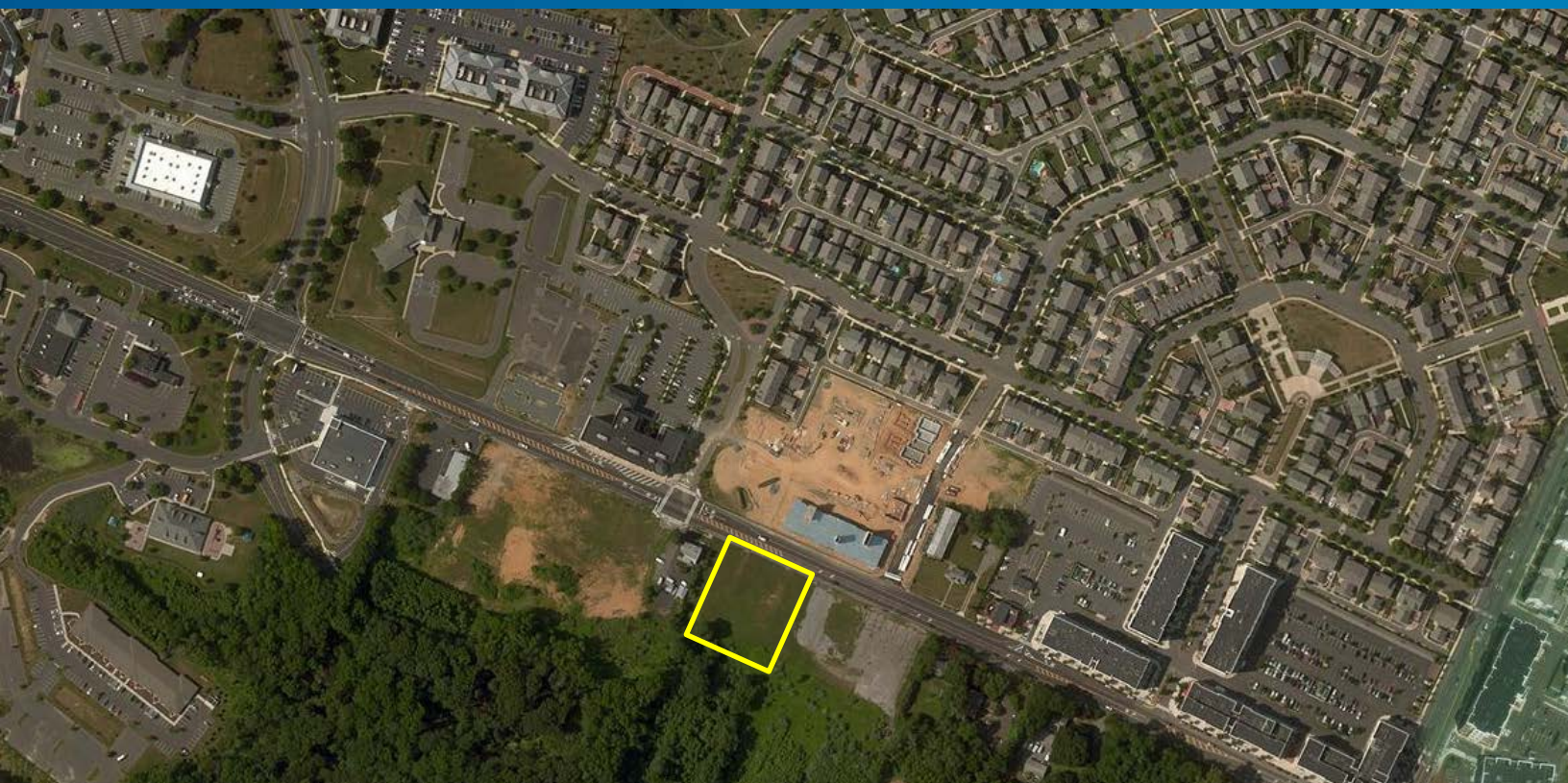


FOR SALE

# Land Development Site

ROUTE 33 - ROBBINSVILLE, NJ



## Availability

- › Total Size: 4.32 acres
- › Lot 12: 2.41 acres
- › Lot 13: 1.91 acres

## Details

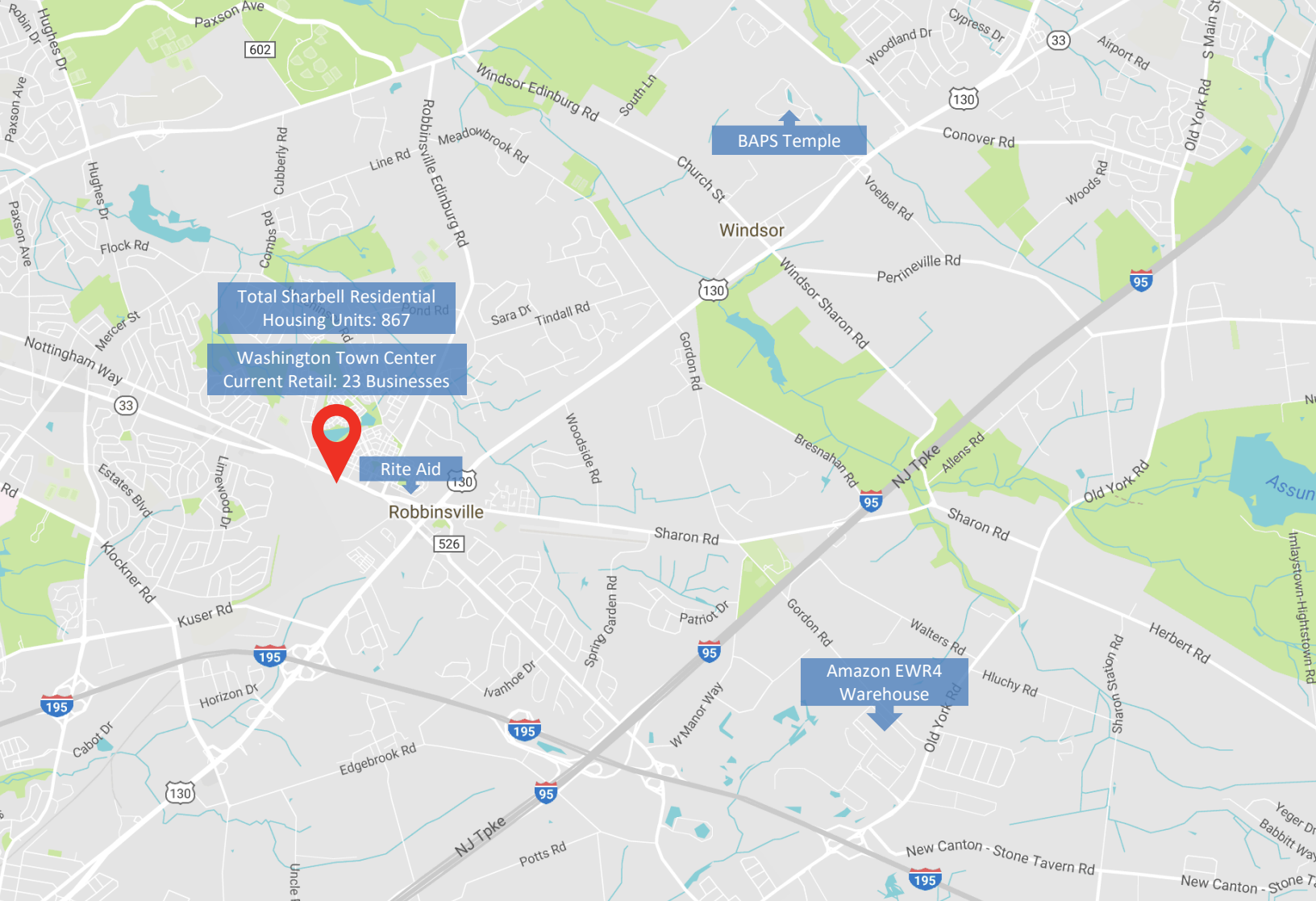
- › Zoned Town Center: retail, restaurant, office, and medical are among the wide list of permitted uses
- › Frontage on Route 33 in Robbinsville
- › Directly across the street from Sharbell's Robbinsville Mixed-use Development
- › Easy access to Route 33, 130, and the NJ Turnpike
- › Very close to a planned cancer medical center
- › Owners will provide time for approvals

## CONTACT

Timothy Norris, CCIM  
Senior Managing Director  
Broker Salesperson  
609 297 5176  
[tim.norris@colliers.com](mailto:tim.norris@colliers.com)

No representation is made to the accuracy of the information furnished herein and same is submitted subject to errors, omission, change of prices, rental, or other conditions, prior sale, lease, and/or withdrawal without notice. The furnishing of this information shall not be deemed a hiring. A commission in accordance with our principal's schedule of rates and conditions will be paid to the procuring Broker executing owner's brokerage agreement who fully consummates a lease upon terms and conditions acceptable to our principal.

COLLIERS INTERNATIONAL NJ LLC  
500 Alexander Park, Suite 101  
Princeton, NJ 08540  
[www.colliers.com](http://www.colliers.com)



## Demographics

### 1 Mile Radius



Population 8,120



Households: 3,931



Average Household  
Income: \$122,491

### 3 Mile Radius



Population 39,971



Households: 17,304



Average Household  
Income: \$118,357

### 5 Mile Radius



Population 107,786



Households: 43,833



Average Household  
Income: \$111,378

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