

116 MILLBURN AVENUE

116 Millburn Avenue, Millburn, NJ 07041



OFFERING SUMMARY

Lease Rate: Negotiable

PROPERTY OVERVIEW

±1,200 SF Available Space

Building Size: 25,000 SF

LOCATION OVERVIEW

Property is located along Millburn Avenue between Reeves Circle and Norwood Terrace. NJ Transit Bus 70 services this route. Retailers within this location include Walgreens, Staples, Five Guys, Motion Fitness Club and Trader Joe's.

Market: Northern New Jersey

PROPERTY HIGHLIGHTS

- ±25,000 SF Medical / Office Building
- ±1,200 SF-Unit Available
- Off-Street Parking Available
- Ideal for Doctors and Other Medical Professionals
- Close to Chase Bank, Whole Foods Market, Target, Best Buy, Home Depot, Staples, Trader Joe's
- Walking Distance to Bus Stop for NJ Transit Bus 70
- Minutes to I-78, Route 24 and Garden State Parkway

For More Information, Contact the Exclusive Brokers

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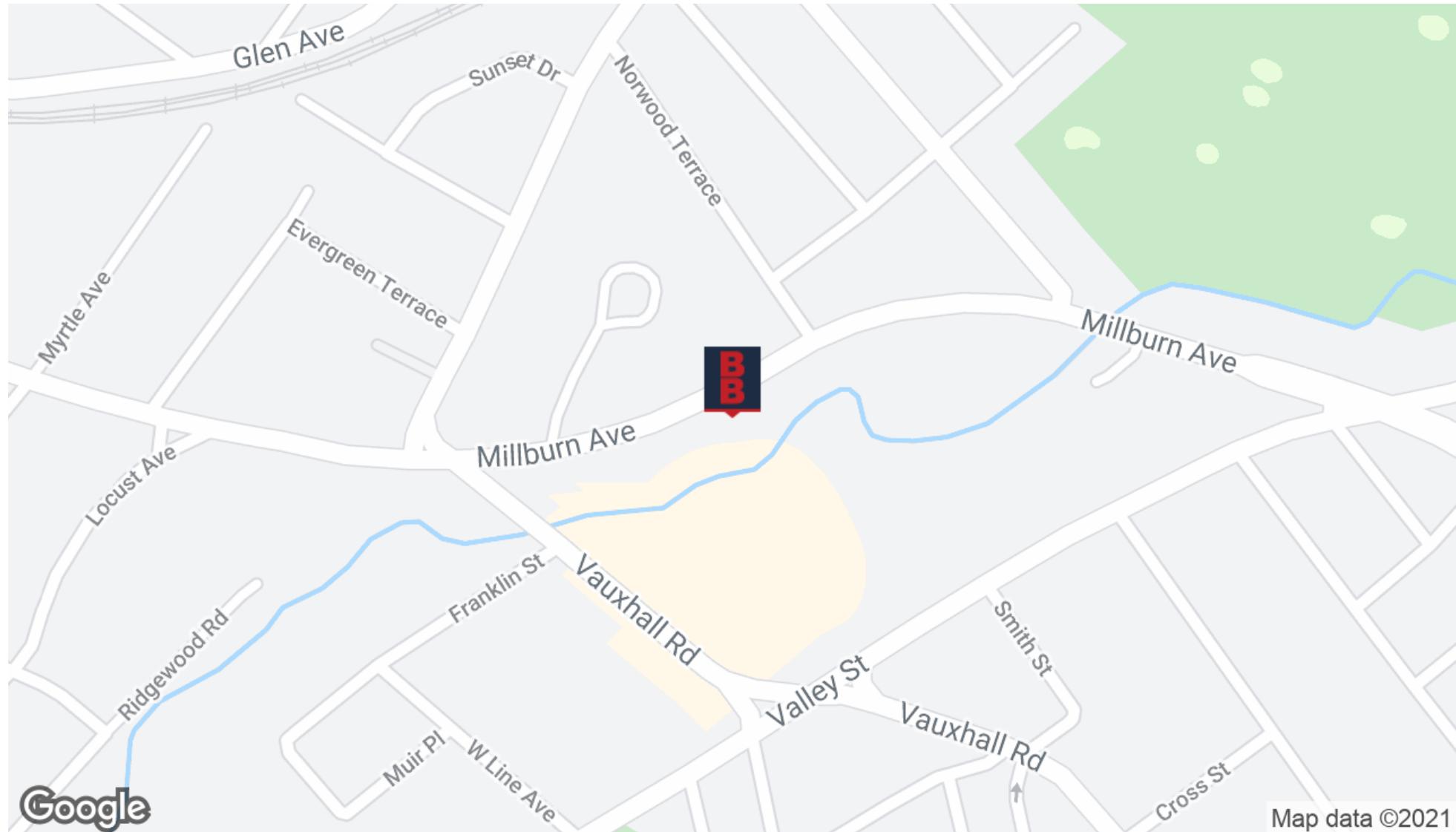


OFFICE BUILDING

FOR LEASE

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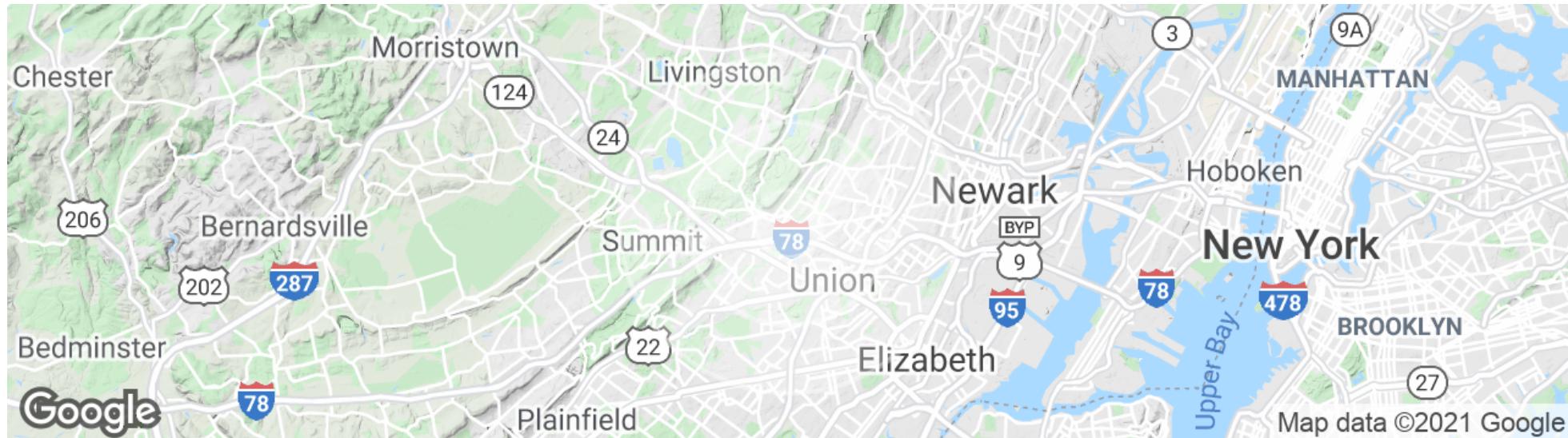
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	18,101	167,569	517,547
Median age	40.6	38.7	37.9
Median age (Male)	36.4	36.7	36.3
Median age (Female)	42.3	39.9	39.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	6,270	59,883	186,296
# of persons per HH	3.0	2.9	2.8
Average HH income	\$107,891	\$81,259	\$62,926
Average house value	\$505,364	\$500,768	\$483,534

* Demographic data derived from 2010 US Census

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