# HERITAGE SQUARE

1640 ROUTE 22, WATCHUNG, NJ 07069

UEDGE.COM










## PROPERTY HIGHLIGHTS

**METRO AREA:** NY/NJ

**COUNTY:** Somerset

Heritage Square is a newly constructed open-air community center located in Watchung, NJ. Anchored by Sierra and HomeSense, the property also features City MD, Chick-fil-A and Miller's Ale House. Located along one of Somerset County's busiest shopping corridors, Heritage Square is easily accessible from NJ Route 22.

| TOTAL SF | ACRES | PARKING SPACES | CENTER TYPE |
|---|---|---|---|
| 87,317 | 12.5 | 377 | Community Center |

## DEMOGRAPHICS 3-MILE RADIUS

**124,182**
POPULATION

**40.1**
MEDIAN AGE

**$183,845**
AVERAGE HHI

**45.4%**
COLLEGE EDUCATED


**LEASING AGENTS**

**RONNIE BERTRAND** | rbertrand@uedge.com | 201-571-3527

**SPECIALTY LEASING**

**PATRICIA ZAFFERESE** | pzafferese@uedge.com | 201-882-7506

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| # | TENANTS | SQFT |
|---|---|---|
| 1110 | Sierra Trading Post | 18,030 |
| 1120 | HomeSense | 23,896 |
| 2110 | Ulta Beauty | 10,452 |
| 2120 | David's Bridal | 7,802 |
| 2130 | Dental 365 | 2,693 |
| 2140 | Mattress Warehouse | 4,285 |
| 2170 | Tropical Smoothie Cafe | 1,217 |
| 3110 | Starbucks Coffee | 2,365 |
| 3120 | Miller's Ale House | 7,202 |
| 3130 | Chick-fil-A | 5,150 |
| 3140 | CityMD | 4,225 |

THIS EXHIBIT SHALL NOT BE DEEMED A WARRANTY, REPRESENTATION OR AGREEMENT BY LANDLORD THAT THE LAYOUT OR CONFIGURATION OF THE SHOPPING CENTER, OR ANY PART THEREOF, SHALL REMAIN AS SHOWN HEREON.

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