Old Bridge Gateway

Middlesex County | New York-Newark-Jersey City, NY-NJ | 254,548 Sq Ft

1000-1074 Route 9 | Old Bridge, NJ 08857

40.4532, -74.2994





Demographics	1 Mile	3 Miles	5 Miles
Population	17,739	66,576	216,237
Daytime Pop.	10,532	43,635	184,246
Households	6,694	25,741	78,075
Income	$127,635	$131,839	$132,150

Source: Synergos Technologies, Inc. 2024

Strong lineup of national retailers including Marshalls, Five Below, Petco, and Panera drawing an estimated 2.7M annual visits (Placer.ai, 2025)

Surrounded by an affluent and well-educated population with an average household income of $131K+ and 36% college educated within a 3-mile radius

Close proximity to multiple elementary schools with a combined enrollment of 2K+ students (NCES, 2023)

High visibility from 110K+ VPD on US Hwy 9 and 13K+ on Ernston Rd with convenient accessibility to Garden State Parkway (Kalibrate, 2025)



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Available Spaces

1014	39,112 Sq Ft	1044A	17,000 Sq Ft

Current Tenants

Space size listed in square feet

1001	Texas Roadhouse	17,000
1004	Marshalls	31,130
1016	Mike's Pizza	2,500
1018	Satori Academy of Martial Arts	2,278
1022	GNC	1,737
1024	Sally Beauty Supply	1,872
1026	Carousel Hair	960
1028	Optimum	2,000
1030	Inspirations	11,129
1034	Phenix Salon Suites	7,695
1038	Dollar Tree	15,125
1040	Old Bridge Vision Center	2,100
1042	Angel Nails	2,000
1046	European Wax Center	1,800
1048	Hand & Stone Massage and Facial Spa	4,200
1050A	Teriyaki Madness	2,179
1052	Bhavani Food Market	11,916
1054	AT&T	1,600
1056	The UPS Store	2,000
1058	Fine Wine & Liquor Depot	4,125
1062	Petco	11,125
1064	Five Below	8,841
1066A	Panera Bread	4,810
1066B	Mattress Warehouse	7,186
1068	Jersey Mike's	1,435
1070	Allied Dental	4,693
1074	Pep Boys	13,000

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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