*Source: Placer.ai (Foot Traffic / Location Analytics)

2M
visits annually*

8.9
visit frequency*

34 min
avg. visit duration*

Retailers

Walgreens · planet fitness · DOLLAR TREE · Hallmark · SalonCentric · BUBBAKOO'S BURRITOS · MY SALON Suite · BURGER KING · NOTHING bundt CAKES

LEVIN MANAGEMENT

RETAIL

Aldrich Plaza

4075 US HIGHWAY 9 | HOWELL, NJ 07731

Available Spaces

1,165 SF, 1,962 SF, 2,000 SF, 3,239 SF

10,000 SF Proposed Pad Site

Property Highlights

- New anchors: Planet Fitness + Dollar Tree
- Top-Ranked Retail Destination: Ranked among the top 3% of strip/convenience shopping centers in New Jersey for visits (#15 of 569), attracting 2 million annual visits with traffic up 16.1% year-over-year. Source: Placer.ai
- Center profile: 131,979-SF neighborhood center with a strong mix of retail, dining, and service tenants
- Prime location: Route 9 North & Aldrich Road, near 12 schools, in a growing and economically strong trade area
- Coming soon: Burger King
- **Average Daily Traffic:** 20,292 US 9

5-Mile Demographics

150,943
POPULATION

42,836
HOUSEHOLDS

$127,946
AVERAGE HH INCOME

119,401
DAYTIME POPULATION

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SITE PLAN

Tenant Roster		SF
1	Big City Bagels & Salads	3,100
2B	Walgreens	15,167
3	RJW Barnabas Health	10,393
4	Nothing Bundt Cakes	2,500
5	Karate School	4,600
6	Chinese Restaurant	1,400
7	Available	2,000
8	Pizzeria Restaurant	2,000
9	Dry Cleaners	2,000
10	Asian Harbor Sushi	2,433
11	Ice Cream Shop	1,400
12	Optician	2,000
13	Available	3,239
14	Hallmark	5,180
15	My Salon Suite	7,910
16	AT&T	3,239
17	Bubbakoo's Burritos	1,900
18	Available	1,962
19	Salon Centric	3,448
20	Available	1,165
21	Liquor Store	6,167
23	Planet Fitness	26,611
24B	Dollar Tree	15,019
26	Kessler Institute Rehab*	
27	Burger King **Coming Soon!**	2,640
28	Proposed Pad Site	10,000

*separate entity not included in GLA

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GALLERY

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DEMOGRAPHICS

2010-2020 Census | 2025 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	9,223	41,543	150,943
Households	3,056	13,371	42,836
Average Household Income	$150,647	$144,414	$127,946
Projected Average Household Income (2030)	$148,437	$142,481	$126,333
Median Household Income	$133,276	$121,274	$104,191
Total Businesses	381	1,403	5,149
Total Employees	4,530	11,328	32,039
Daytime Population	9,611	35,121	119,401
Total Annual Household Expenditure	$415.8 M	$1.78 B	$5.19 B
HH Income $200K or more	692	2,906	7,571
College Degree + (Bachelor Degree or Higher)	2,678	10,875	33,049

Source: sitesusa.com

2M
visits annually*

8.9
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34 min
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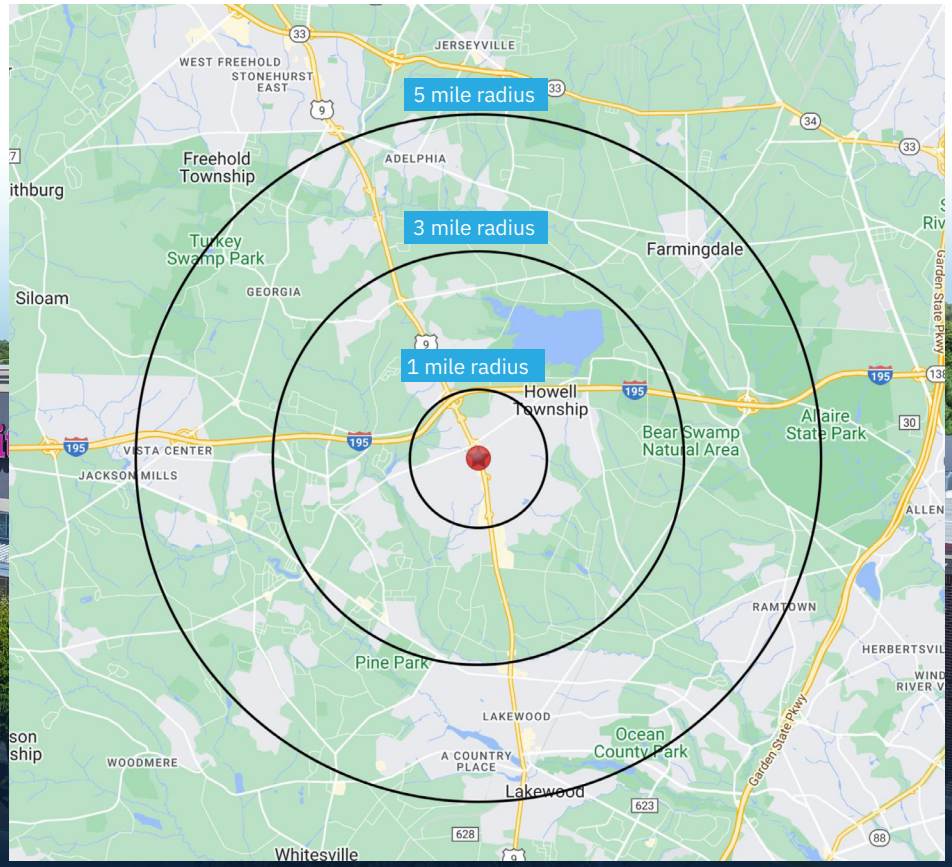

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Our History is Strong.
Our Vision, *Stronger.*

Over 70 years of trusted expertise in commercial real estate.

Contact Exclusive Agent

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SENIOR LEASING REPRESENTATIVE

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