

2130 Route 35

Holmdel, NJ 07733

FOR SUBLEASE

37,500 SQ. FT.

Holmdel Commons is a beautiful 300,000 square foot shopping center. It is the prize center of the Route 35 trade area and offers a strong tenant mix.

CONTACT US



BRUCE POLLACK
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(718) 810-7678



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www.fdcrealty.com



Commons at Holmdel



Terrific opportunity for a supermarket or any other retail opportunity:

Location: The Commons at Holmdel, a prime retail center directly on Route 35 with easy access to the Garden State Parkway.

Join: Best Buy, Barnes & Noble, Old Navy, Ulta, Bath & Body Works, Michaels, J. Crew, The Turning Point, Golf Galaxy, Crumbl, Freddy's, Lens Crafters

Traffic Count: Route 35 (42,650), S. Laurel Avenue (15,890)

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± 37,500 SF AVAILABLE
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FIRST DEVELOPMENT
CORPORATION



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COMMONS at HOLMDEL

RETAIL TRAFFIC DRIVERS

2130 ROUTE 35, HOLMDEL, NJ 07733



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DEMOGRAPHICS: 1, 3 & 5 MILES:

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Radius	1 Mile		3 Mile		5 Mile	
Population						
2029 Projection	7,697		70,958		134,150	
2024 Estimate	7,690		71,563		135,241	
2020 Census	7,546		73,666		138,947	
Growth 2024 - 2029	0.09%		-0.85%		-0.81%	
Growth 2020 - 2024	1.91%		-2.85%		-2.67%	
2024 Population by Hispanic Origin	485		7,190		13,806	
2024 Population	7,690		71,563		135,241	
White	5,818	75.66%	57,651	80.56%	107,866	79.76%
Black	81	1.05%	1,717	2.40%	3,945	2.92%
Am. Indian & Alaskan	18	0.23%	215	0.30%	445	0.33%
Asian	1,183	15.38%	4,412	6.17%	8,107	5.99%
Hawaiian & Pacific Island	0	0.00%	0	0.00%	0	0.00%
Other	590	7.67%	7,568	10.58%	14,878	11.00%
U.S. Armed Forces	11		41		50	
Households						
2029 Projection	2,797		25,415		49,239	
2024 Estimate	2,802		25,689		49,736	
2020 Census	2,781		26,727		51,603	
Growth 2024 - 2029	-0.18%		-1.07%		-1.00%	
Growth 2020 - 2024	0.76%		-3.88%		-3.62%	
Owner Occupied	2,335	83.33%	20,232	78.76%	38,382	77.17%
Renter Occupied	467	16.67%	5,456	21.24%	11,354	22.83%
2024 Households by HH Income	2,802		25,688		49,738	
Income: <\$25,000	270	9.64%	3,141	12.23%	4,972	10.00%
Income: \$25,000 - \$50,000	360	12.85%	2,876	11.20%	5,277	10.61%
Income: \$50,000 - \$75,000	351	12.53%	3,046	11.86%	5,811	11.68%
Income: \$75,000 - \$100,000	367	13.10%	3,163	12.31%	5,363	10.78%
Income: \$100,000 - \$125,000	232	8.28%	2,701	10.51%	6,244	12.55%
Income: \$125,000 - \$150,000	197	7.03%	1,939	7.55%	4,084	8.21%
Income: \$150,000 - \$200,000	401	14.31%	3,355	13.06%	6,792	13.66%
Income: \$200,000+	624	22.27%	5,467	21.28%	11,195	22.51%
2024 Avg Household Income	\$138,317		\$135,057		\$141,160	
2024 Med Household Income	\$105,711		\$105,720		\$113,797	

