

Mansfield Commons

1885 Route 57
Hackettstown, NJ 07840



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GROSS LEASABLE AREA	PARKING	PARKING RATIO
271,979 sf	1,366	5/1,000

	Demographics		
	3 miles	5 miles	10 miles
Population	21,921	39,470	134,879
Households	8,210	14,903	51,245
Avg HH Income	\$103,558	\$107,336	\$116,507
Med HH Income	\$76,624	\$80,537	\$88,125



Details

- Located in Mansfield Township, 2-miles Northwest of State Highway Route 46.
- Center draws from a **10-mile** radius exceeding **135,000 people** who earn an average household income of **\$116,500**.
- Traffic counts of **19,700 vehicles per day** on Route 57.
- Serving the communities of Hackettstown, Mansfield Township, Washington Township, and Chester.

Mansfield Commons

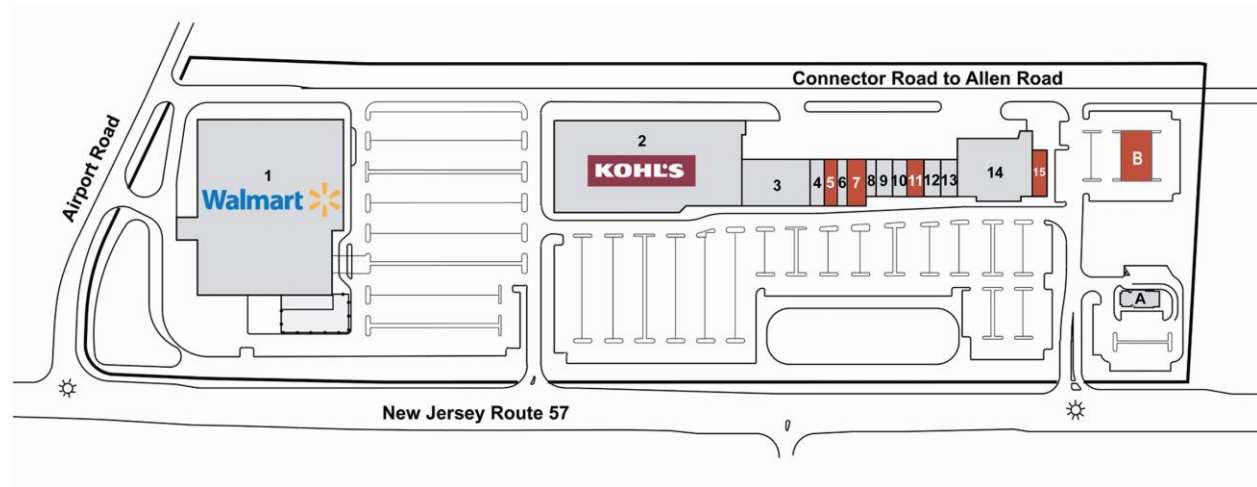
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Space Available

- | | | | |
|----|----------|----|----------|
| 5 | 2,800 sf | 15 | 3,000 sf |
| 7 | 4,000 sf | B | Pad B |
| 11 | 1,423 sf | | |

Current Tenants

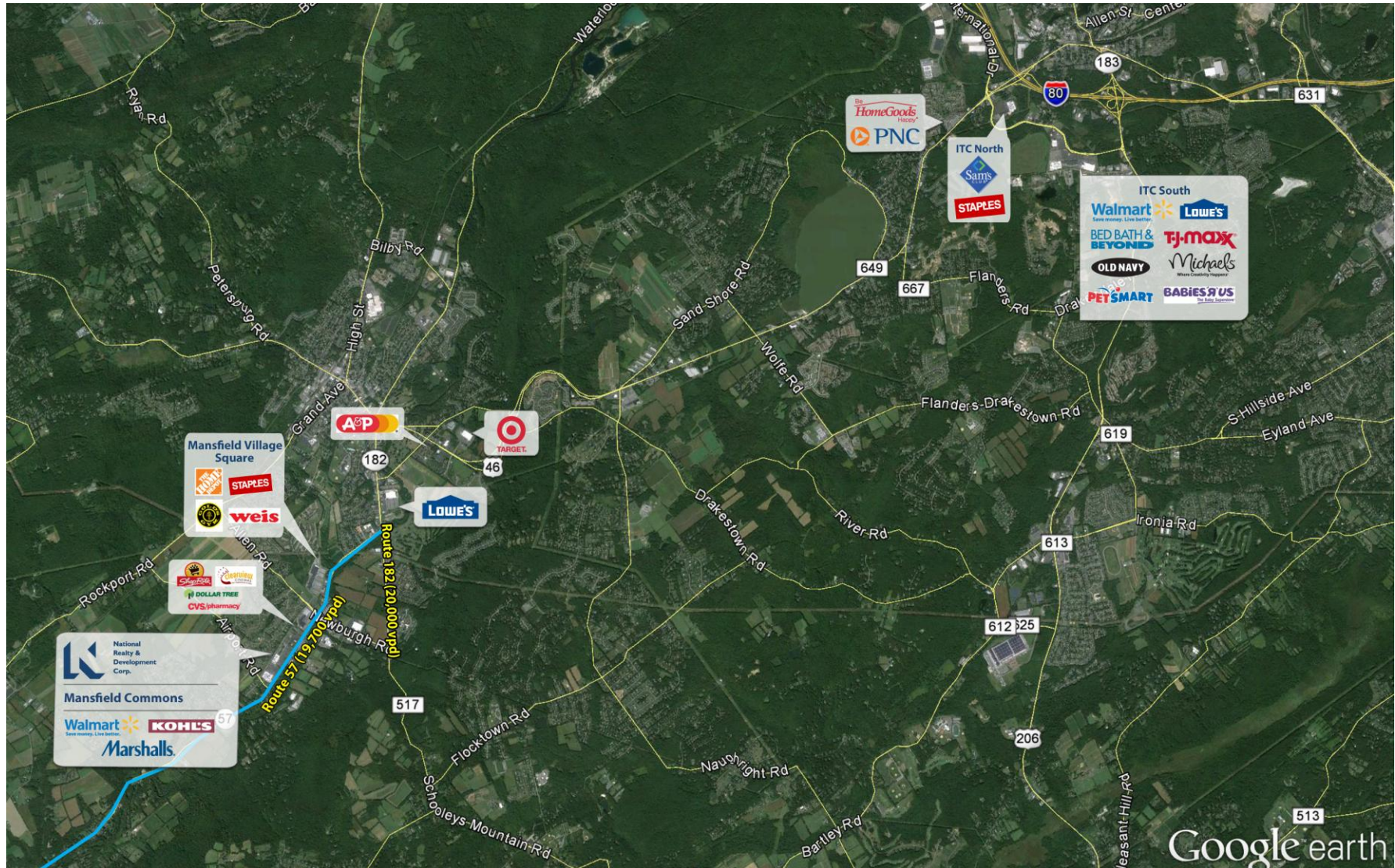
- | | | | |
|---|-------------------|----|------------------|
| 1 | Walmart | 9 | O'Neill Jewelers |
| 2 | Kohl's | 10 | GNC |
| 3 | Party City | 12 | Dunkin' Donuts |
| 4 | Frank's Trattoria | 13 | GameStop |
| 6 | RadioShack | 14 | Marshalls |
| 8 | Elegant Nails II | A | Arby's |



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Trade Area



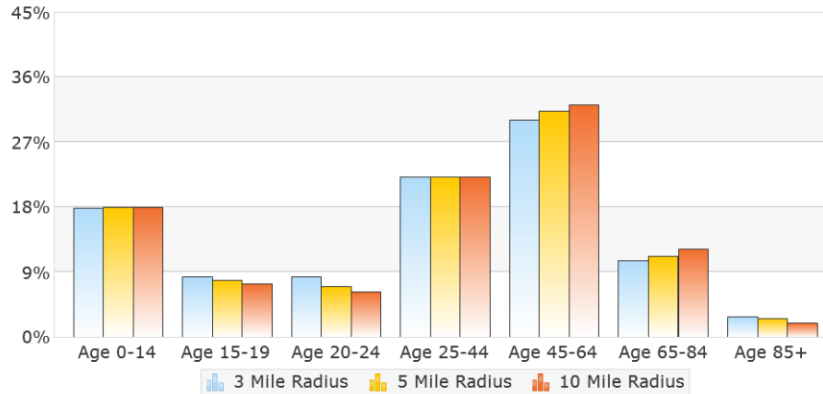
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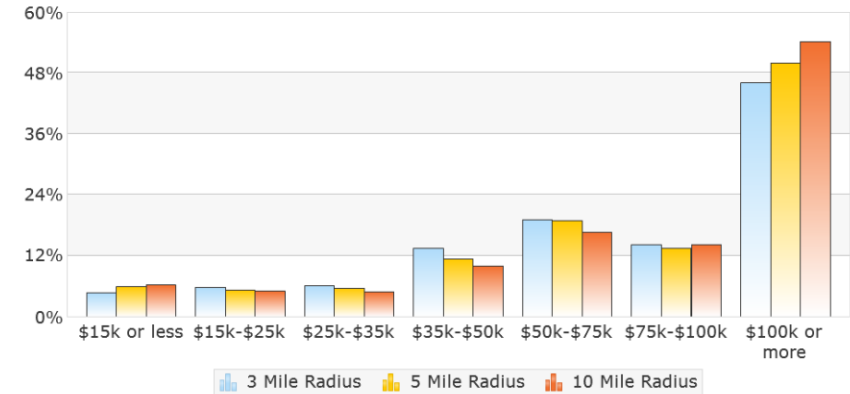
Demographic Summary Report

TOTAL POPULATION (2015)

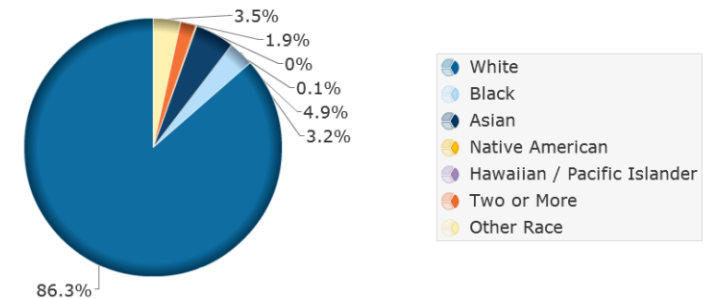


POPULATION	3 MILES	5 MILES	10 MILES
2000 Census	20,846	37,060	126,414
2010 Census	21,783	39,435	135,141
2015 Projection	21,921	39,470	134,879
2020 Projection	22,112	39,889	136,203
Growth 2000-2010	4.50%	6.40%	6.90%
INCOME	3 MILES	5 MILES	10 MILES
Average Household Income	\$103,558	\$107,336	\$116,507
Median Household Income	\$76,624	\$80,537	\$88,125
HOUSEHOLDS	3 MILES	5 MILES	10 MILES
2015 Projection	8,210	14,903	51,245
2020 Projection	8,500	15,416	52,972
HOUSEHOLDS BY TENURE (2015)	3 MILES	5 MILES	10 MILES
Owner Occupied	5,155	10,325	37,775
Renter Occupied	3,055	4,578	13,469
Vacant	266	494	1,861
Total	8,476	15,397	53,105

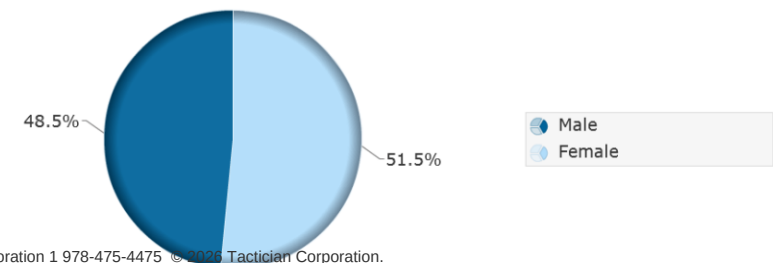
HOUSEHOLDS BY INCOME (2015)



3-MILE POPULATION BY ETHNICITY



3-MILE BREAKDOWN BY GENDER



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Founded more than 50 years ago, NRDC has built a reputation as one of the leading privately-held commercial real estate ownership and development firms in the United States.

Headquartered in Purchase, New York, our team of highly-experienced professionals has a thorough commitment to excellence and a passion for real estate. We possess a sophisticated understanding of the ever-changing landscape of the real estate industry, enabling us to cultivate strong relationships and consistently develop successful projects.

Our Successful Portfolio

NRDC's portfolio is comprised of 78 projects in 14 states, consisting of retail power centers, grocery-anchored community shopping centers, and corporate/industrial business parks. Our retail centers are among the most successful in their respective trade areas. We understand the vital importance of establishing and maintaining the right merchandising mix needed to maximize sales for our tenants and thus ensure the long-term viability of our retail portfolio.

The Principals of NRDC purchased the Hudson's Bay Company located in Canada, which presently owns both Saks Fifth Avenue and Lord & Taylor in the U.S. Hudson's Bay Company is now a public entity with the Principals of NRDC being the largest non-institutional stockholders with seats on the Board and holding the Office of Chairman.

Hudson's Bay Company recently purchased Kaufhof, the #1 department store company in Germany, which operates 119 stores in Germany and Belgium. Hudson's Bay Company owns 464 locations in 4 countries with \$13B in revenue.

