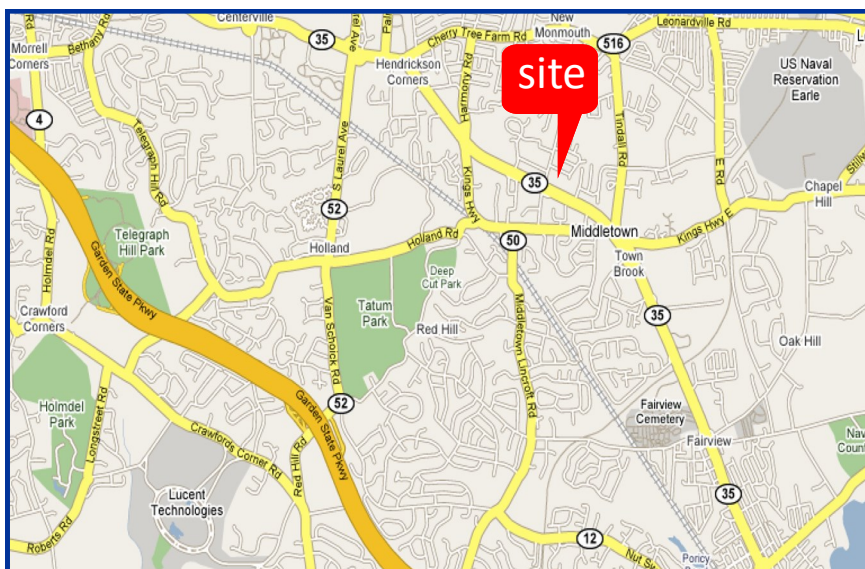




The Marketplace at Middletown

Formerly Middletown Shopping Center

Route 35 & New Monmouth Rd, Middletown, NJ



Property Highlights

- Bed Bath & Beyond and TJ Maxx anchors
- New facade throughout, new pavements, and new landscaping plans.
- New Monmouth Road leads directly to Belford Ferry to Manhattan
- High Traffic Intersection with 27,759 VPD
- Exceptional Access and Visibility– Ample Parking
- High Barriers to Market Entry
- Bedroom Community to NYC Commuters
- Surrounded by Upscale Neighborhoods

Demographics

	1 Mile	3 Miles	5 Miles
Population	5,846	57,007	136,223
House Holds	2,149	19,929	49,490
Avg. HHInc.	\$115,434	\$126,527	\$118,339

Rendering

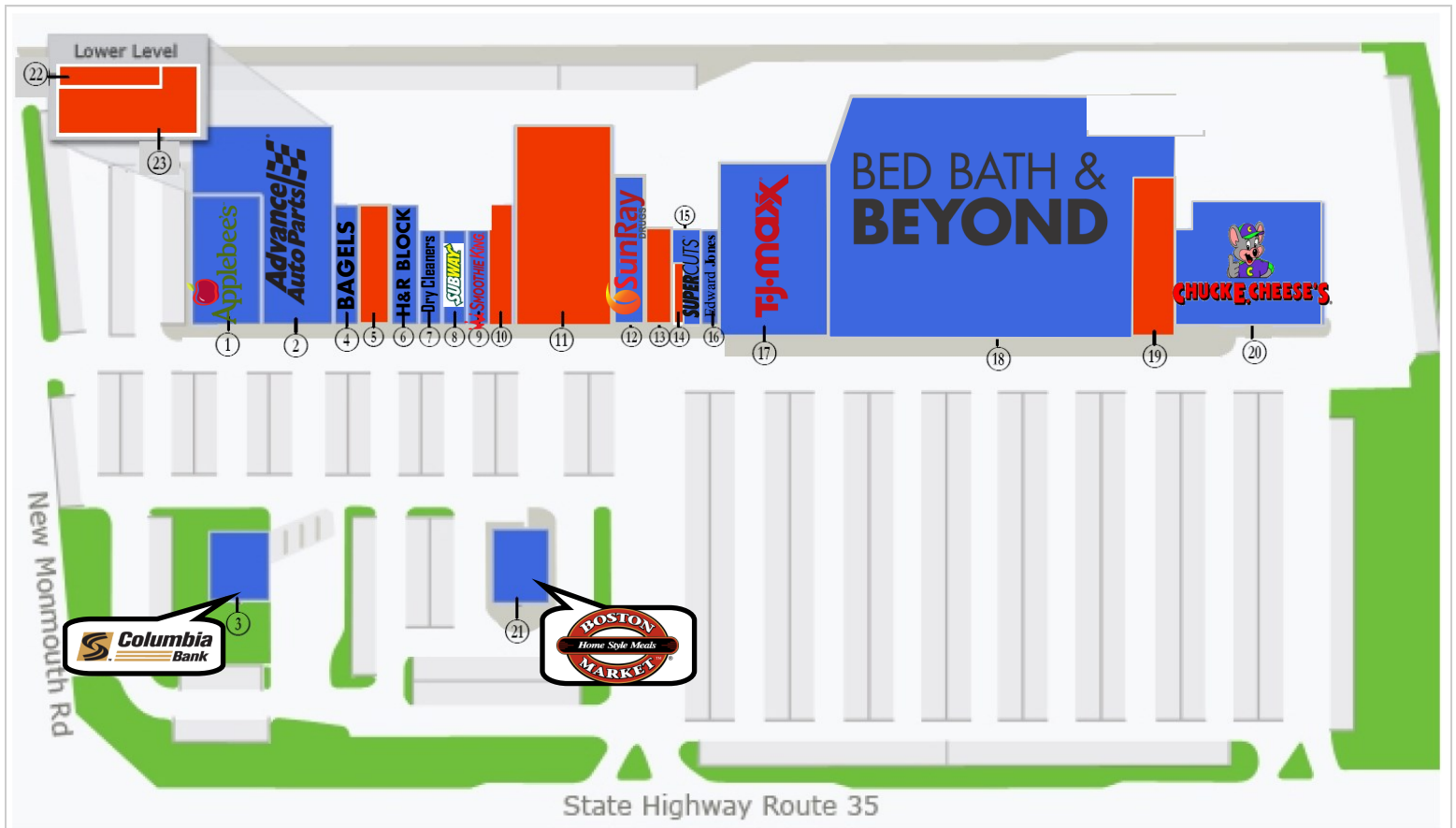


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The Marketplace at Middletown

Route 35 & New Monmouth Rd
Middletown, NJ



Tenants

1. Applebee's	7,560	8. Subway	1,600 sf	15. Super Cuts	1,335 sf
2. Advance Auto Parts	8,992	9. Smoothie King	1,600 sf	16. Edward Jones	1,200 sf
3. Columbia Bank	3,800	10. AVAILABLE	2,000 sf	17. T.J. Maxx	22,824 sf
4. Hole Lot of Bagels	1,600	11. AVAILABLE	13,940 sf	18. Bed Bath & Beyond	33,521 sf
5. AVAILABLE	2,700	12. Sun Ray Drugs	3,360 sf	19. AVAILABLE	6,771 sf
6. H&R Block	2,750	13. AVAILABLE	1,760 sf	20. Chuck E. Cheese	12,300 sf
7. Natural Dry Clean-	1,600	14. AVAILABLE	615 sf	21. Boston Market	3,100 sf

