

Retail/Office/Medical

State Route 31 and County Route 523

FLEMINGTON, NJ

Available Space:

Retail: 2,900 SF - Building A Retail: 3,250 SF end cap - Building F Retail: 5,000 SF end cap - Building F (divisible to 2,000 SF) Retail: Up to 5,000 SF Pad Site available - Building L Office: 6,636 SF – Building D Office: Units from 1,000 SF up to 11,205 SF - Building G

Lease Rate:

Retail Space: Negotiable, NNN Office Space: Negotiable, Gross + \$1.75 TE Pad Site: To be discussed

Mario Chiarella

Senior Vice President 732-597-3303 cell mchiarella@weichertcommercial.com

Features:

- Mixed-use site contains elements of a power retail center, community retail center, entertainment civic center, office park and luxury residential apartments in a pedestrian friendly "downtown" atmosphere
- Total GLA 520,000 SF
- Walmart and Lowes anchor the center
- Elevator Access for 2nd floor offices
- Other co-tenants include: Petsmart, Longhorn Steakhouse, Buffalo Wild Wings and Verizon

Karen Anderson

Senior Vice President 609-577-0515 cell kjanderson@weichertcommercial.com

Exclusive Broker

Weichert Commercial Brokerage, Inc.

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Shopping Center Tenants

SPACE FOR LEASE

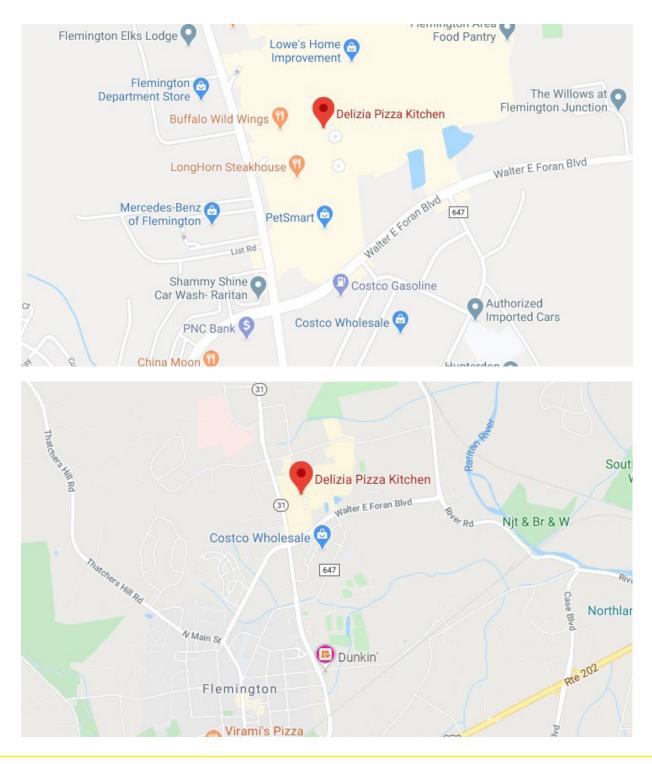


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Location

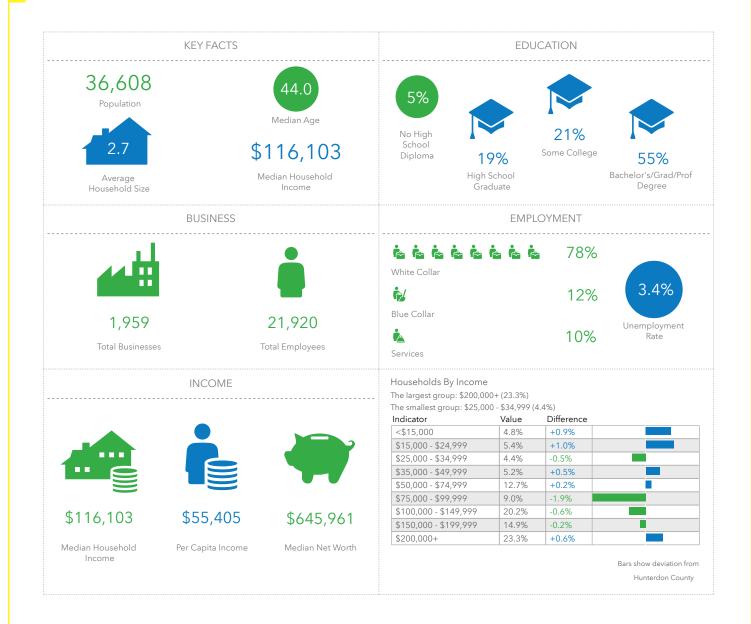


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5 Mile Radius Demographics





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