

# The Link at Aberdeen Station Atlantic Avenue and Harrison Avenue, Aberdeen, New Jersey

#### Availability

• +/- 1,932 SF

• +/- 2,690 SF

• Combined +/- 4,622 SF

#### Aberdeen / Matawan Station

- 2,554 Average Daily Riders
- 929,656 Average Annual Riders
- Direct main line to New York Penn Station from Monmouth County

#### **Co-Tenancy**



### Demographics

Radius	Population	Households	Average HH Income
1 Mile	8,849	3,456	\$120,234
3 Mile	69,467	26,430	\$124,262
5 Mile	142,537	53,664	\$127,134

### **Retail for Lease - Contact**

Jason Pierson Ph. 732-707-6902 jason@piersonre.com Ryan Starkman Ph. 732-724-4501 ryan@piersonre.com



## The Link at Aberdeen Station Atlantic Avenue and Harrison Avenue, Aberdeen, New Jersey

- New transit oriented mixed-use development currently under construction with up to 4,622 SF of retail and 227 luxury residential units directly adjacent to the Aberdeen/Matawan Train Station
- Aberdeen/Matawan Train Station is the busiest train station along the North East Corridor rail line servicing just under 1 million riders per year with transportation to New York Penn Station in less than an hour
- Strategically placed less than 1 mile from the Garden State Parkway, Route 35 and Route 36 with ease of access to the dense residential communities within the market
- Retailers will have access to a daily built-in customer base with the residents on-site and the nearly 1 million riders per year visiting the retail









#### **Retail for Lease - Contact**

Jason Pierson Ph. 732-707-6902 jason@piersonre.com Ryan Starkman Ph. 732-724-4501 ryan@piersonre.com



© Pierson Commercial Real Estate LLC. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any renderings, projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.