

**Wood Ridge, NJ**

**I-30**

**Location:** 247-257 Valley Boulevard

**Gross Leasable Area:** 6,510 SF

**County:** Bergen

**Traffic Count:** 14,700 cars per day

**Anchor:** Emilia Romagna Restaurant

**Parking Spaces:** Per Code

**Year Renovated:** 2007

**Satellite Tenants:** 5 satellite stores

**Frontage:** 120'

**Property Description:** 1 story masonry building with on-site parking to the rear.

**Demographic Profile:**

5 Mile Radius

**Population:** 546,969

**Households:** 199,216

**Income:**

**Average Household Income:** 64,577

**Per Capita Income:** 23,957

**Market Description:** Valley Boulevard runs parallel to the route 17 retail corridor. The center is a classic downtown building in a mature setting surrounded by residential homes.

