

Shrewsbury Plaza

1026 Broad Street
Shrewsbury, NJ 07702

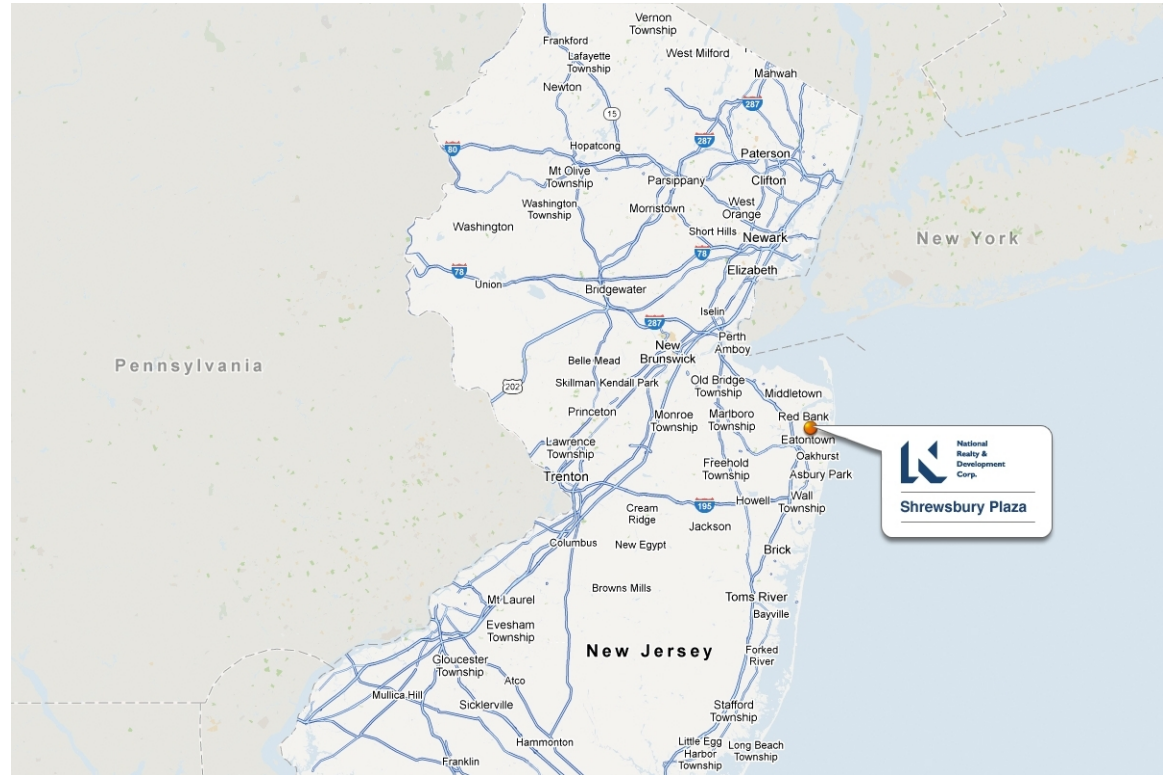


GROSS LEASABLE AREA
225,027 sf

PARKING
1,041

PARKING RATIO
4.6/1,000

 Demographics	3 miles	5 miles	10 miles
Daytime Population	54,504	91,317	192,752
Population	58,766	148,256	365,304
Households	23,400	58,060	143,109
Avg HH Income	\$111,923	\$111,301	\$110,066
Med HH Income	\$83,310	\$74,778	\$76,089



Details

- Complementary mix of national, regional, and local tenants.
- Signalized intersection at Route 35 (Broad Street) and Shrewsbury Avenue.
- Facade renovations coming Fall 2016.
- Traffic counts of **32,340 vehicles per day** on Route 35 (Broad Street).
- Serving the communities of Shrewsbury, Rumson, Little Silver, Tinton Falls, and Eatontown.

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Space Available

10	10,760 sf	26	5,500 sf
11	3,000 sf	28	2,000 sf
21	2,542 sf		

Current Tenants

1	Visionworks	17	Encore Dental
2	Marshalls	18	IMA Medical Care
3	Saks OFF Fifth	19	Federico's Pizza
4	Jo-Ann Fabrics	20	Jersey Mike's Sub Shop
5	Liquor Store	22	Verizon Wireless
6	European Wax Center	23	OceanFirst Bank
7	Massage Envy	24	petvalu
8	CVS	25	Jenny Craig Weight Loss Center
9	HomeGoods	27	The UPS Store
12	Great Clips	29	Top Nails
13	RadioShack	30	Chicken Kitchen
14	UFC Gym	31	Imperial Tile
15	A.C. Moore	A	Panera Bread
16	My Gym		

