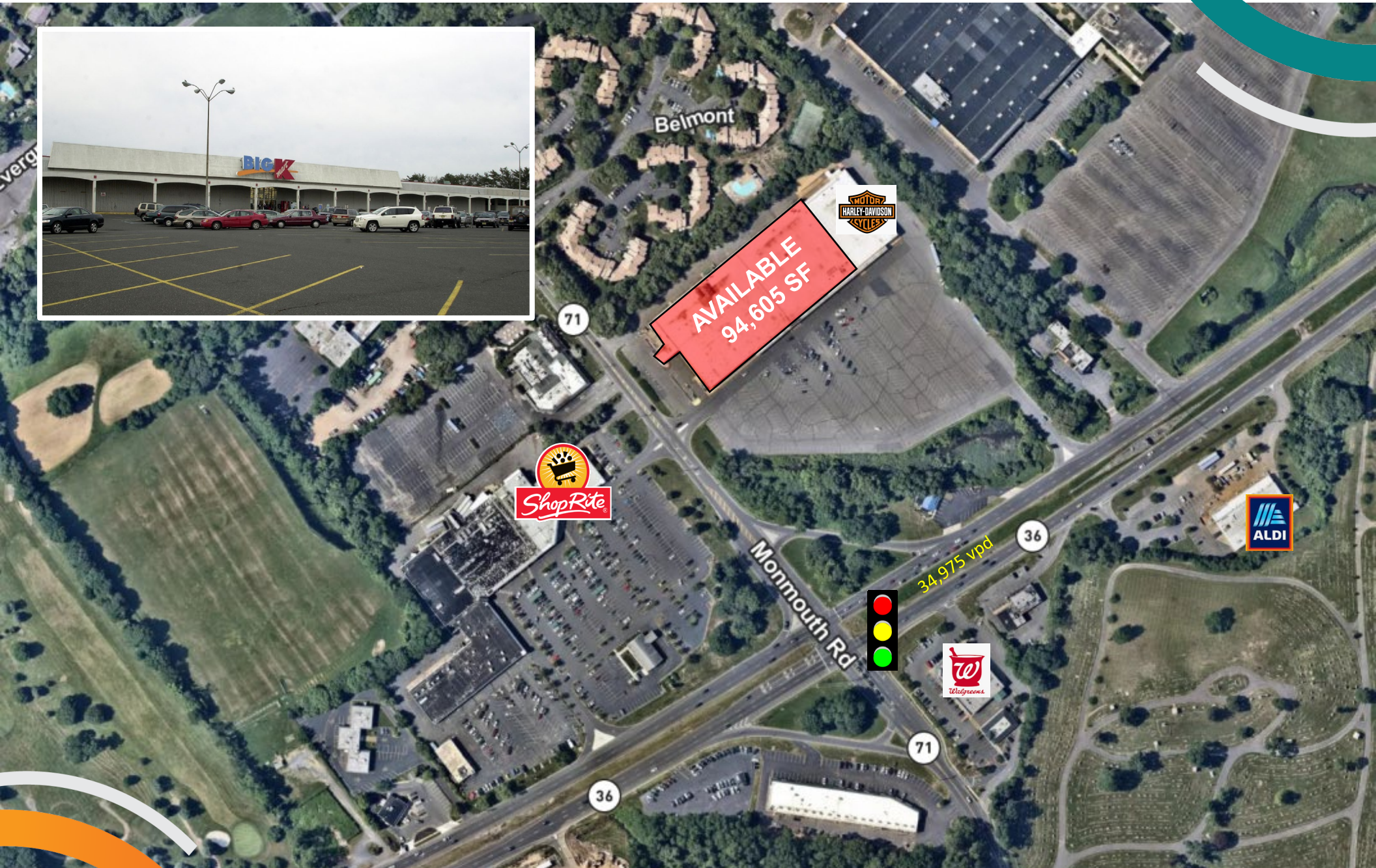


FORMER K MART SPACE

108 Monmouth Road

WEST LONG BRANCH, NEW JERSEY

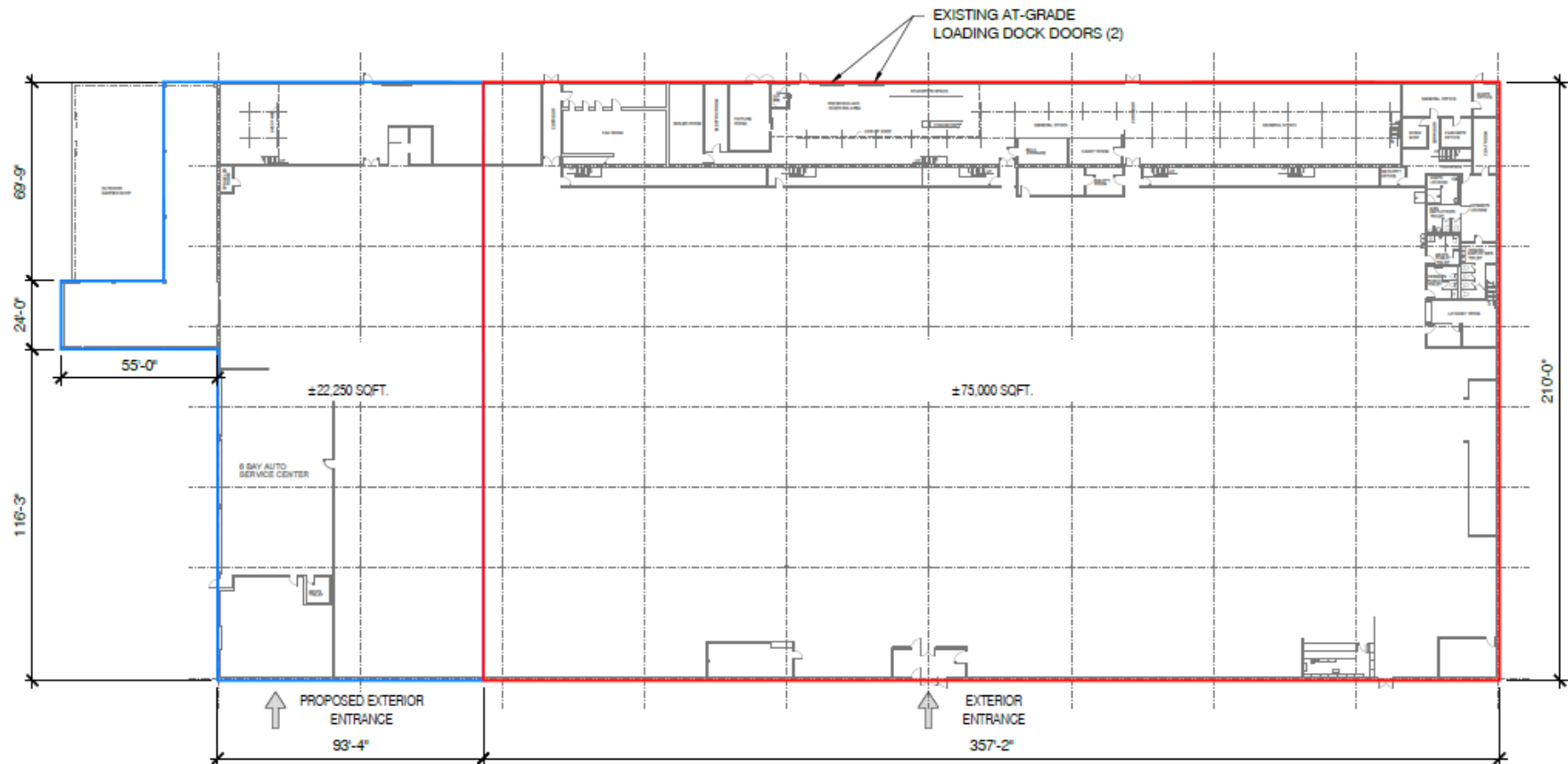


PROPERTY HIGHLIGHTS

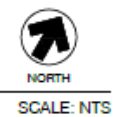
- 94,605 SF (divisible) available – former Kmart Box available for Sublease thru 2047
- Access NJ Rt. 36 Westbound @ signalized intersection of Monmouth Road
- Co-tenant: Harley Davidson
- Area tenants: ShopRite, Aldi, Dunkin, Home Depot, Ulta
- In close proximity to Monmouth Racetrack, Shore Points and Monmouth University
- Traffic counts: NJ Route 36: 34,975 vpd



FLOORPLAN

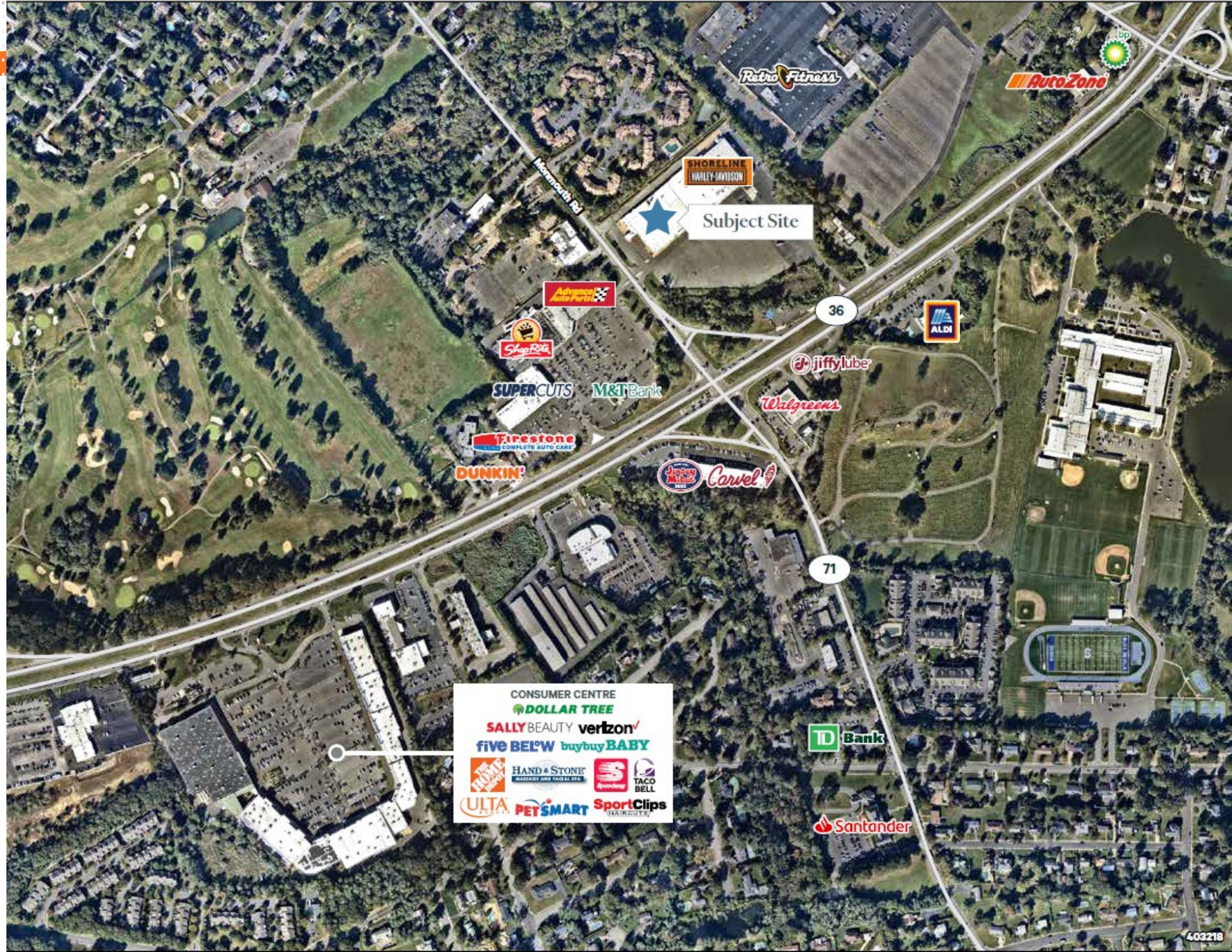


1 PROPOSED TENANT PLAN
LOD1



PROPERTY PHOTOS





Subject Site

CONSUMER CENTRE

DOLLAR TREE

SALLY BEAUTY verizon

FIVE BELOW buybuy BABY

THE HOME DEPOT HAND & STONE
MASSAGE AND FACIAL SPA SANTITAS TACO BELL

ULTA PETSMART Sport Clips
HAIRCUTS



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