

MANALAPAN, NJ - MIXED-USE (RETAIL/OFFICE)

285 GORDONS CORNER RD, MANALAPAN, NJ 07726

JOIN LU BELLA BOUTIQUE : LEASED 4,000 SF



OFFERING SUMMARY

| | |
|----------------|------------------|
| Available SF: | 1,600 - 3,500 SF |
| Lease Rate: | Call for Details |
| Building Size: | 12,000 SF |

NEIGHBORING TENANTS



PROPERTY OVERVIEW

Available Immediately: New Expansion containing both office and retail space in Manalapan NJ.

PROPERTY HIGHLIGHTS

- New Expansion
- 1,600 SF (1st Floor - RETAIL)
- 3,500 SF Remaining (2nd Floor - OFFICE)
- 1st Quarter 2019
- Elevator to 2nd Floor is Well Suited for Medical Use
- Abundant Parking
- Located at Signalized Intersection
- Very Busy Shopping Center -
- NEWLY LEASED: LU BELLA BOUTIQUE 4,000 SF
- LEASED 3,500 SF Office Space - 2nd Floor: Rover Medical - September 2019 opening

FOR MORE INFORMATION CONTACT:

MARK HANDWERKER

201.703.9700 x131
mhandwerker@thegoldsteingroup.com

Licensed Real Estate Broker | 45 EISENHOWER DRIVE | SUITE 500 | PARAMUS, NJ 07652

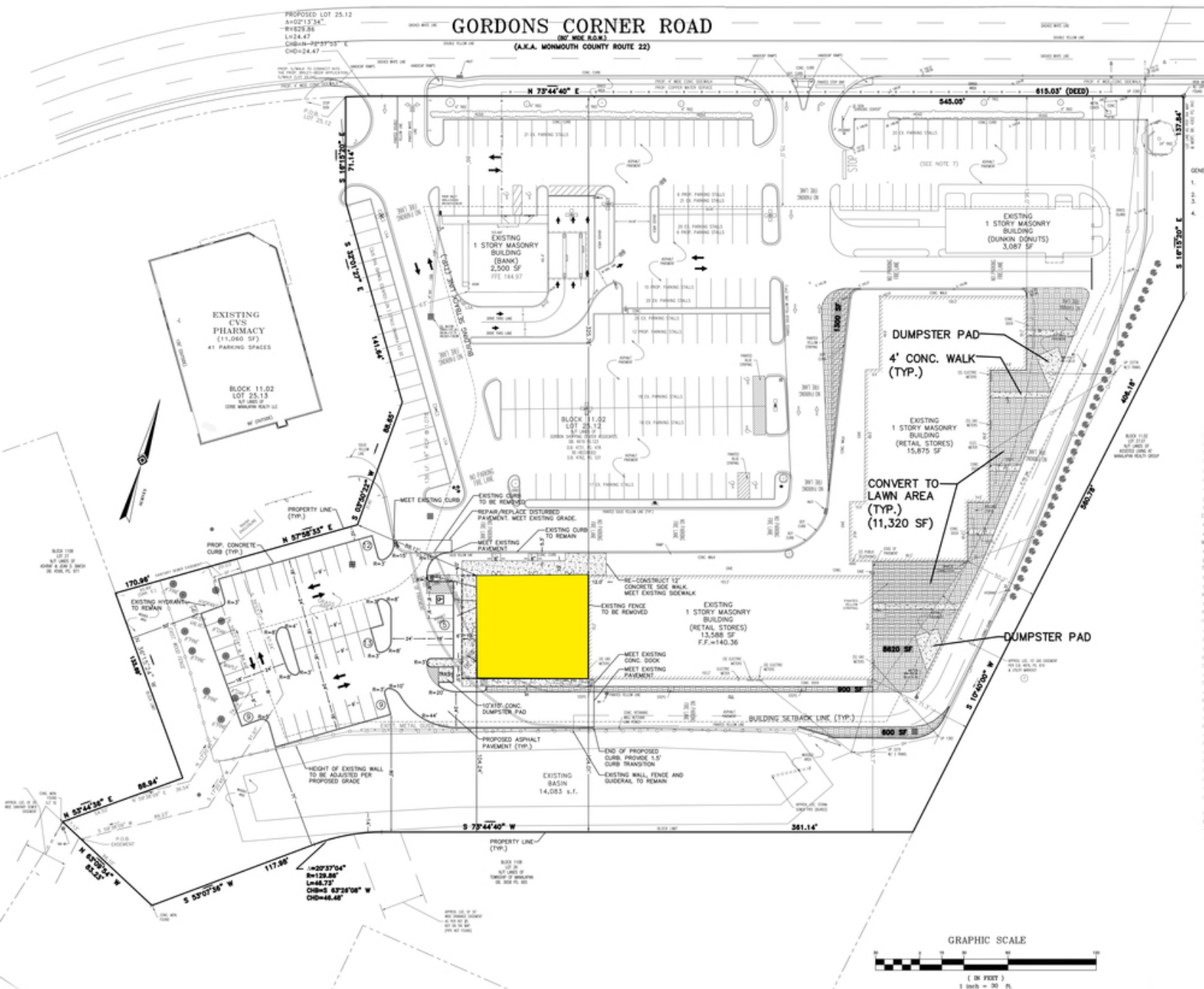
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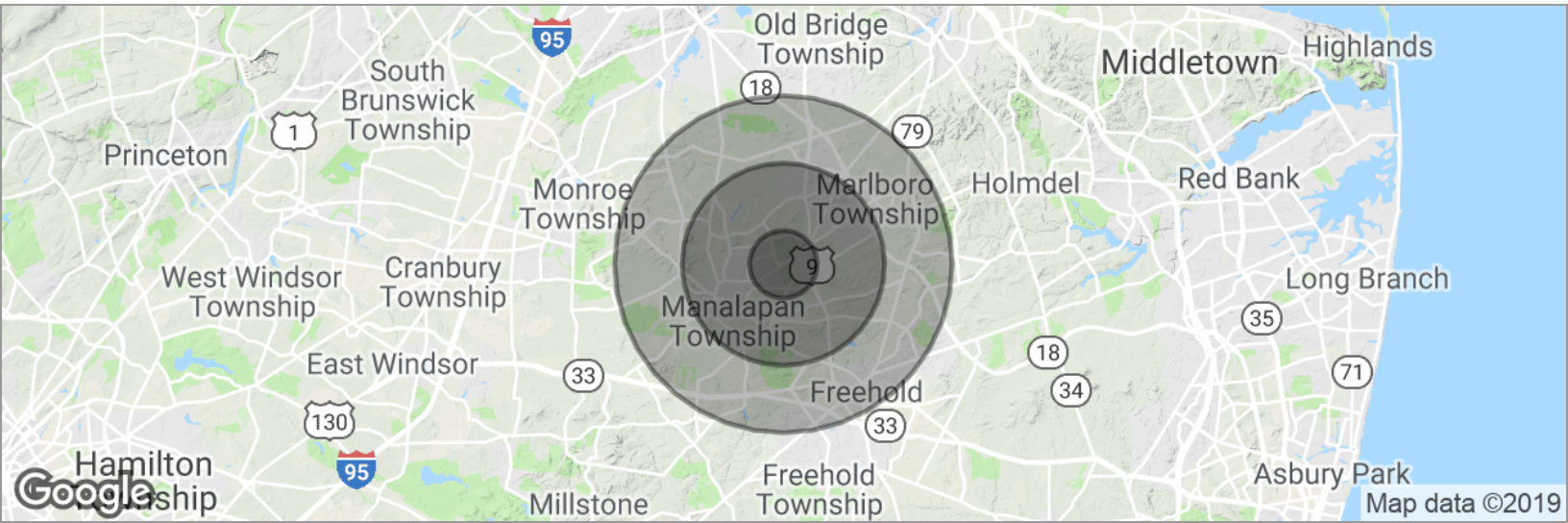
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| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total population | 6,569 | 50,629 | 113,976 |
| Median age | 41.5 | 41.9 | 40.2 |
| Median age (Male) | 39.3 | 41.0 | 39.4 |
| Median age (Female) | 42.6 | 42.6 | 40.8 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total households | 2,143 | 17,010 | 38,198 |
| # of persons per HH | 3.1 | 3.0 | 3.0 |
| Average HH income | \$123,089 | \$124,307 | \$122,154 |
| Average house value | \$510,800 | \$513,496 | \$484,360 |

* Demographic data derived from 2010 US Census

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