

# THE ORCHARDS AT WALL SHOPPING CENTER

ROUTE 35 NORTH  
WALL TOWNSHIP, NEW JERSEY  
MONMOUTH COUNTY



## TENANTS

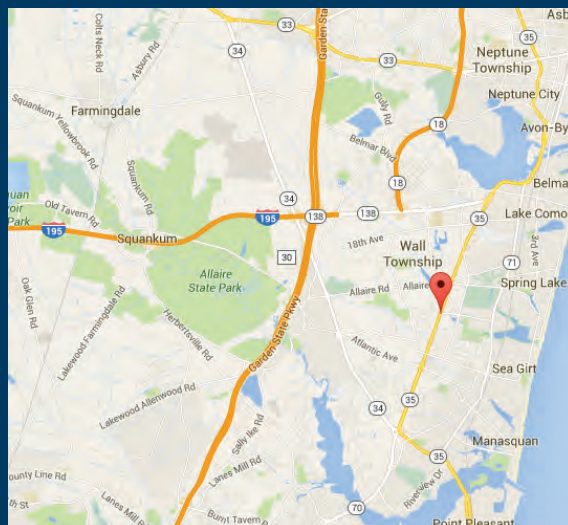
**Pier 1 imports**

Pier 1 Imports  
Fred Astaire Dance Studio  
Interior Views

Ceci Nails  
Via Veneto II  
Pasta Ravioli

## DEMOGRAPHICS

1 Mile	
Population:	9,585
Avg Household Income:	\$89,750
3 Miles	
Population:	53,905
Avg Household Income:	\$96,050
5 Miles	
Population:	131,530
Avg Household Income:	\$86,880



**RETAIL SPACE AVAILABLE**  
FULLY LEASED

**RENT ECONOMICS**  
BASE RENT - prevailing market rent

**LANDLORD CONSTRUCTION**  
Standard work letter (includes accoustical ceiling, HVAC, sheet rock walls ready for paint, glass storefront, bathroom, hot water heater). Additional fit up negotiable.

**TENANT CONCESSIONS**  
Negotiable

**LISTING BROKER**

Florham Realty Group, Inc.  
Phone (732) 583-1200 Fax (732) 583-5050

**CONTACTS**

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Theresa Bocchino Ext - 5



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