

ESSEX GREEN TOWN CENTER

495 PROSPECT AVENUE | WEST ORANGE, NJ 07052

AVAILABLE 1,267 SF - 24,503 SF

ANCHORED BY



Total Wine & MORE

Total Wine & MORE



Burlington

five BELOW



ESSEX GREEN TOWN CENTER

Liquor License Available for Assignment



FOR MORE INFORMATION CONTACT:

DAN ZELSON

203.227.2922

Dan@CharterRealty.com



CLARION PARTNERS

ESSEX GREEN TOWN CENTER

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PROPERTY INFORMATION

- Essex Green Town Center located at the southwest corner of I-280 and Prospect Avenue, NJ, a flourishing suburban community 18 miles from NYC. The property is nestled in the heart of the town, just miles from Turtle Back Zoo, Eagle Rock Reservation, Thomas Edison National Historical Park, Saint Barnabas Medical Center and the TJ Transit Orange train station.

- Essex Green Town Center is a mainstay in the West Orange community since 1957. Serves as a multigenerational shopping and gathering place for the local West Orange community and greater Essex County resident.

- Essex Green Town Center is undergoing a property wide transformation with new façade, signage, outdoor seating and new tenancy.

- 335,000 SF Shopping Center

- 91,839 VPD on I-280 and 14,480 VPD on Prospect Ave

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
DAYTIME POPULATION	111,495	338,200	762,599
HOUSEHOLDS	64,437	205,132	379,074
AVERAGE HOUSE PRICE	\$542,138	\$522,994	\$505,192

AVAILABLE SPACE

- Available 1,267 sf - 24,503 sf

AREA DEMOGRAPHICS

2023 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	9,531	174,317	570,515
MEDIAN HH INC	\$155,490	\$119,971	\$106,397
AVERAGE HH INC	\$218,139	\$160,228	\$144,405



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TENANTS / AVAILABILITY

#	TENANT	Sq. Ft.
01	Lease Out	8,916
02	Available (divisible)	15,853
03A	Available (divisible)	8,650
03B	Petco	14,235
04	Panera Bread	4,575
05	Xfinity	5,153
06A	Five Guys	2,615
06B	Kidstrong	4,432
07	Primo Hoagies	1,864
08	Jerry's Artarama	3,112
09	Bubbakoos Burritos	1,772
10	Cold Stone Creamery	1,318
11	Available	2,700
12	Jerry's Artarama	6,938
13-15	Five Below	9,650
16	Mattress Warehouse	5,100
17	Burlington	24,263
18	Macy's Backstage	38,000
19	AMC Theater	43,500
32	Shop Rite	67,000
33	TGI Fridays	6,830
34A	ATL. Credit Union	2,328
34B	Available - 2nd Floor	2,732
35	To Be Built with Drive Thru	2,450-10,000
40	Starbucks	2,200



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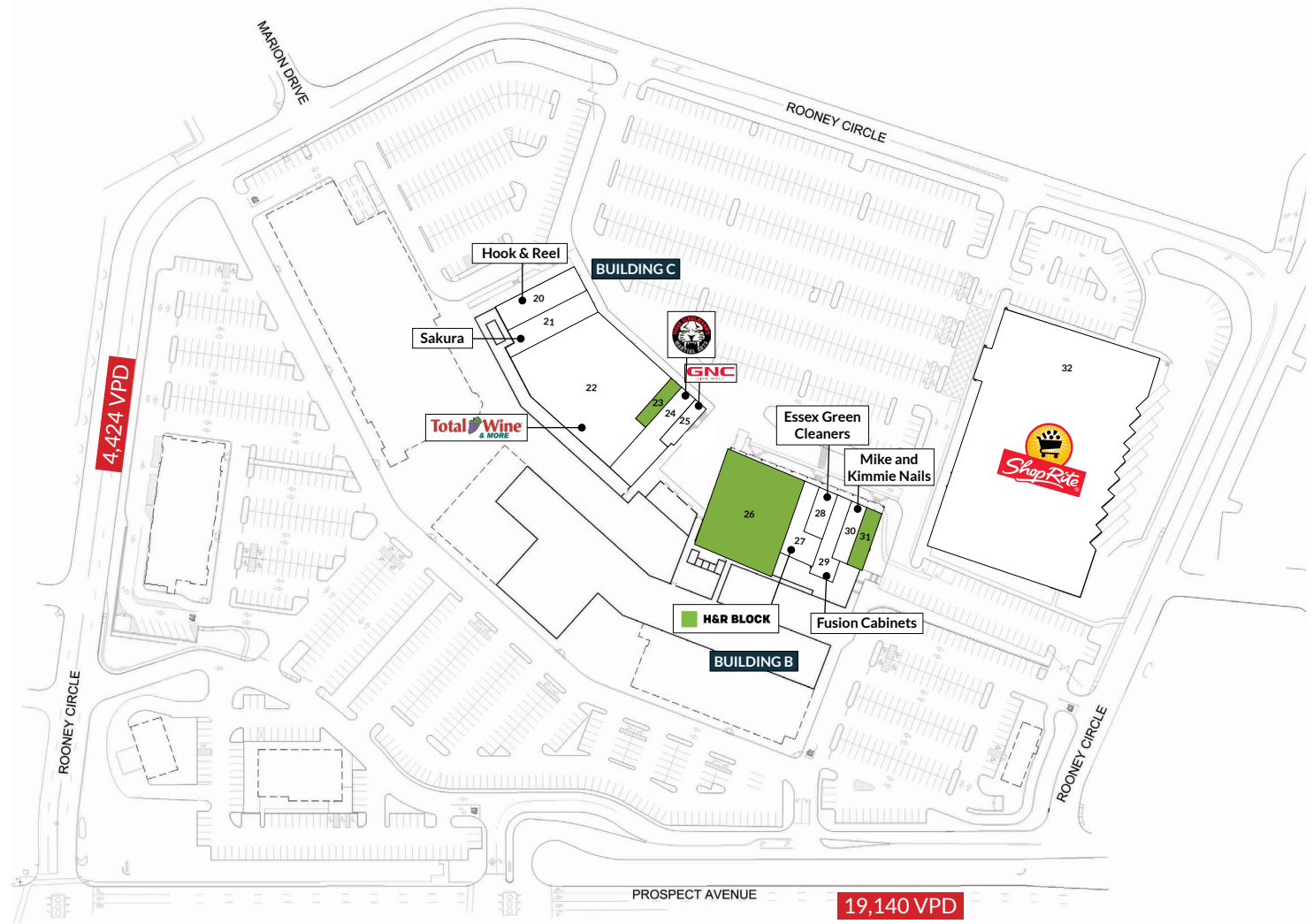


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TENANTS / AVAILABILITY

#	TENANT	Sq. Ft.
20	Hook & Reel	3,860
21	Sakura	3,840
22	Total Wine	22,215
23	Available	1,267
24	Tiger Schulmans	4,203
25	GNC	1,211
26	Available	11,565
27	H&R Block	2,518
28	Essex Green Cleaners	1,000
29	Oh Joy Cabinets	2,007
30	Mike and Kimmie Nails	1,440
31	Available	1,440



Available
 At Lease
 To Be Built



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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: **9,531**

Households: **3,818**

Daytime Population: **6,844**

Median Age: **44.3**



Average Household Income: **\$218,139**

Median Household Income: **\$155,490**

3 MILE RADIUS:



Total Population: **174,317**

Households: **66,746**

Daytime Population: **103,772**

Median Age: **39.4**



Average Household Income: **\$160,228**

Median Household Income: **\$119,971**

5 MILE RADIUS:



Total Population: **570,515**

Households: **212,836**

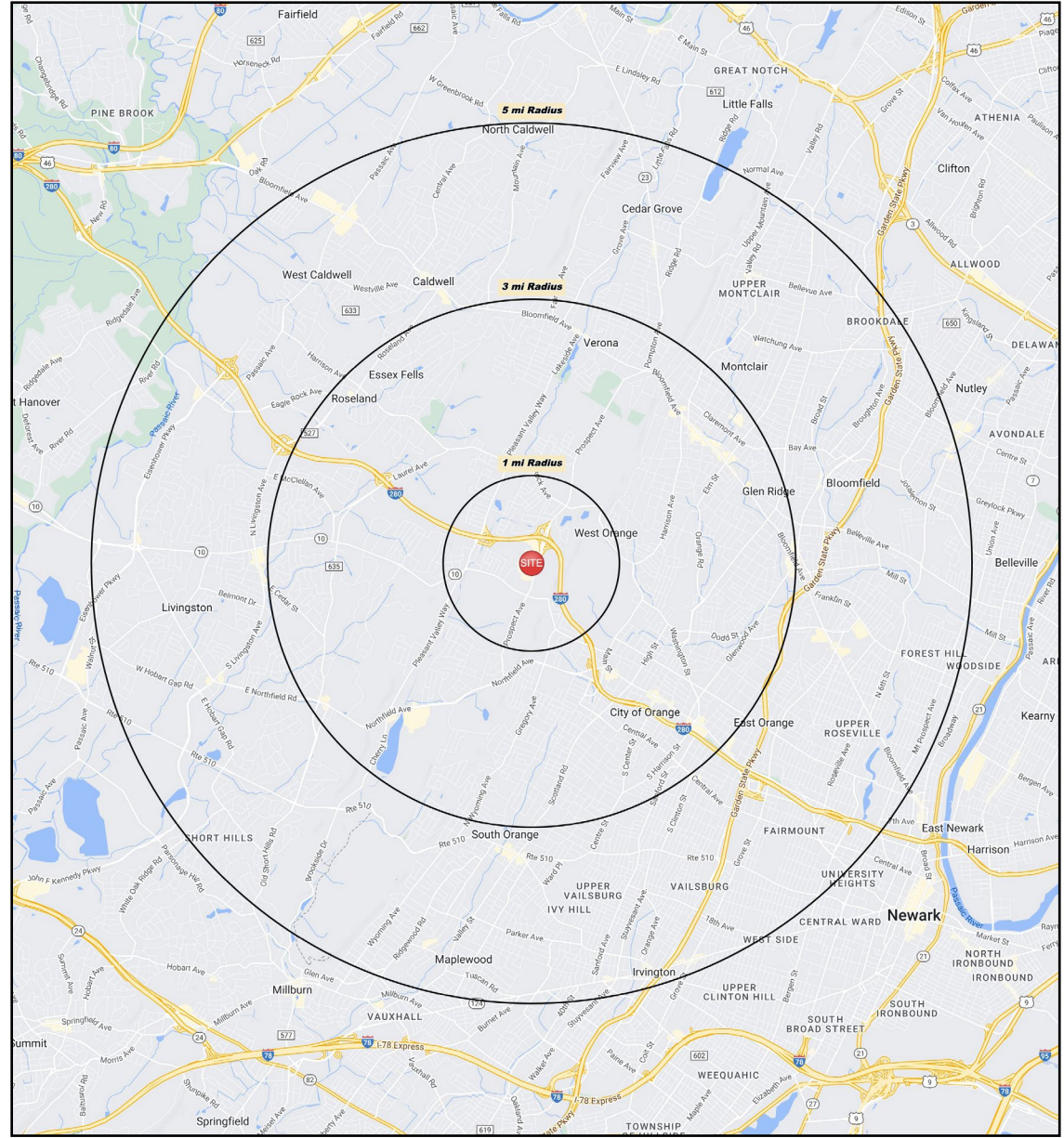
Daytime Population: **313,001**

Median Age: **38.2**



Average Household Income: **\$144,405**

Median Household Income: **\$106,397**



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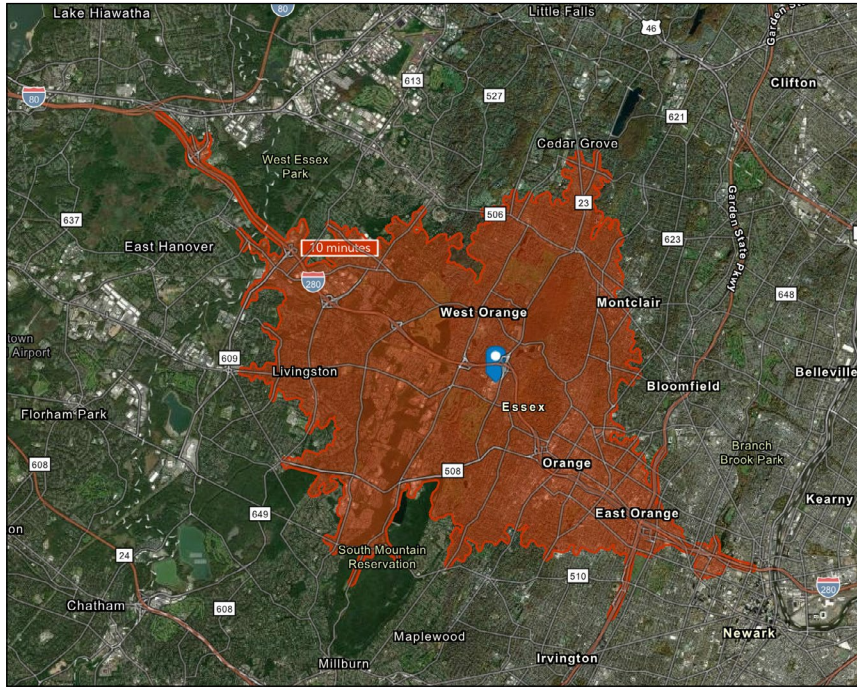
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10 MINUTE DRIVE TIME



KEY FACTS

191,218

Population

40.1

Median Age

\$80,638

Median Household Income

173,336

Daytime Population

TAPESTRY SEGMENTS

City Strivers

22,752 Households

Socioeconomic Traits

Residents rely on wage and salary income. Half have some college education. Residents work in health care, transportation, social services, and protective services.

Household Types

A blend of family households, married couples and single parents with younger or adult children, as well as single-person households.

Typical Housing

High-Density Apartments

Top Tier

8,706 Households

Socioeconomic Traits

Highly educated, successful consumer market: more than one in three residents has a postgraduate degree. Annually, they earn more than three times the US median household income.

Household Types

Married couples without children or married couples with older children.

Typical Housing

Single Family

Urban Chic

4,812 Households

Socioeconomic Traits

Residents are employed in white-collar occupations—in managerial, technical, and legal positions. Well educated, more than 65% of residents hold a bachelor's degree or higher.

Household Types

More than half of the households include married couples; nearly 30% are singles.

Typical Housing

Single Family

TOTAL RETAIL SALES

Includes F&B



\$2,240,274,209

EDUCATION

Bachelor's Degree or Higher



45%

OWNER OCCUPIED HOME VALUE

Average



\$607,546

ANNUAL HOUSEHOLD SPENDING

\$4,857

Eating Out

\$3,086

Apparel & Services

\$9,110

Groceries

\$335

Computer & Hardware

\$8,654

Health Care



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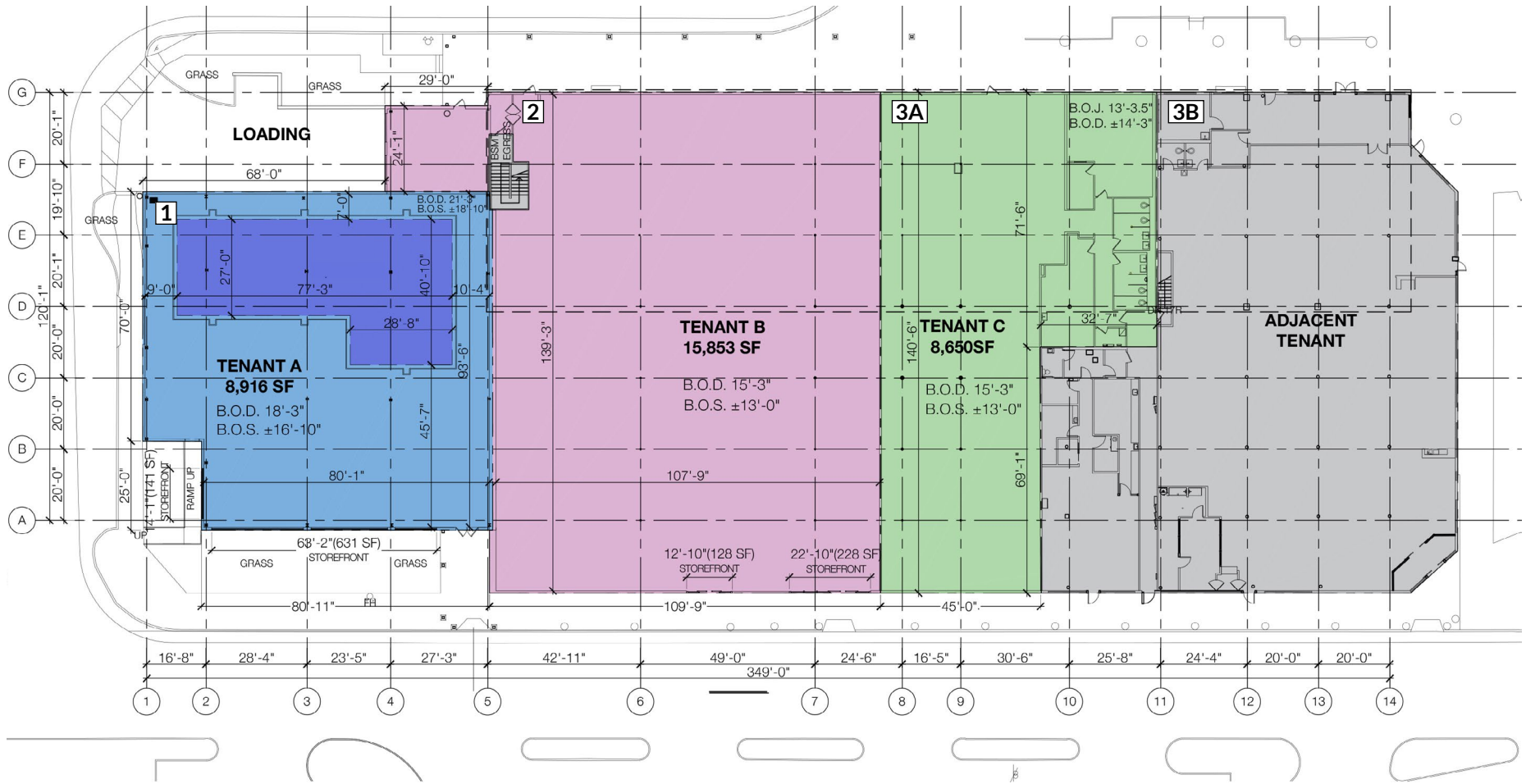
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BUILDING A



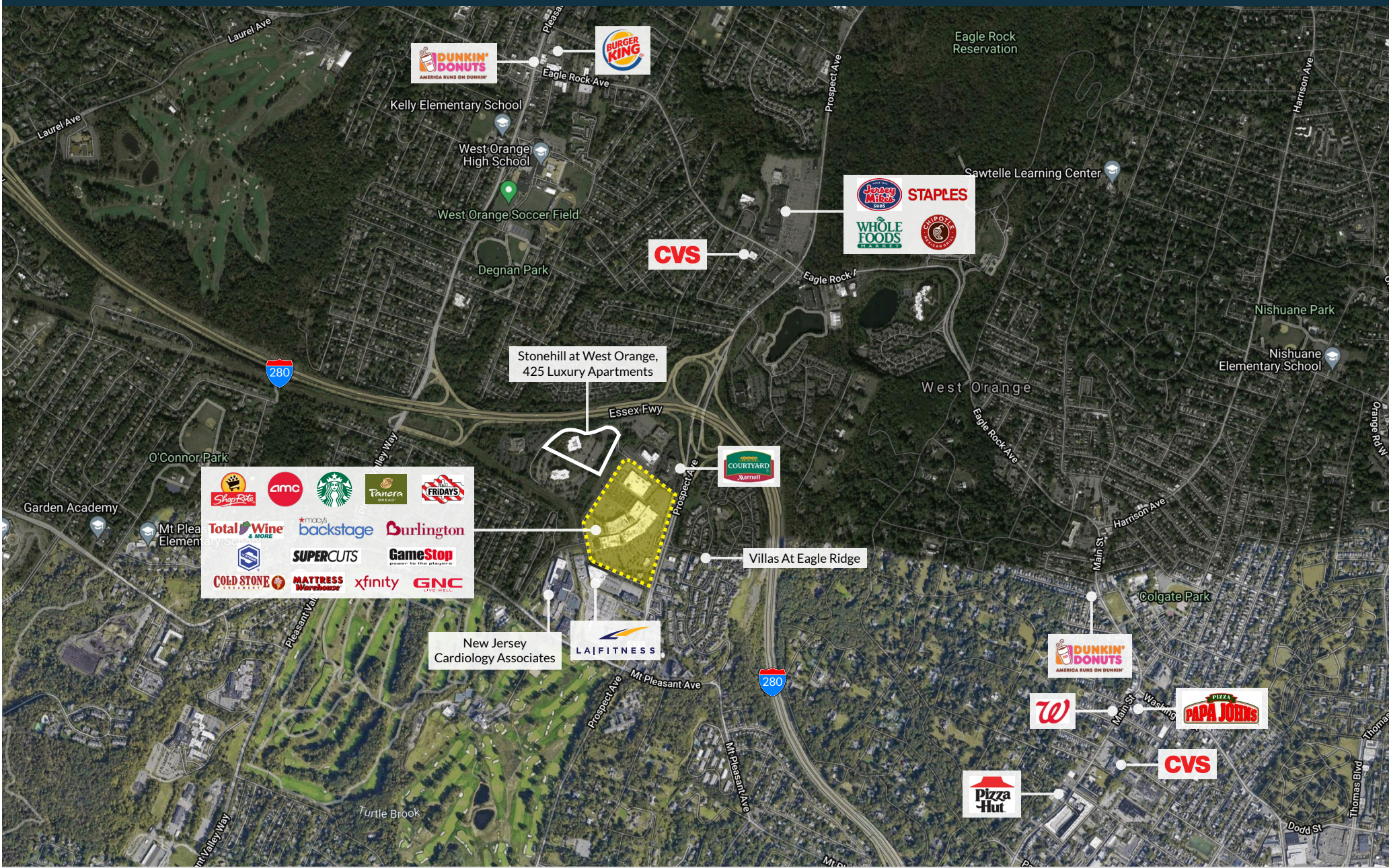
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ESSEX GREEN TOWN CENTER



EXPERIENCED ESSEX GREEN TOWN CENTER TEAM



CHARTER REALTY

Dan Zelson | (203) 227-2922 | Dan@CharterRealty.com

William Cafero | (203) 683-1566 | William@CharterRealty.com



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www.essexgreentowncenter.com