



SILBERT REALTY & MANAGEMENT COMPANY, INC.

Seeking Sites For STARBUCKS COFFEE

We are aggressively seeking sites within Northern & Central New Jersey for Starbucks Coffee

TARGET MARKETS

Counties to include Hunterdon, Middlesex,
Monmouth, Morris, Somerset, Sussex, Warren

REQUIREMENTS

Approximately 800 to 2,000 sf free-standing or
end-cap unit with drive thru(s); inline are acceptable

DEAL TYPE

Lease, ground lease or purchase

PARKING

A minimum of 17 dedicated parking spaces

FRONTAGE

Requires a minimum of 23' of frontage

VISIBILITY

Maximum visibility and prototype signage

ACCESS

Easy ingress/egress

TRAFFIC

Located within 1/4 mile of an interstate or off-ramp;
Location should be a natural or known
meeting place for travelers

POPULATION

Minimum required 25,000 population within two mile

INCOME

Minimum \$45,000 average household income within
one mile

DESIRED CO-TENANTS

All co-tenants except coffee shops or specialty shops
selling gourmet coffees



Free-standing with drive-thru - East Brunswick, NJ



End-cap with drive-thru potential - East Rutherford, NJ

For Additional Information Contact:

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