

# High Traffic Retail Space Available

## Riverfront Plaza, 500 S River St, Hackensack, NJ



### Riverfront Plaza

- 130,000 sf regional shopping center in key Bergen County market.
- Join Shoprite, Mandee, Verizon Wireless, Subway, Chase, GNC, Radio Shack, Asian/Sushi, J-B Pet Supply, more...
- **Available:** Call for availability.
- High ShopRite Traffic and Great Visibility.
- Tremendous Demographics:
  - 79,000+ population in two-miles.
  - \$71,000+ Avg Income.

*Crossroads Companies*

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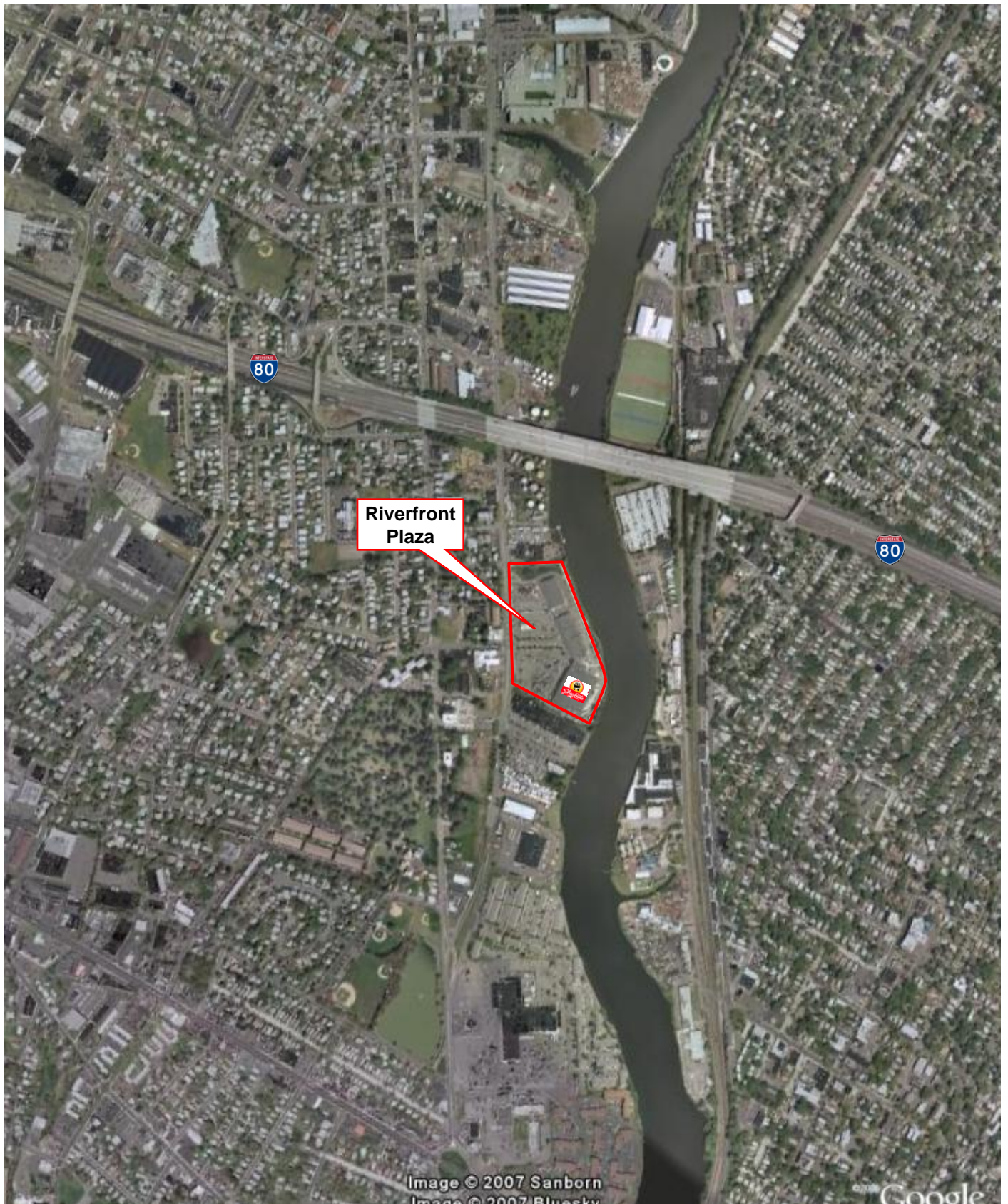
Tel: 201-252-2890 Ext 204  
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[www.crossroads-companies.com](http://www.crossroads-companies.com)

<b>Demographics</b>	<b>1 Mile</b>	<b>2 Miles</b>	<b>3 Miles</b>	<b>5 Miles</b>
Population	28,001	79,921	187,570	574,269
Households	10,400	30,266	72,528	219,061
Daytime Pop.	15,701	62,684	105,983	266,117
Avg Income	\$63,742	\$71,279	\$77,073	\$76,187

All information is from sources deemed reliable and is subject to errors, omissions, change of price, terms, rentals, prior sale and withdrawal without notice.

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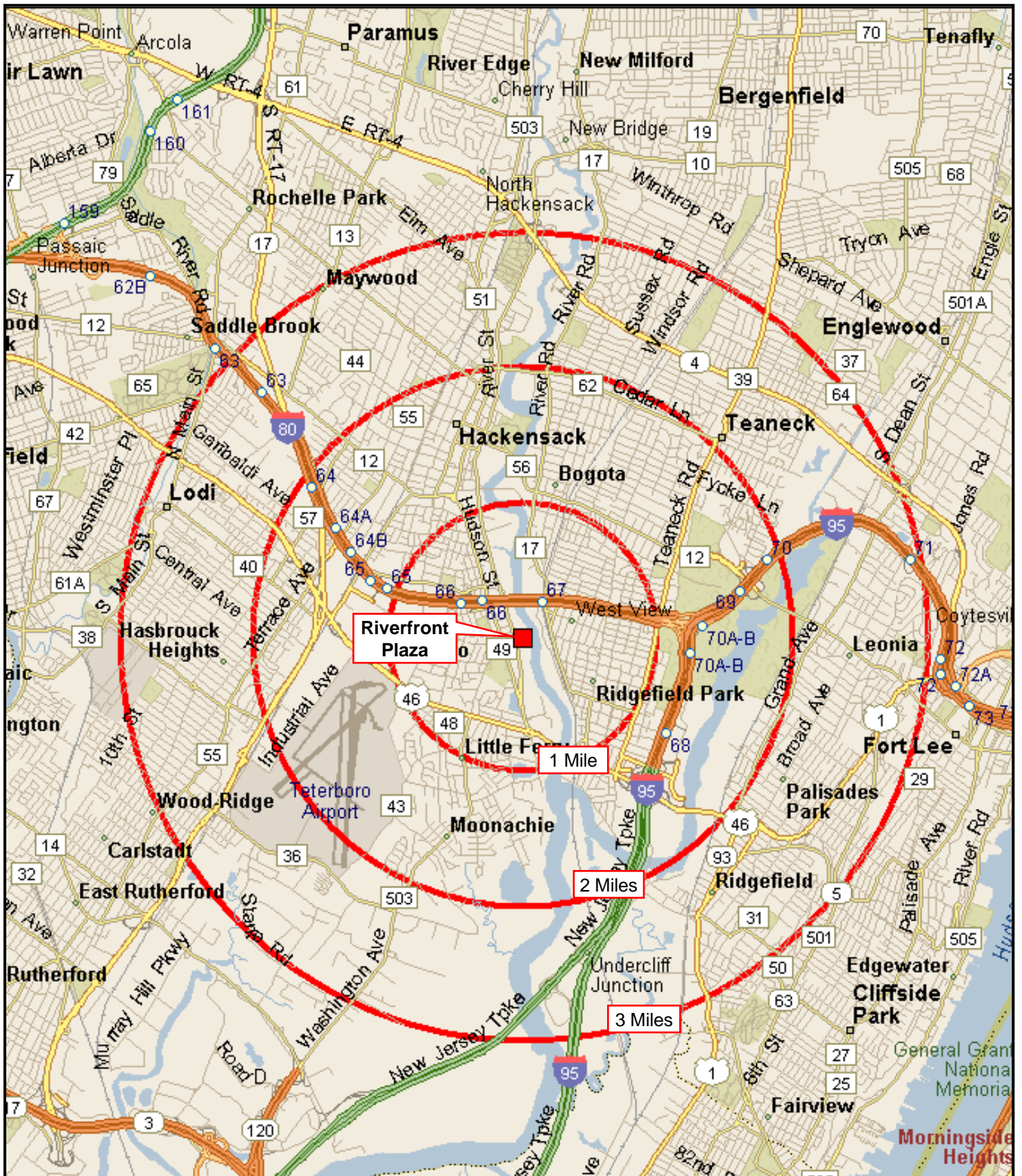
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## Demographic Snapshot Comparison Report

	1 Mile	2 Miles	3 Miles	5 Miles
<b>Population</b>				
Total Population	28,001	79,921	187,570	574,269
Male Population	49.9%	49.2%	48.6%	48.5%
Female Population	50.2%	50.8%	51.4%	51.5%
Median Age	38.2	38.7	39.4	38.9
Population Density (per sq. mi.)	8,912.9	6,359.9	6,633.9	7,311.8
Employees	15,701	62,684	105,983	266,117
Establishments	1,433	5,586	10,714	28,115
<b>Income</b>				
Median HH Income	\$57,295	\$60,972	\$62,015	\$58,878
Per Capita Income	\$24,295	\$27,789	\$30,374	\$29,503
Average HH Income	\$63,742	\$71,279	\$77,073	\$76,187
<b>Households</b>				
Total Households	10,400	30,266	72,528	219,061
Average Household Size	2.6	2.6	2.6	2.6
Household Growth 1990 - 2000	6.2%	6.0%	5.7%	6.6%
<b>Housing</b>				
Owner Occupied Housing Units	52.7%	52.5%	55.0%	53.2%
Renter Occupied Housing Units	45.8%	45.0%	42.6%	43.8%
Vacant Housing Units	1.6%	2.5%	2.4%	3.0%
<b>Race</b>				
White	65.7%	63.0%	63.2%	62.7%
Black	6.9%	10.4%	9.3%	7.8%
American Indian, Eskimo, Aleut	0.1%	0.1%	0.1%	0.1%
Asian	14.2%	13.3%	17.0%	14.9%
Hawaiian or Pacific Islander	0.1%	0.1%	0.0%	0.0%
Other	8.6%	8.7%	6.5%	10.1%
Multirace	4.5%	4.6%	3.8%	4.4%
<b>Ethnicity</b>				
Hispanic	31.1%	29.9%	23.1%	27.9%
Non-Hispanic	69.0%	70.1%	76.9%	72.1%