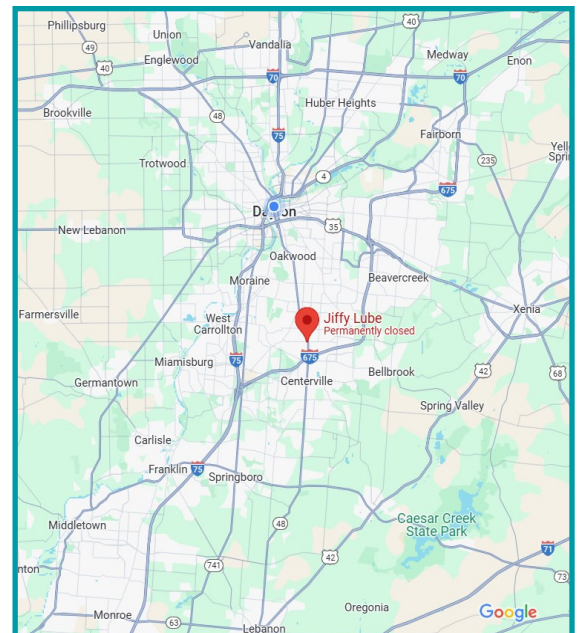




## PROPERTY HIGHLIGHTS

- 3,553 +/- sq. ft. former Jiffy Lube located on .57 acres built in 1985
- High visibility on Far Hills and W. Whipp Rd. next to Dunkin Donuts and close to Washington Square Shopping Center and Dorothy Lane Market
- High traffic area with 38,980 cars per day on Far Hills and over 10,000 cars per day on W. Whipp Rd.
- Excellent visibility and signage
- Strong demographics and daytime population
- For Lease \$17.75 NNN



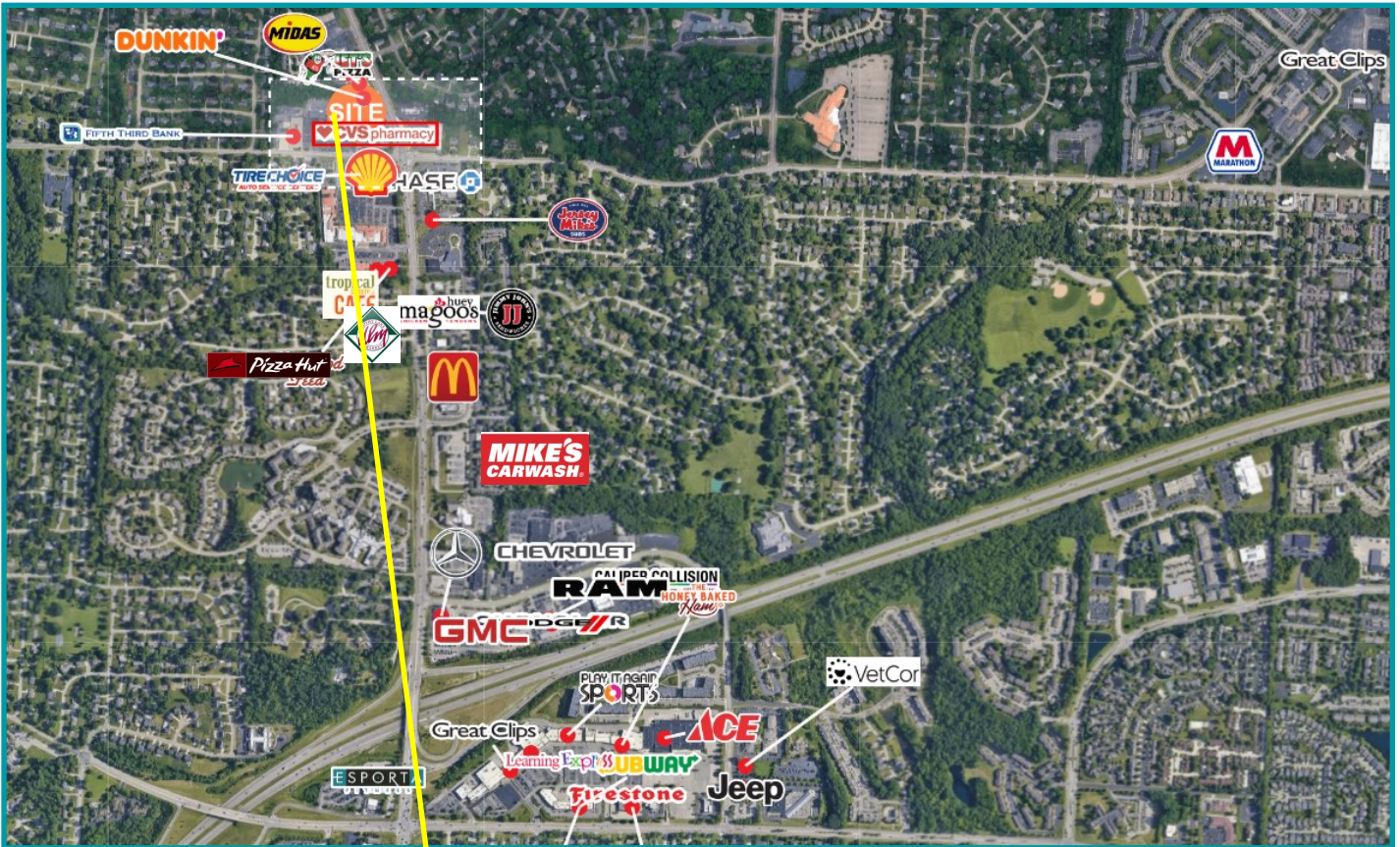
### For More Information, Please

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**TRADE AREA MAP / AERIAL MAP**



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Population	7,218	69,870	191,514
Average HH Income	\$145,262	\$129,496	\$129,286
Daytime Population	7,237	44,769	108,748

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