

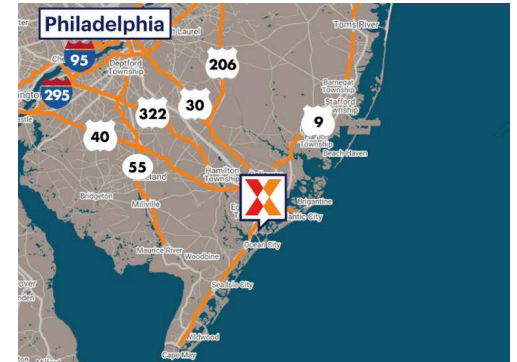


Atlantic City-Hammonton, NJ

OCEAN HEIGHTS PLAZA

39.33228, -74.595401
319 New Road | Somers Point, NJ 08244

CENTER SIZE: 179,199 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
	8,480	29,905	68,476
	3,511	11,603	27,414
	\$80,775	\$99,292	\$100,132

Highly trafficked shopping center with ShopRite drawing an average of 53,000+ customers/week, along with top national brands including Staples, Pier 1 Imports, Five Below and Dollar Tree

Dominant retail center with close proximity to Ocean City beaches and boardwalk

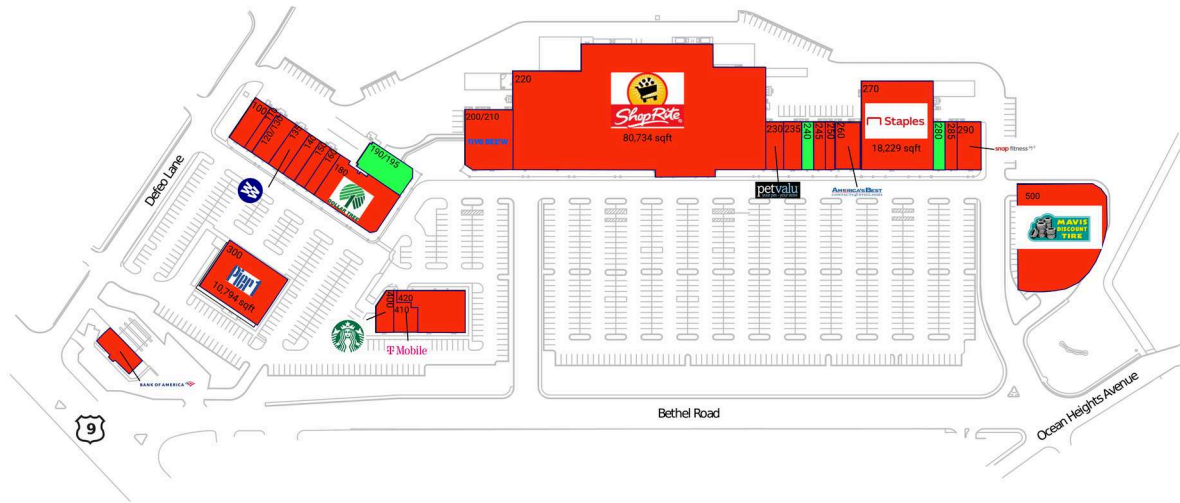
Surrounded by an affluent population with an average household income of \$99,000+ within 3 miles

Strong daytime population of 26,000+ within a 3-mile radius

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AVAILABLE SPACE

190/195	4,370 SF
240	1,600 SF
280	1,600 SF

CURRENT RETAILERS

N.A.P.	Bank of America	
100	Hi-Tech Cleaners	2,054 SF
110	Sport Clips	1,230 SF
120/	Somers Point Dental	2,645 SF
130		
135	Weight Watchers	2,220 SF
140	China May	1,760 SF
150	Edible Arrangements	1,600 SF
160	Ocean Heights Foot and Body Massage	1,600 SF
180	Dollar Tree	9,552 SF
200/	Five Below	7,756 SF
210		
220	ShopRite	80,734 SF
230	Pet Valu	2,400 SF
235	Manco & Manco's	2,400 SF
245	GameStop	1,600 SF
250	Supercuts	1,200 SF
260	America's Best Contacts & Eyeglasses	3,423 SF
270	Staples	18,229 SF
285	Tiffani Nail & Beauty Spa	1,600 SF
290	Snap Fitness	3,200 SF
300	Pier 1 Imports	10,794 SF
400	Starbucks	1,860 SF
410	T-Mobile	2,003 SF
420	Applebee	6,169 SF
500	Mavis Discount Tire	5,600 SF

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