

Chatham Plaza

449-465 MAIN STREET | CHATHAM, NJ 07928

Available Space

2,601 SF

Broker Incentives

5% commission on leases up to 15,000 SF;
4% on leases from 15,001–40,000 SF.



Nearby Retailers

KINGS

**WHOLE
FOODS
MARKET**

**STOP &
SHOP**



5-Mile Demographics



166,202
POPULATION



59,780
HOUSEHOLDS



\$291,958
AVERAGE HH INCOME



170,525
DAYTIME POPULATION

Property Highlights

- Recently renovated 31,507 SF center anchored by CVS Pharmacy
- Tenants: JAG Physical Therapy, Bucky's Pizza (voted NJ's #1 slice – Pizza Bowl 6), Blue Foundry Bank, new nail salon
- The Bagelry – coming soon!
- Prime Main Street corner at a signalized 4-way intersection; excellent visibility/access
- Minutes to downtown Chatham shops, dining & commuter rail
- Affluent Morris County trade area (avg. HHIs \$200K+)
- Ideal for service, food & convenience users targeting high-income consumers
- **Average Daily Traffic:** 18,964 Main Street

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SITE PLAN



Tenant Roster		SF
1	Blue Foundry Bank	2,086
2	Nail Salon	1,572
3	Bucky's Pizza	2,334
4	The Bagelry <i>Coming soon!</i>	1,647
5	JAG Physical Therapy	4,640
6	Chatham Cleaners	2,625
7	Coming Available	2,601
8	CVS Pharmacy	14,224

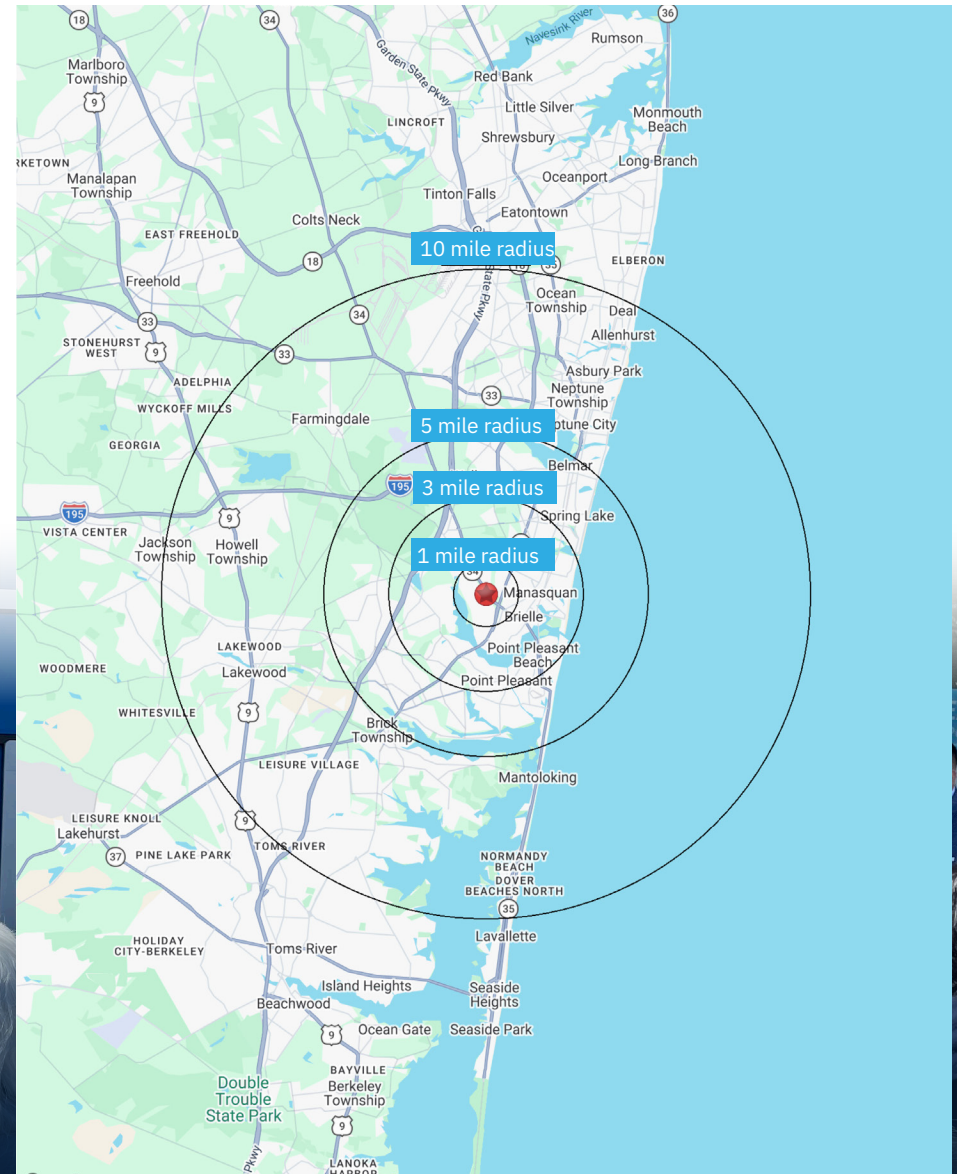
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DEMOGRAPHICS

2010-2020 Census 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	12,454	74,268	166,202
Households	4,256	25,901	59,780
Average Household Income	\$336,914	\$311,840	\$291,958
Projected Average Household Income (2030)	\$338,738	\$312,726	\$292,180
Median Household Income	\$250,855	\$209,146	\$202,137
Total Businesses	692	3,839	9,123
Total Employees	6,073	46,490	122,899
Daytime Population	9,427	67,714	170,525
Total Annual Household Expenditure	\$765.47 M	\$4.35 B	\$9.88 B
HH Income \$200K or more	2,588	13,304	29,617
College Degree + (Bachelor Degree or Higher)	6,949	37,332	83,078

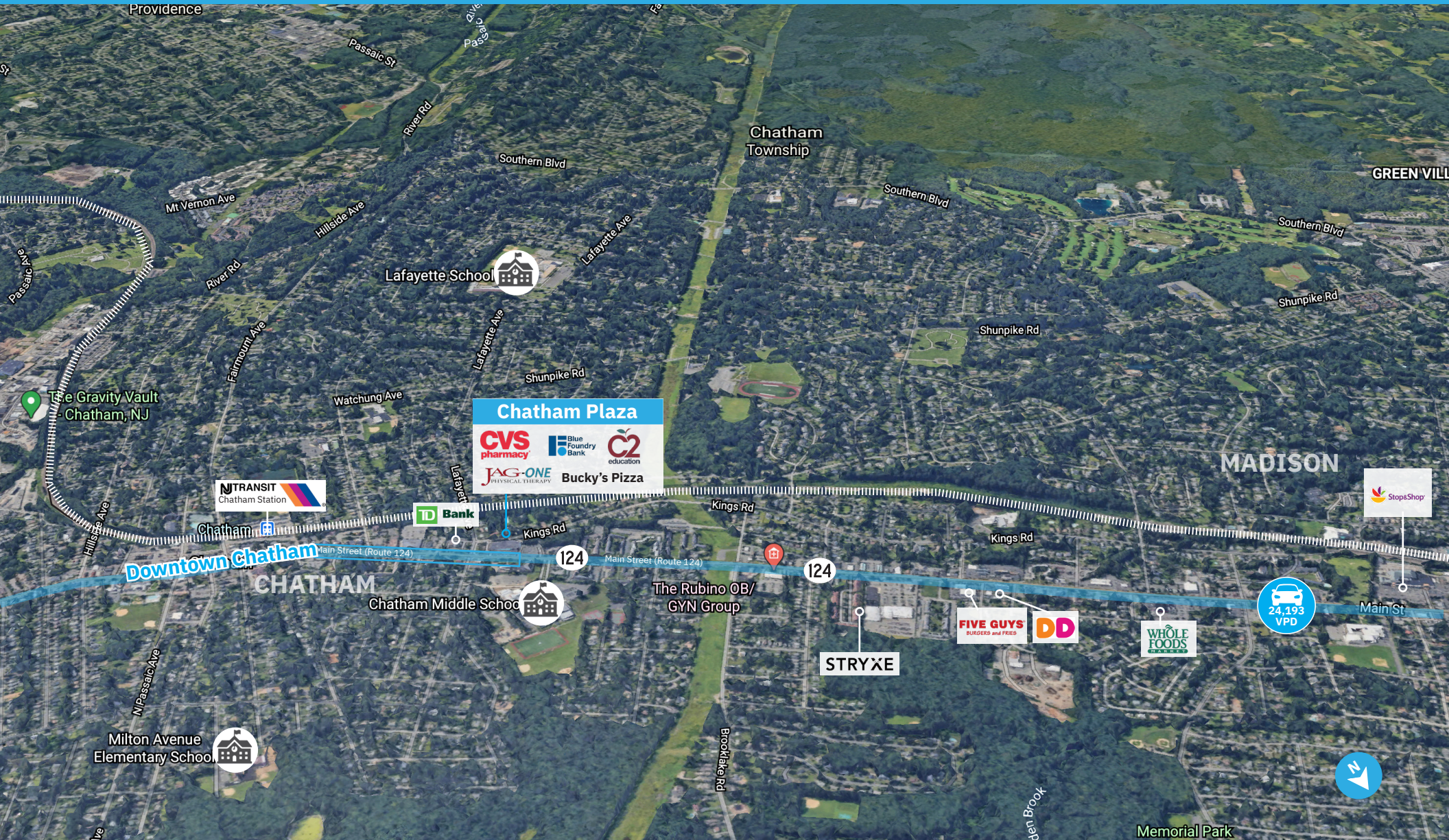
Source: sitesusa.com



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MARKET AERIAL





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

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

Nicole Anderocci

LEASING REPRESENTATIVE

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