

RETAIL/MEDICAL/SPECIALTY FITNESS/PERSONAL CARE SPACE

# FAIR LAWN, NJ

MAPLE AVENUE PLAZA  
12-30 Maple Avenue at Hemlock Avenue

1,200 -  
3,600 SF  
Available

28,000 weekly visitors  
to ShopRite  
Per Placer.ai Cell Phone Tracking



SPACE DETAILS



SPACE AVAILABLE

- ±3,600 SF (60' x 60') - Divisible to 1,200 SF

ASKING RENT

Upon Request

NNN

\$10.41 psf (est.)

GLA

89,500 SF

PARKING SPACES

453 spaces (5:1)

40± additional parking stalls to be added

EXECUTED LEASES

- ShopRite
- AT&T
- Buffalo Wild Wings Go
- Eden Nails
- Bubbakoo's Burritos
- Kids United
- Wine Store
- Bao Dumplings / Bao Tea

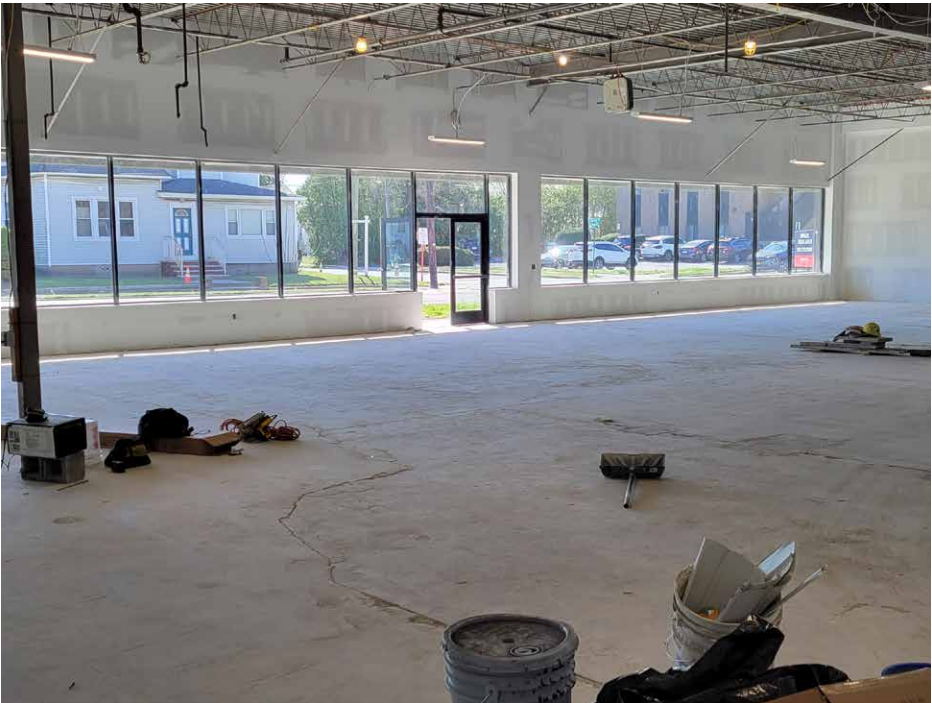
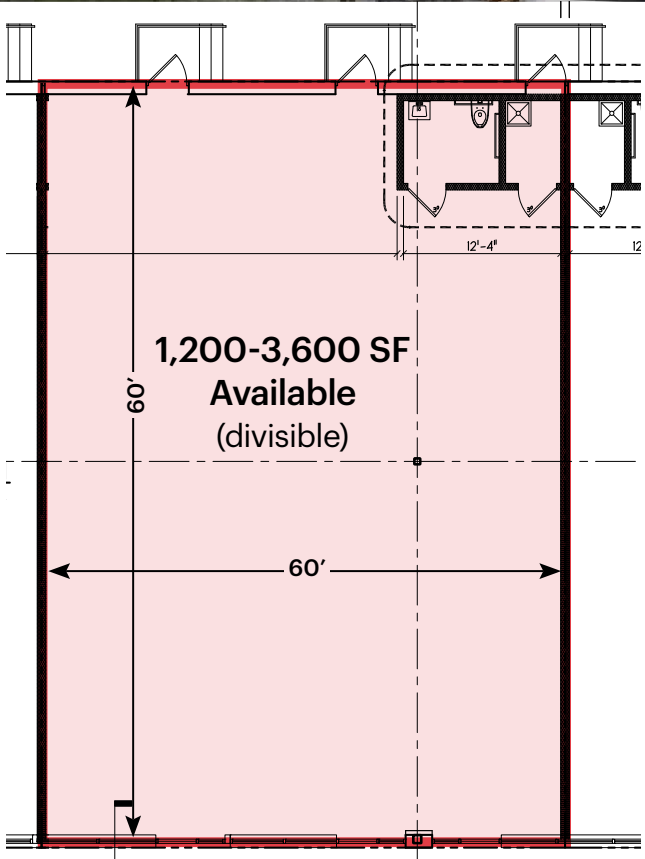
NOTES

- New ShopRite anchored center
- ShopRite, Bubbakoo's, Eden Nails, & AT&T now open!
- New traffic light
- Landlord delivering new "vanilla boxes"
- Densely populated - 237,000 people living & 81,000 people working within a 3-mile radius
- #3 Best Small City in America; WalletHub 10/4/22

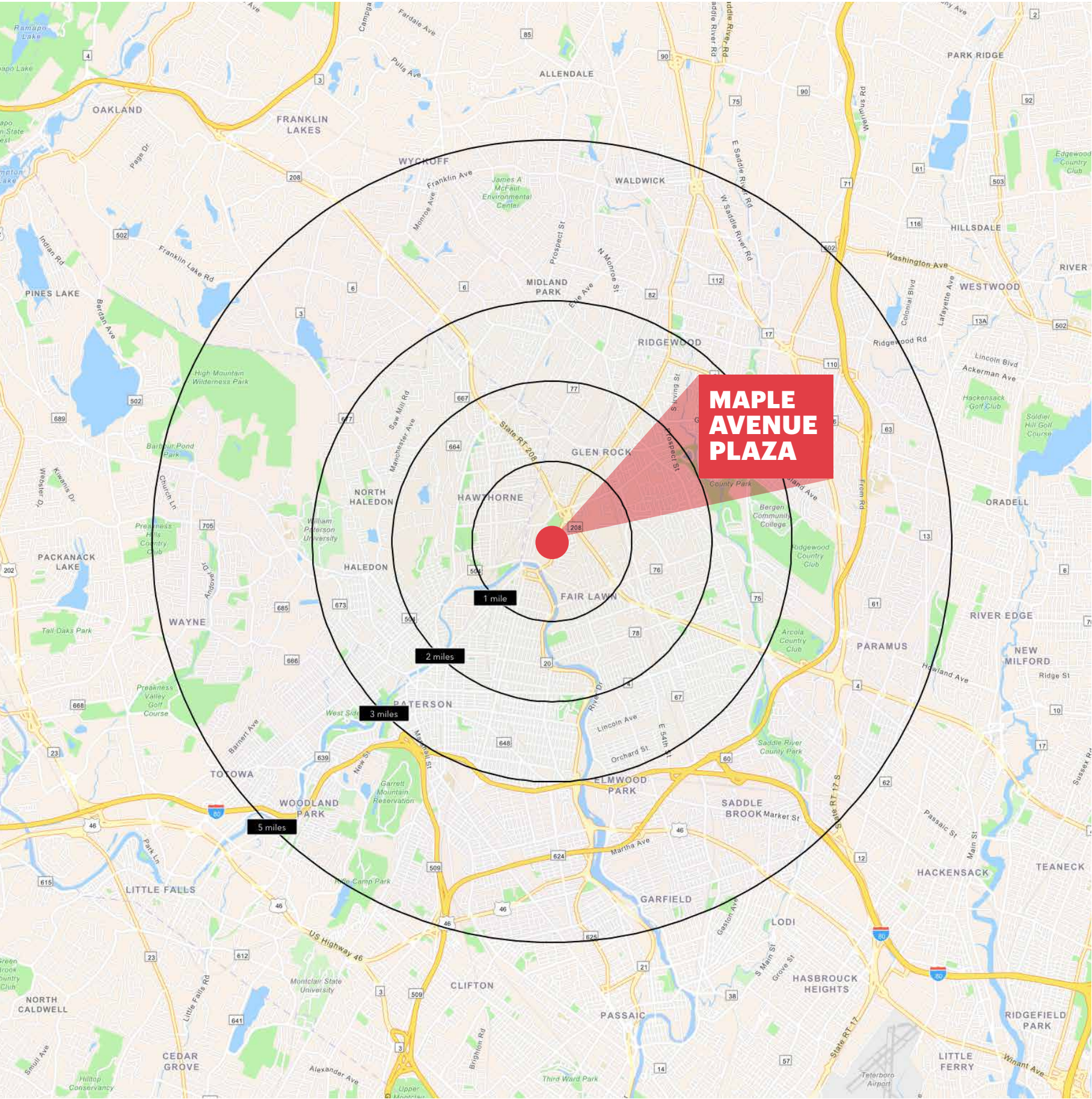
CENTRALLY LOCATED WITH GREAT ACCESS



**NEWLY RENOVATED SOUTHERN STRIP CENTER**  
**NEW FACADE WITH NEW VANILLA BOXES - 3,600 SF (divisible)**



VERY DENSELY POPULATED WITH HIGH INCOMES



1 MILE RADIUS

<b>POPULATION</b>
22,836
<b>HOUSEHOLDS</b>
8,162
<b>MEDIAN AGE</b>
42.1
<b>COLLEGE GRADUATES (Bachelor's +)</b>
55%

<b>TOTAL BUSINESSES</b>
856
<b>TOTAL EMPLOYEES</b>
10,290
<b>TOTAL DAYTIME POPULATION</b>
20,923
<b>AVERAGE HOUSEHOLD INCOME</b>
\$154,986

2 MILE RADIUS

<b>POPULATION</b>
114,485
<b>HOUSEHOLDS</b>
39,117
<b>MEDIAN AGE</b>
39.4
<b>COLLEGE GRADUATES (Bachelor's +)</b>
41%

<b>TOTAL BUSINESSES</b>
3,381
<b>TOTAL EMPLOYEES</b>
35,738
<b>TOTAL DAYTIME POPULATION</b>
94,170
<b>AVERAGE HOUSEHOLD INCOME</b>
\$129,140

3 MILE RADIUS

<b>POPULATION</b>
238,359
<b>HOUSEHOLDS</b>
80,720
<b>MEDIAN AGE</b>
37.9
<b>COLLEGE GRADUATES (Bachelor's +)</b>
35%

<b>TOTAL BUSINESSES</b>
7,919
<b>TOTAL EMPLOYEES</b>
96,618
<b>TOTAL DAYTIME POPULATION</b>
222,876
<b>AVERAGE HOUSEHOLD INCOME</b>
\$119,780

5 MILE RADIUS

<b>POPULATION</b>
553,757
<b>HOUSEHOLDS</b>
187,620
<b>MEDIAN AGE</b>
38.5
<b>COLLEGE GRADUATES (Bachelor's +)</b>
46%

<b>TOTAL BUSINESSES</b>
18,385
<b>TOTAL EMPLOYEES</b>
221,798
<b>TOTAL DAYTIME POPULATION</b>
513,134
<b>AVERAGE HOUSEHOLD INCOME</b>
\$128,567

\*2024 estimates

## CONTACT EXCLUSIVE AGENTS

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**Please visit us at [ripconj.com](http://ripconj.com) for more information**

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