



The Waverly at Neptune

Route 66 and Jumping Brook Road, Neptune, New Jersey

Availabilities - +/- 8,062 GLA

- +/- 1,575 SF (vented)
- +/- 2,136 SF (vented)

Co-Tenants

- Je'Belle
- Lucent Nails
- Mettamade Yoga

Delivery

- Now Delivering

Demographics

| Radius | Population | Employee Population | Average HH Income |
|--------|------------|---------------------|-------------------|
| 1 Mile | 6,407 | 7,393 | \$89,129 |
| 3 Mile | 42,300 | 30,055 | \$104,070 |
| 5 Mile | 124,577 | 76,037 | \$102,968 |

Retail for Lease - Contact

Jason Pierson
Ph. 732-707-6900 x1
jason@piersonre.com

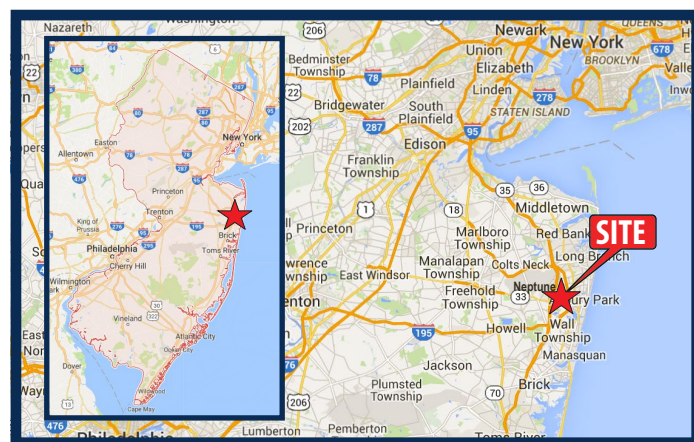
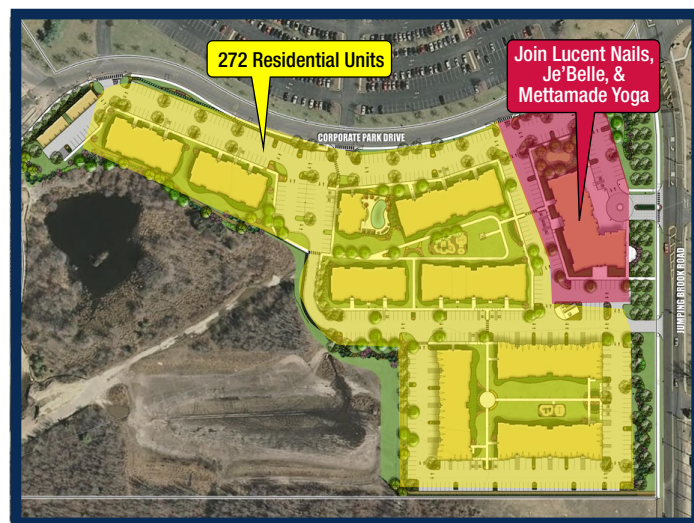
Ryan Starkman
Ph. 732-707-6900 x5
ryan@piersonre.com

PIERSON
COMMERCIAL REAL ESTATE®

The Waverly at Neptune

Route 66 and Jumping Brook Road, Neptune, New Jersey

- Part of a brand new 272-unit mixed-use development under construction along the growing Route 66 corridor and directly across from Neptune Little League field and 151-unit adult townhome development
- Well-located near the prominent intersection of Route 66 and Jumping Brook Road
- Multiple points of ingress and egress out to Jumping Brook Road (including direct access into American General office complex) and Route 66
- Strategically surrounded by office buildings and warehouses as well as several other retailers, hotels, businesses and municipal sport fields
- Situated off exit 100A of the Garden State Parkway in route to major "Jersey Shore" beach communities
- Adjacent to the Jersey Shore Premium Outlets



Retail for Lease - Contact

Jason Pierson
Ph. 732-707-6900 x1
jason@piersonre.com

Ryan Starkman
Ph. 732-707-6900 x5
ryan@piersonre.com

PIERSON
COMMERCIAL REAL ESTATE.®