

THE SHOPPES AT OLD BRIDGE

OLD BRIDGE, NJ



For Further Information Please Contact:

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 **HUDSON**
EXCLUSIVE BROKER

THE SHOPPES AT OLD BRIDGE

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EXISTING TENANTS



NEWLY SIGNED LEASES WITH: FAST FAMILY ITALIAN, CHARRASCARIA, PET CENTRAL, KOI ASIAN FUSION, AND WORLDWIDE DESIGN SHOWROOM

COMMENTS

- 125,000 SF Premier Lifestyle Shopping Center
- Easily Accessible from RT 9, RT 18 & Texas Rd
- Sexiest shopping center in Monmouth County
- Aggressive Leasing Packages for Qualified Tenants
- Stronger Demographics than any other Lifestyle Center in NJ
- Serving affluent Towns of Marlboro, Manalapan, Old Bridge, Freehold, Holmdel, etc.
- Fully Built out Turn-Key Salon & Spa Available (Formerly Style Bar)
- Seeking Restaurants, Fashion, & High-End Service Orientated Concepts



DEMOGRAPHIC COMPARISONS*

| | The Shoppes At Old Bridge Old Bridge, NJ | The Grove At Shrewsbury Shrewsbury, NJ | Brook 35 Sea Girt, NJ | Promenade at Sagamore Marlton, NJ | The Shoppes at Union Hill Denville, NJ |
|------------------------------------|--|--|-----------------------|-----------------------------------|--|
| Population | 136,119 | 137,737 | 122,569 | 152,208 | 159,604 |
| Number of HH's | 48,461 | 52,440 | 50,089 | 60,402 | 58,114 |
| Per-Capita Income | \$45,999 | \$46,502 | \$43,632 | \$47,369 | \$46,033 |
| Average HHI | \$127,227 | \$121,836 | \$106,675 | \$119,150 | \$126,202 |
| Number of HH's over \$75k | 31,354 | 28,213 | 26,497 | 35,094 | 36,263 |
| Number of HH's over \$100k | 25,490 | 22,339 | 19,535 | 27,362 | 28,883 |
| Number of HH's over \$150k | 14,974 | 13,792 | 10,669 | 16,007 | 16,679 |
| Education (College Grad or Higher) | 44% | 46% | 42% | 50% | 48% |

*based on 5-mile radius, Data Source: SitesUSA

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RETAIL SPACE

| SPACE | TENANT | AREA (SQ.FT.) | DIMENSIONS |
|-------|---------------------------|---------------|-------------------|
| A | KOI Asian Fusion | 7,399 | 74' x 101' |
| B | Jos. A. Bank | 4,340 | 43' x 101'-4" |
| C | Panera Bread | 3,705 | 39' x 98'-8" |
| D | New York & Co. | 6,312 | 40' x 81'-4" |
| E1 | J.Jill | 3,765 | 35' x 94' |
| E2 | Nails Spa & Beyond | 3,480 | 42' - 2" x 94' |
| F | Worldwide Design Showroom | 10,431 | 104'7" x 100'-8" |
| G | LOFT | 6,043 | 60' x 101' 4" |
| H | Pet Central | 6,083 | 60' x 102' |
| I | Chico's | 4,040 | 20' x 50' |
| J | Shisedio | 1,000 | 15' x 99'-4" |
| K | Space Available | 1,485 | 15' x 99'-4" |
| L | Urban Tacos Mexican Grill | 2,217 | 24'8" x 85'-4" |
| M | GNC | 1,364 | 15' x 99'-4" |
| N1 | Justice | 4,500 | 48'-10" x 100'-8" |
| N3 | Eden Spa | 3,816 | 56'4" x 100'-8" |
| O | Yankee Candle | 2,033 | 20'-4" x 99'-4" |
| P | Toy Genius | 2,500 | 25' x 100' |
| Q | Ruby and Jenna | 2,483 | 25' x 99'-4" |
| R | White House Black Market | 2,495 | 28'-2" x 99'-4" |
| S1 | Space Available | 1,604 | 17' x 100' |
| S2 | Lash Lounge | 1,400 | 19' x 70' |
| U | The Children's Place | 5,188 | 45'-3" x 99'-4" |
| V | FEAST | 6,555 | 22'-2" x 98'-8" |
| X | Churrascaria | 4,769 | 60'-6" x 101'-4" |

■ SPACE AVAILABLE ■ COMING SOON
■ LEASED ■ LEASE OUT



SECOND FLOOR

| | | | |
|---|----------------|--------|----------------|
| 1 | Crunch Fitness | 22,919 | 232'-8" x 100' |
|---|----------------|--------|----------------|

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