

**RETAIL SPACE**

# 12-30 MAPLE AVENUE

Maple Avenue and Hemlock Avenue

**BERGEN COUNTY**

FAIR LAWN | NEW JERSEY

**1,000 -  
10,000 SF**

70,000 SF Supermarket  
in Lease

70,000 SF  
SUPERMARKET  
IN LEASE



**RIPCO**  
REAL ESTATE

# SPACE DETAILS

## SITE PLAN



### SIZE

Supermarket 70,000 SF\*  
 Small Space 1,000 - 10,000 SF  
 \*in lease

### ASKING RENT

Upon request

### NNN

\$8.69 psf (est.)

### POSSESSION

Immediate

### NOTES

- New supermarket anchor
- Shopping center to be renovated
- New traffic light
- Additional small space GLA

MARKET AERIAL



12-30 MAPLE AVENUE

208

Bank of America



ST. CATHERINE'S ROMAN CATHOLIC CHURCH

CLARA COLEMAN SCHOOL

GLEN ROCK MIDDLE & HIGH SCHOOL

OPICI WINE GROUP

ALEXANDER HAMILTON SCHOOL

MAPLE AVE PEDIATRICS



DOBROW SPORTS COMPLEX



GLOBAL TRANSPORT LOGISTICS



RADBURN ELEMENTARY SCHOOL

PROPOSED TRAFFIC SIGNAL

FAIR LAWN INDUSTRIES

HENDERSON BOULEVARD

ADDITIONAL PARKING

Fair Lawn Promenade



PASSAIC RIVER



WESTMORELAND ELEMENTARY SCHOOL

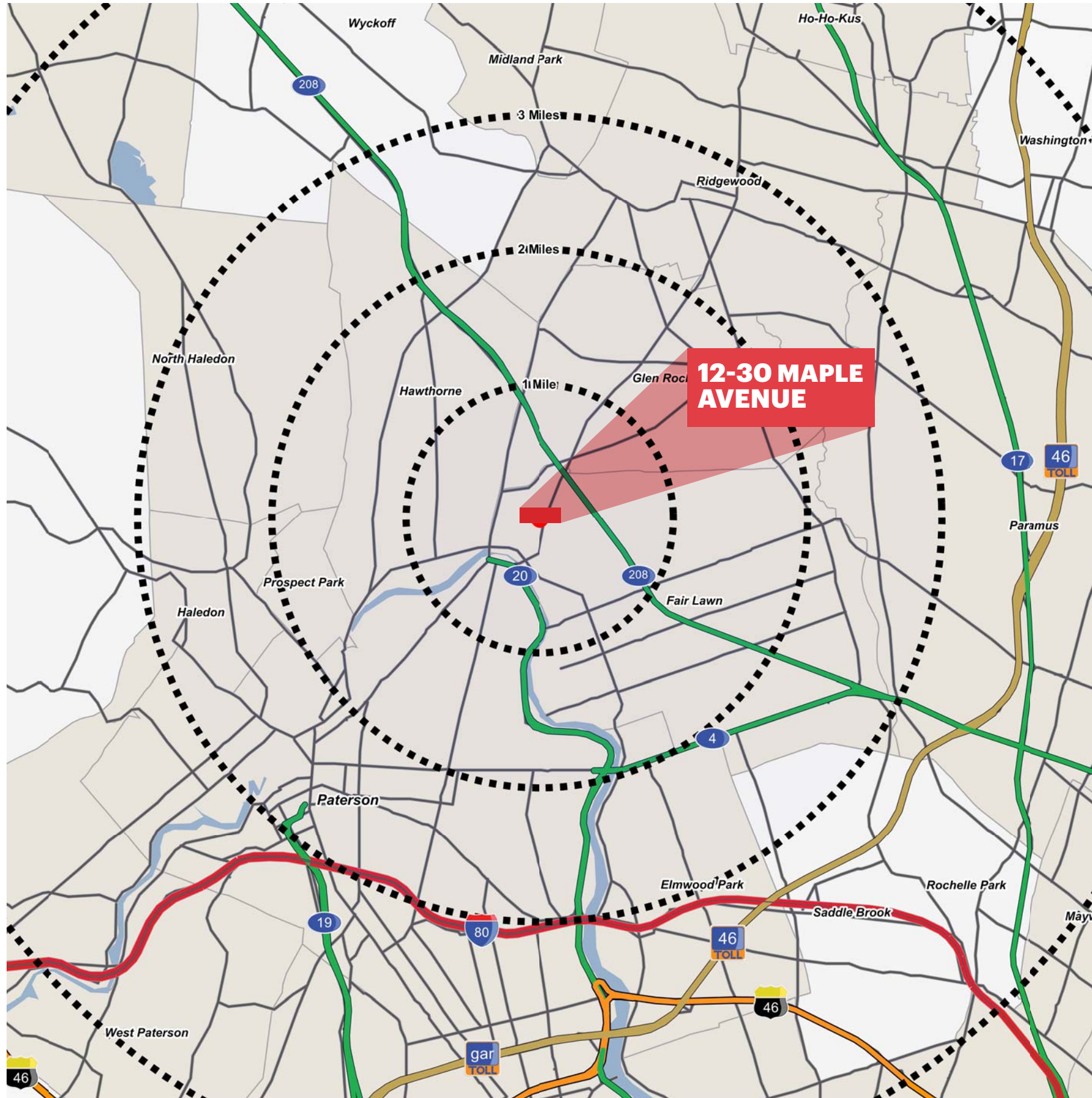
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MEDICAL ARTS CENTER THE BRUNCH CLUB

RADBURN TRAIN STATION



# AREA DEMOGRAPHICS



## 1 MILE RADIUS

### POPULATION

24,107

### HOUSEHOLDS

8,582

### MEDIAN AGE

36.6

### COLLEGE GRADUATES (Bachelor's +)

33.2%

### TOTAL BUSINESSES

1,376

### TOTAL EMPLOYEES

12,330

### AVERAGE HOUSEHOLD INCOME

\$113,529

## 3 MILE RADIUS

### POPULATION

231,421

### HOUSEHOLDS

77,049

### MEDIAN AGE

36.7

### COLLEGE GRADUATES (Bachelor's +)

31.7%

### TOTAL BUSINESSES

9,481

### TOTAL EMPLOYEES

83,049

### AVERAGE HOUSEHOLD INCOME

\$108,249

## 5 MILE RADIUS

### POPULATION

472,547

### HOUSEHOLDS

159,316

### MEDIAN AGE

38.2

### COLLEGE GRADUATES (Bachelor's +)

35.2%

### TOTAL BUSINESSES

22,052

### TOTAL EMPLOYEES

217,893

### AVERAGE HOUSEHOLD INCOME

\$118,571

# AREA RETAIL



## CONTACT EXCLUSIVE AGENTS

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