754
Median Household Income	\$108,342	\$97,514	\$101,063
Total Businesses	126	682	1,198
Total Employees	910	4,403	7,369
Daytime Population	4,529	20,209	40,227
Total Annual Household Expenditure	\$229.26 M	\$1.28 B	\$2.54 B
HH Income \$200K or more	377	1,520	3,076
College Degree + (Bachelor Degree or Higher)	1,486	6,445	12,881

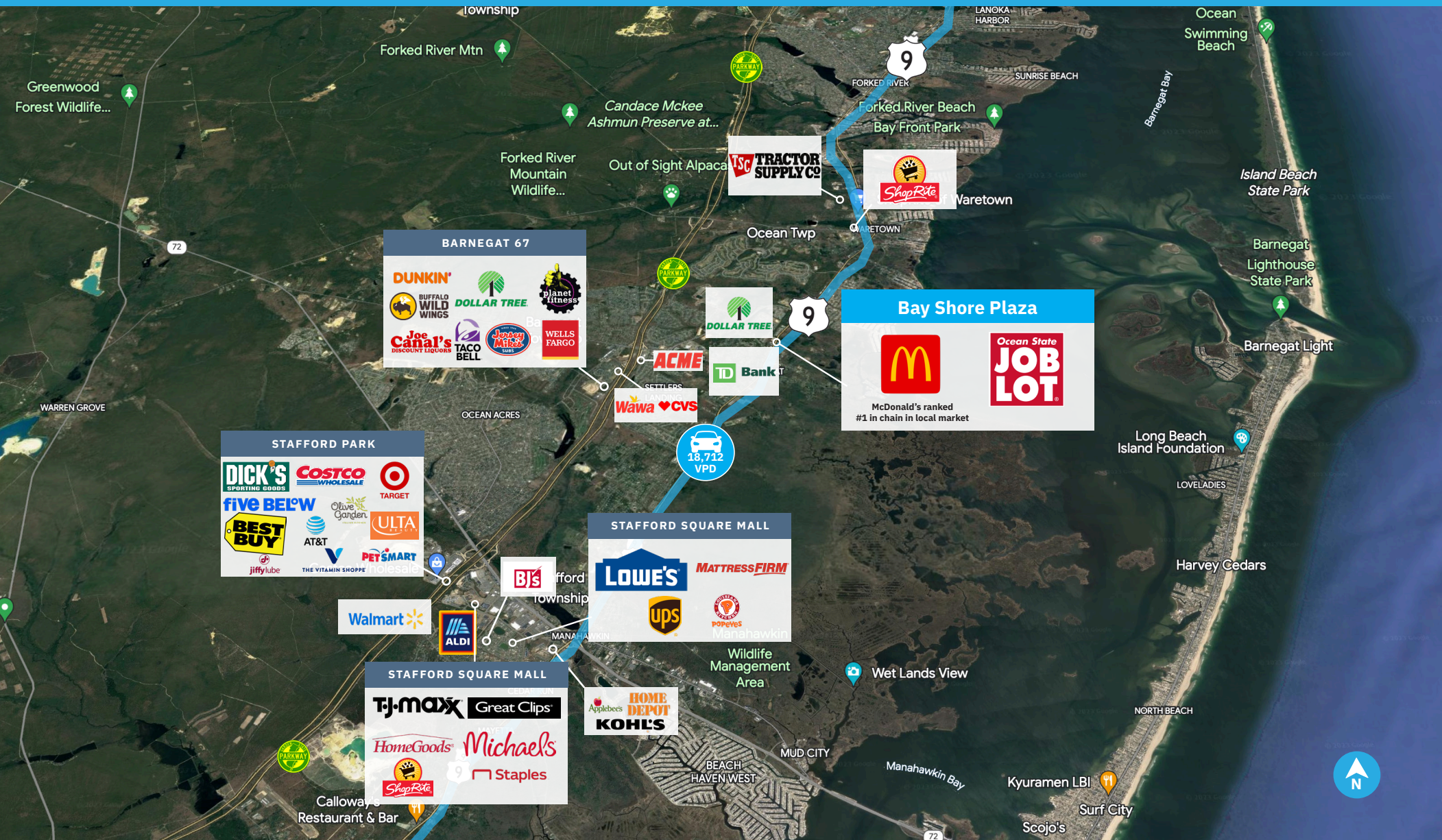
Source: sitesusa.com



Bayshore Plaza

580 N MAIN STREET (RTE 9) | BARNEGAT, NJ 08005

MARKET AERIAL





Our History is Strong.
Our Vision, *Stronger*.

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

Fred Younkin

LEASING REPRESENTATIVE

t. 908.226.5288 m. 484.612.2532

fyounkin@levinmgt.com

levinmgt.com | 70 YEARS

Main Office

975 US Highway 22

North Plainfield, NJ 07060

800.488.0768

All information is furnished without any warranty, representation or agreement and is subject to errors, omissions, changes or withdrawal without notice.
The reader is responsible for verifying any information. Licensed Real Estate Broker.