

4080 Quakerbridge Rd

Lawrenceville, NJ 08648

±4.68 AC Land for Sale

NOW ON THE MARKET!



LAND FOR SALE

Questions? Contact Us.

Greg Jones

GJones@jcbarprop.com

p. 610-234-6491

c. 484-948-5217

4080 Quakerbridge Rd

Lawrenceville, NJ 08648

±4.68 AC Land for Sale

NOW ON THE MARKET!

Highlights

- Rare opportunity for ground available in affluent market with great demographics
- Visibility and access on Quakerbridge Road
- Close proximity to the Quakerbridge Mall with 1,121,000 SF of retail
- Zoning: HC (Highway Commercial)
- Shared access with Costco from Quakerbridge Road (32,913 VPD) and Lawrence Station Road (5,007 VPD)
- Area Retailers:



Demographic	1 Mile	3 Miles	5 Miles
Population	6,175	36,082	141,480
Households	2,416	13,346	50,767
Avg HH Income	\$136,578	\$159,233	\$144,979

Traffic Count Quakerbridge Rd: 32,913 ADT



Population
36,082



Households
13,346



Avg HH Income
\$159,233

*3 Mile Radius

Questions? Contact Us.

Greg Jones

GJones@jcbarprop.com

p. 610-234-6491

c. 484-948-5217

4080 Quakerbridge Rd

NOW ON THE MARKET!

Lawrenceville, NJ 08648

±4.68 AC Land for Sale

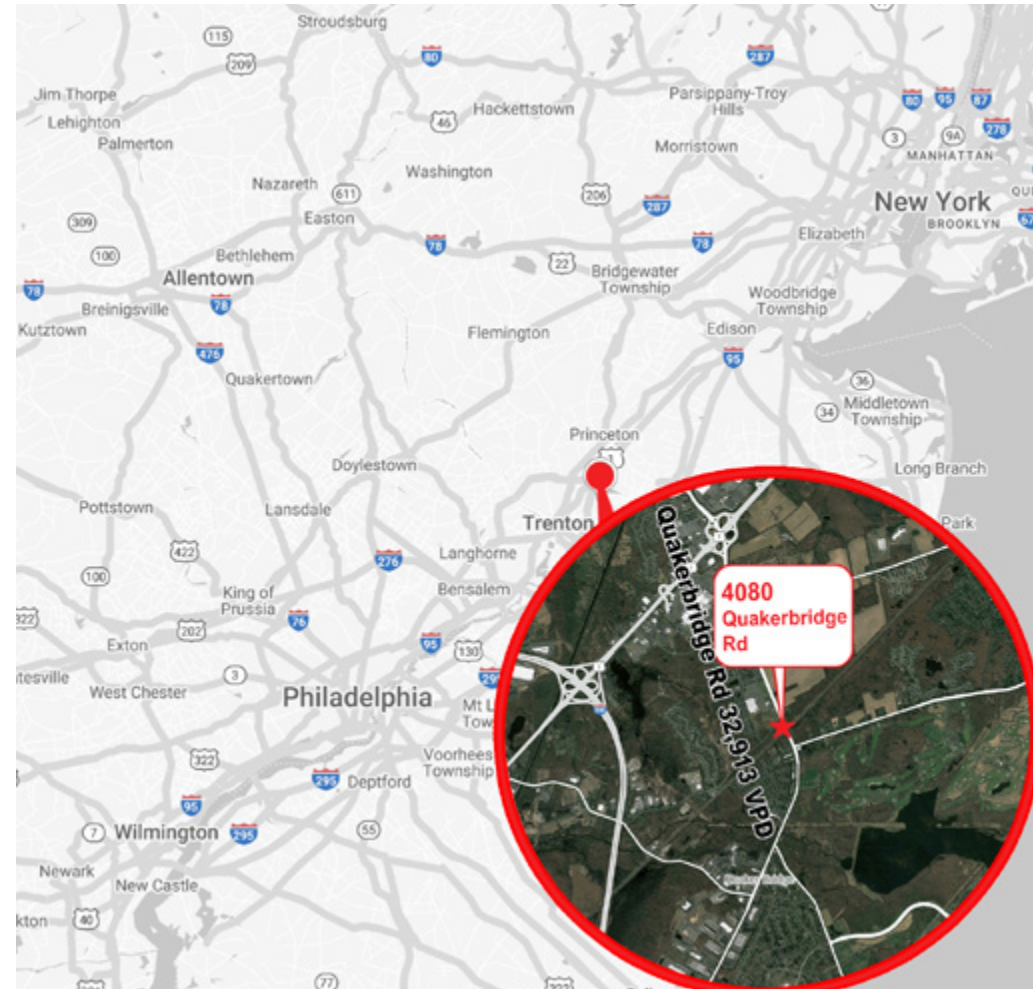
About Lawrenceville

Lawrenceville is located within Lawrence Township in Mercer County, New Jersey approximately 42 miles from Center City Philadelphia. Lawrenceville is located roughly halfway between Princeton and Trenton. Lawrenceville is accessible by Interstate 95 and Route 1. Lawrenceville is commonly known for its prestigious hospitals, Capital Health and Princeton Healthcare System and distinguished schools including close proximity to Princeton University with approximately 8,623 students and continuously growing.

Zoning

Permitted Uses:

- Retail
- Restaurants
- Department Stores
- Banks
- Office
- Theaters
- Recreation
- Auto Sales
- Car Wash
- Government



Questions? Contact Us.

Greg Jones

GJones@jcbarprop.com

p. 610-234-6491

c. 484-948-5217



COSTCO
WHOLESALE

**±4.68 AC
FOR SALE**

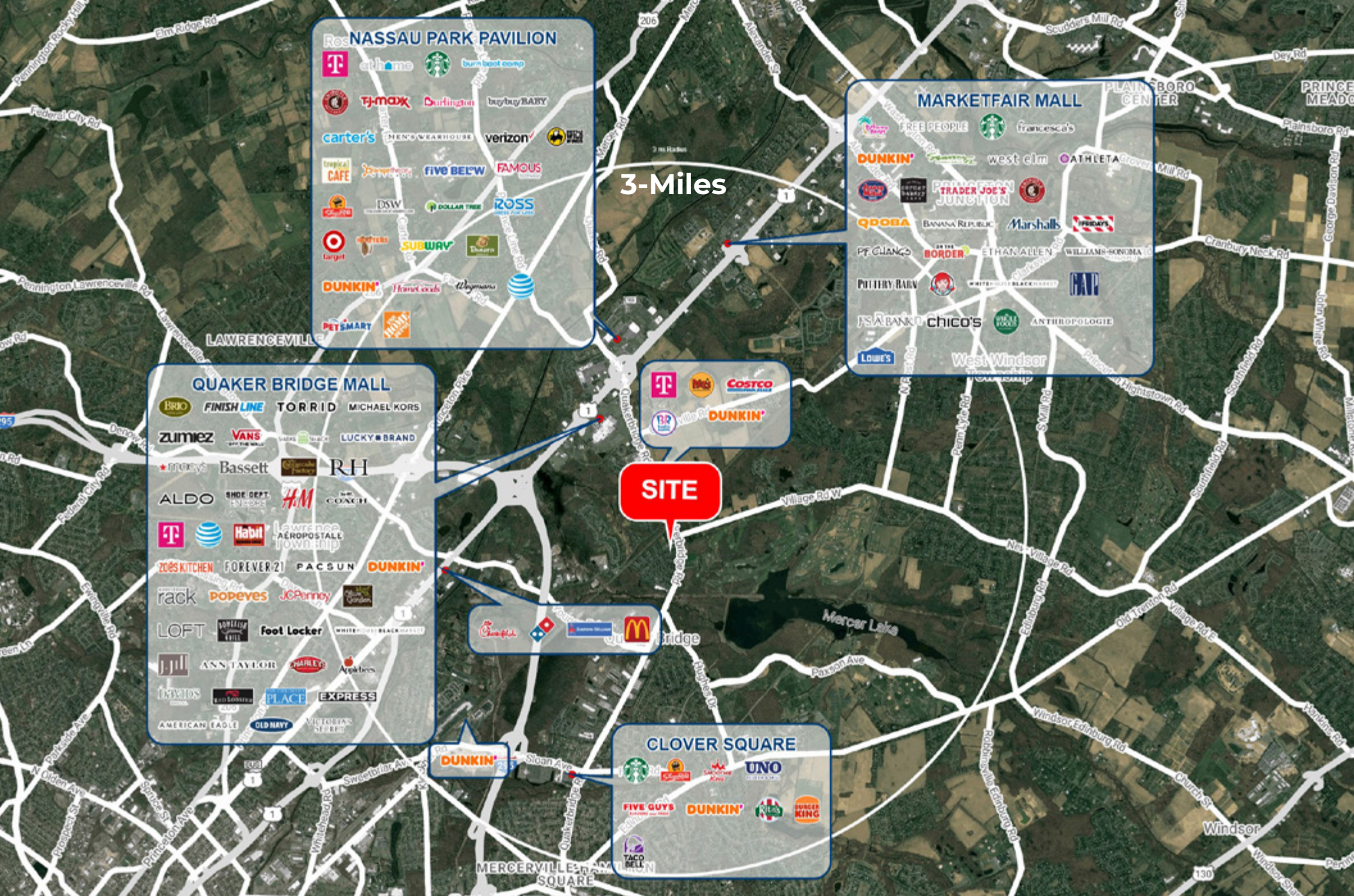
Quakerbridge Rd 32,913 ADT

Avalon Way

Lawrence Station Rd

Village Rd W

Local Aerial



NASSAU PARK PAVILION

- et home
- Starbucks
- burn best camp
- TJ-maxx
- Darlington
- buybuyBABY
- carter's
- DIEN'S WEARHOUSE
- verizon
- TEMPICAL CAFE
- Five Below
- FAMOUS
- DSW
- DOLLAR TREE
- ROSS
- Target
- SUBWAY
- DUNKIN'
- HomeGoods
- Walmart
- PETSMART

MARKETFAIR MALL

- FREE PEOPLE
- Starbucks
- francesca's
- DUNKIN'
- TRADER JOE'S
- CATHLETA
- QDOBA
- BANANA REPUBLIC
- Marshalls
- PF CHANGS
- ON THE BORDER
- ETHAN ALLEN
- WILLIAMS-SONOMA
- POTTERY BARN
- chico's
- ANTHOPOLOGIE
- Lowie's

QUAKER BRIDGE MALL

- EBRO
- FINISH LINE
- TORRID
- MICHAEL KORS
- zumiez
- VANS
- LUCKY BRAND
- moxy
- Bassett
- RH
- ALDO
- SHOE DEPT.
- H&M
- COACH
- Habit
- AEROPOSTALE
- ZOES KITCHEN
- FOREVER 21
- PAC SUN
- DUNKIN'
- rack
- POPEYES
- JCPenney
- LOFT
- foot Locker
- ANN TAYLOR
- MARLEY'S
- Applebee's
- AMERICAN EAGLE
- OLD NAVY
- VICTORIA'S SECRET

- et home
- Costco
- DUNKIN'

SITE

- Chick-fil-A
- McDonald's

CLOVER SQUARE

- Starbucks
- UNO
- FIVE GUYS
- DUNKIN'
- BURGER KING
- TACO BELL

Market Aerial

The information and images contained herein are from sources deemed reliable. However, J.C.BAR Properties, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current.