**PROPERTY DESCRIPTION**

**Location**
300 S Lenola Road  
Maple Shade, NJ 08052

**Size / SF Available**
- Store #18 - 1,399 SF
- Store #23 - 1,753 SF

**Lease Price**
$16.00/SF (NNN)

**Occupancy**
Available for immediate occupancy

**Signage**
Pylon and above store signage

**Property / Area Description**
- Significant exterior property upgrades recently completed
- Abundant parking, highly visible signage and within close proximity to many high-traffic retailers – Moorestown Mall and Eastgate Plaza among others
- Located at the corner of Route 41 (Kings Highway) and Lenola Road  
Within close proximity to Route 38, I-295 and the NJ Turnpike

**Contact Us**

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*The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.*
### Population

<table>
<thead>
<tr>
<th>Metric</th>
<th>1 Mile</th>
<th>2 Miles</th>
<th>3 Miles</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total population</td>
<td>11,858</td>
<td>35,109</td>
<td>77,333</td>
</tr>
<tr>
<td>Median age</td>
<td>38.5</td>
<td>40.5</td>
<td>41.8</td>
</tr>
<tr>
<td>Median age (male)</td>
<td>37.2</td>
<td>39.1</td>
<td>40.3</td>
</tr>
<tr>
<td>Median age (Female)</td>
<td>39.6</td>
<td>42.3</td>
<td>43.6</td>
</tr>
</tbody>
</table>

### Households & Income

<table>
<thead>
<tr>
<th>Metric</th>
<th>1 Mile</th>
<th>2 Miles</th>
<th>3 Miles</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total households</td>
<td>5,691</td>
<td>14,609</td>
<td>30,488</td>
</tr>
<tr>
<td># of persons per HH</td>
<td>2.1</td>
<td>2.4</td>
<td>2.5</td>
</tr>
<tr>
<td>Average HH income</td>
<td>$67,258</td>
<td>$80,947</td>
<td>$91,848</td>
</tr>
<tr>
<td>Average house value</td>
<td>$389,915</td>
<td>$344,747</td>
<td>$314,143</td>
</tr>
</tbody>
</table>

*Demographic data derived from 2010 US Census

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