

PARAMUS (BERGEN TOWN CENTER EAST)

2200 BERGEN TOWN CENTER, PARAMUS, NJ 07652



PROPERTY HIGHLIGHTS

METRO AREA: NY/NJ

COUNTY: Bergen

Located next to the powerhouse Bergen Town Center in Paramus, NJ, this property features Lowe's, REI and Best Buy. With Teterboro Airport 5 miles to the south and the George Washington Bridge 11 miles to the east, this property is located at the epicenter of Bergen County near the intersection of Routes 4 and 17.

TOTAL SF
253,060

ACRES
28.1

PARKING SPACES
1,328

PARKING RATIO
5.25:1,000 SF


CENTER TYPE
Power Center

DEMOGRAPHICS 3-MILE RADIUS

 **179,874**
POPULATION

 **41.6**
MEDIAN AGE

 **\$130,712**
AVERAGE HHI

 **47.9%**
COLLEGE
EDUCATED

LEASING AGENTS

LEIGH LYONS | llyons@uedge.com | 201-571-3508

SPECIALTY LEASING

PATRICIA ZAFFERESE | pzafferese@uedge.com | 201-882-7506

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2200 BERGEN TOWN CENTER, PARAMUS, NJ 07652

FLOOR 99



| # | TENANTS | SQFT |
|----|------------------|---------|
| 1 | Available | 1,468 |
| 2 | Available | 4,295 |
| 3A | Available | 4,827 |
| 4 | REI | 24,252 |
| 5a | Lowe's | 160,780 |
| 6 | Best Buy | 41,540 |
| 03 | Spirit Halloween | 9,498 |

THIS EXHIBIT SHALL NOT BE DEEMED A WARRANTY, REPRESENTATION OR AGREEMENT BY LANDLORD THAT THE LAYOUT OR CONFIGURATION OF THE SHOPPING CENTER, OR ANY PART THEREOF, SHALL REMAIN AS SHOWN HEREON.

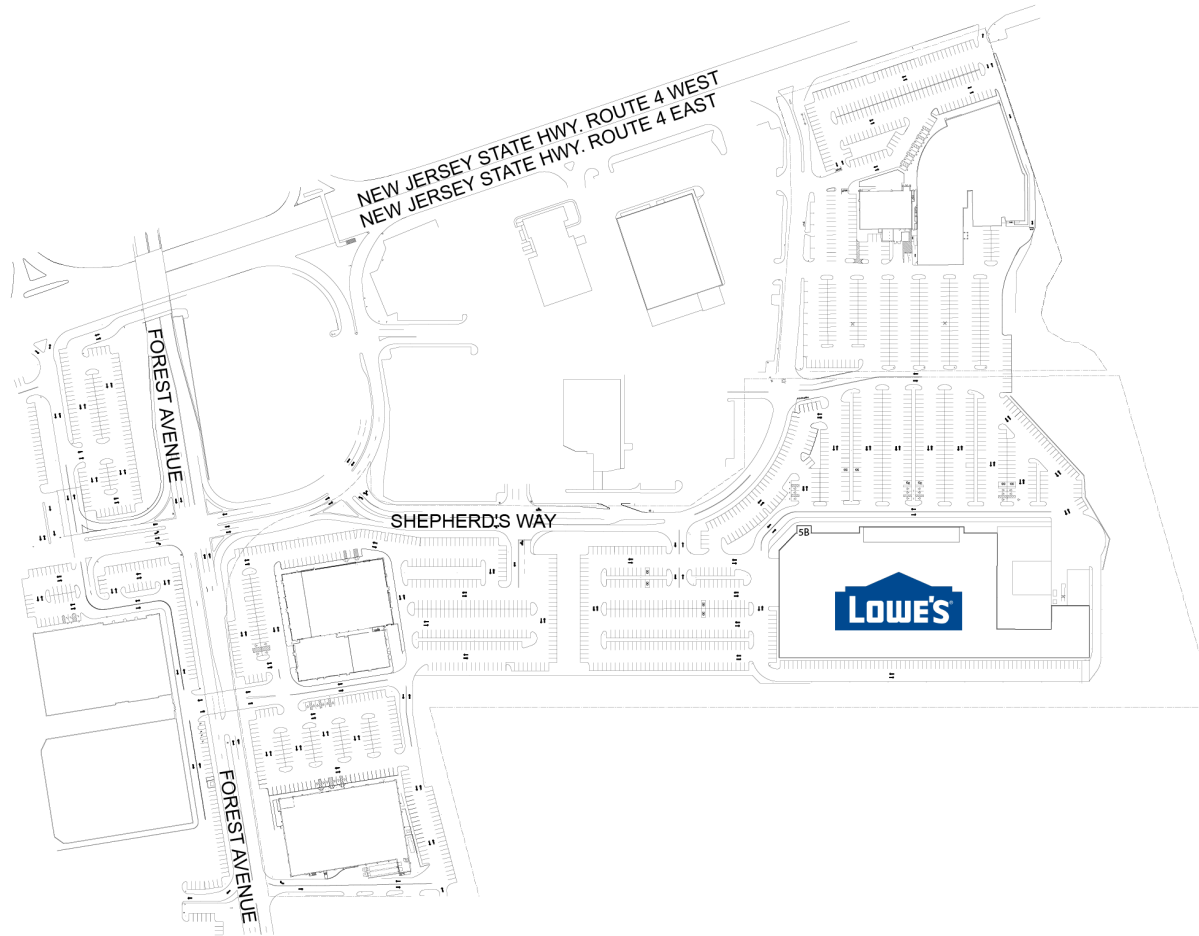
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2200 BERGEN TOWN CENTER, PARAMUS, NJ 07652



FLOOR 991



| # | TENANTS | SQFT |
|----|---------|-------|
| 5b | Lowe's | 6,400 |

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