

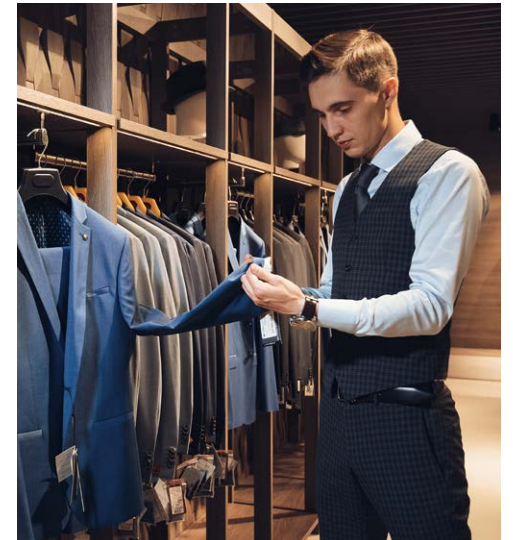


FOR LEASE

MarketFair

PRINCETON, NEW JERSEY

242,000 SF
LIFESTYLE RETAIL



MARKETFAIR, 3535 US HIGHWAY 1, PRINCETON, NJ 08540

CBRE



PROPERTY DETAILS

JOIN RETAILERS: ATHLETA, ANTHROPOLOGIE, POTTERY BARN, & WEST ELM

Situated along Route 1 in Princeton, New Jersey, MarketFair is a 242,000 SF enclosed lifestyle center offering an impressive combination of the nation’s strongest retailers and eateries. Retailers include: a newly renovated AMC Theater, Athleta, Anthropologie, Barnes & Noble, Pottery Barn, West Elm, Banana Republic, Gap, Williams Sonoma, PF Chang’s China Bistro, and Seasons 52.



Situated Along Route 1, the Region’s Dominant Commercial Thoroughfare



Located 2 Miles from Princeton University



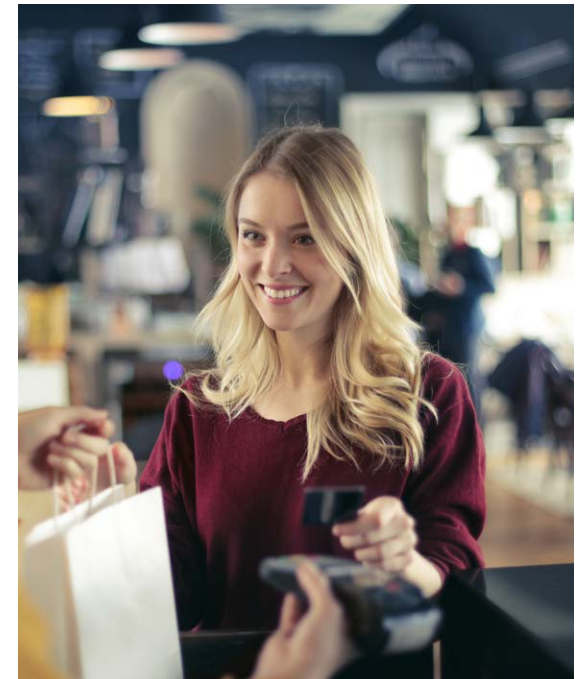
100,000+ Traffic Counts per day Highway Access and Visibility



\$180,997 Average Household Income



255,788 Daytime Population






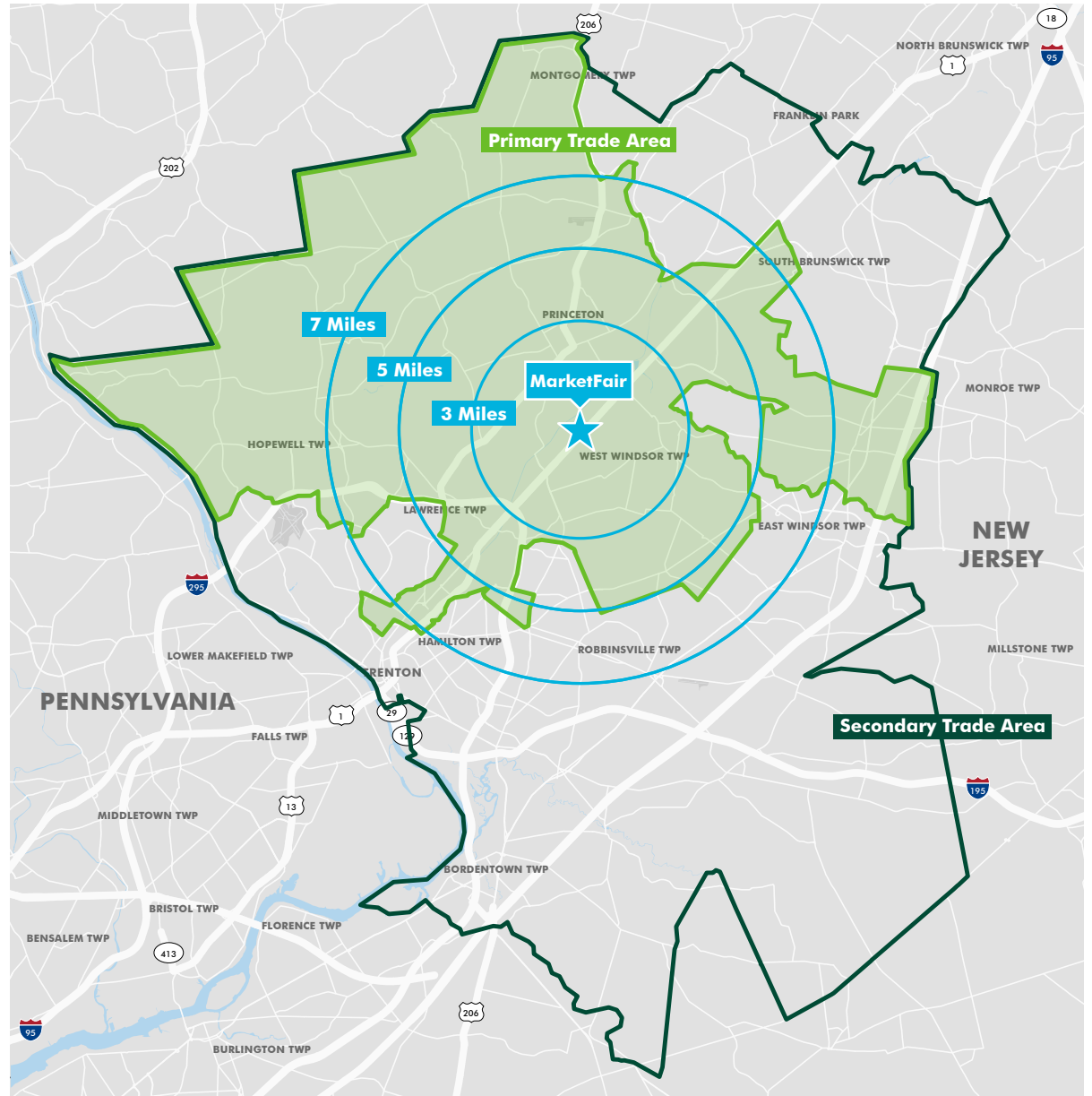
PROPERTY LOCATION

MarketFair sits on the premier retail corridor in the affluent trade area of Princeton, NJ - located near the prestigious Princeton University with a total enrollment of over 8,600 students and approximately 1,200 faculty members.

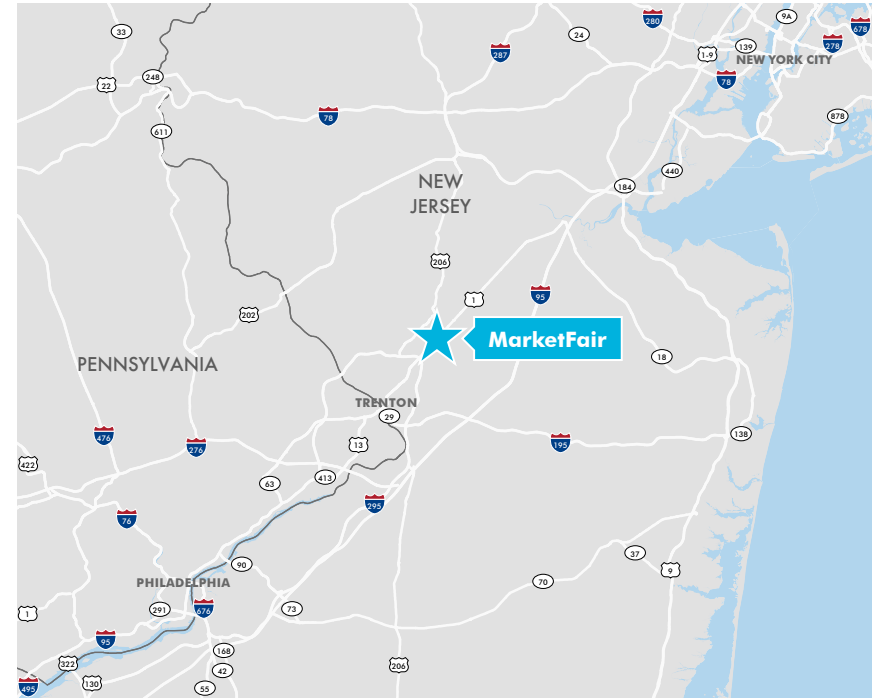
In addition to extremely high average household incomes, MarketFair is surrounded by a dense daytime population exceeding 255,000 residents and employees in the primary trade area. Major employers in the area include the headquarters of Bristol-Myers Squibb, Novo Nordisk, and J&J Jansen Pharmaceuticals; Amazon, Merrill Lynch, McGraw Hill, Princeton Health Systems and Dow Jones.

DEMOGRAPHICS

	 POPULATION	 DAYTIME POPULATION	 AVERAGE HOUSEHOLD INCOME
PRIMARY TRADE AREA	162,383	255,788	\$180,997
SECONDARY TRADE AREA	496,848	569,055	\$132,962
3 MILES	45,283	118,962	\$191,921
5 MILES	98,762	185,324	\$188,016
7 MILES	223,083	291,131	\$158,242



PROPERTY LOCATION

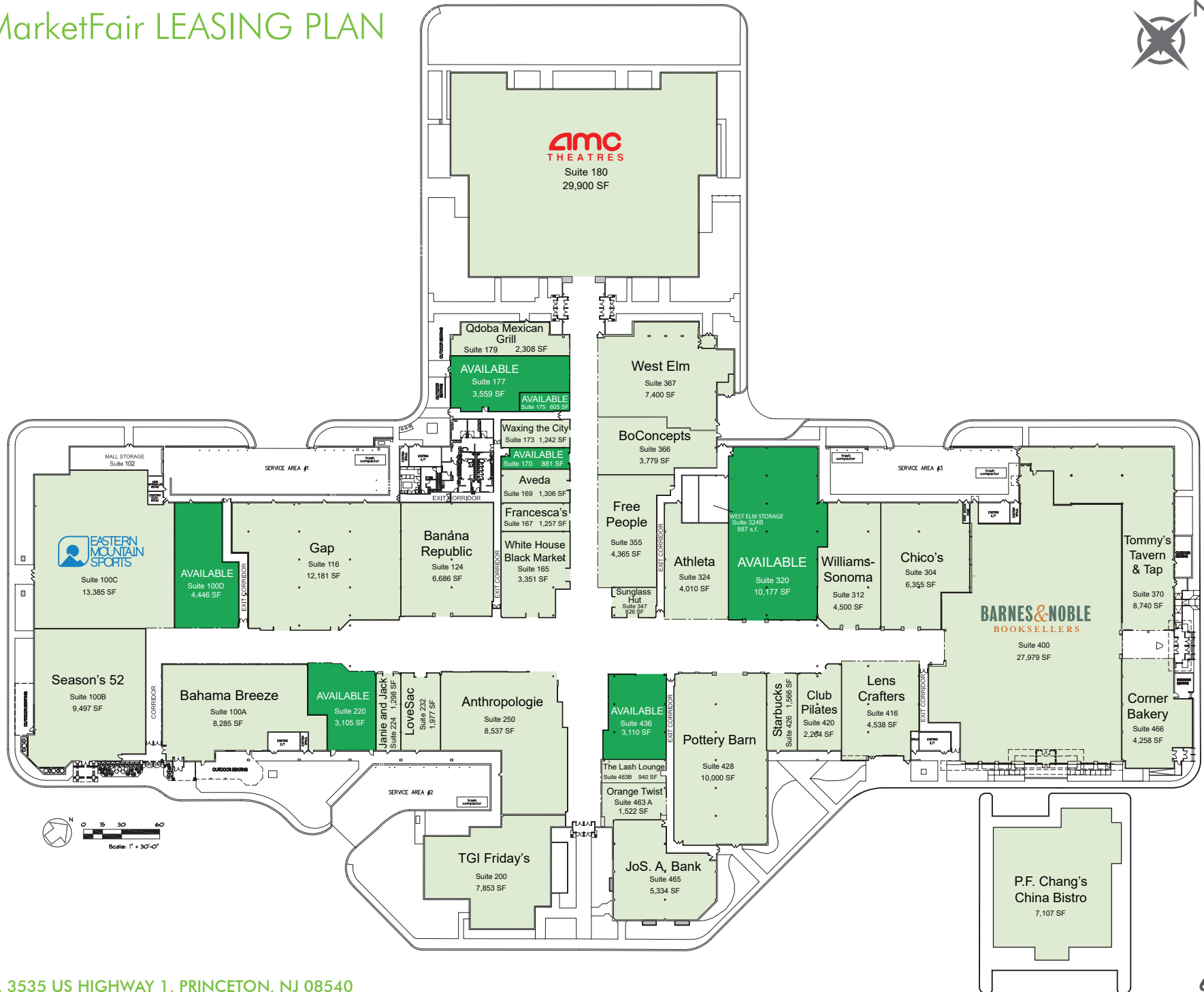


PROPERTY LOCATION





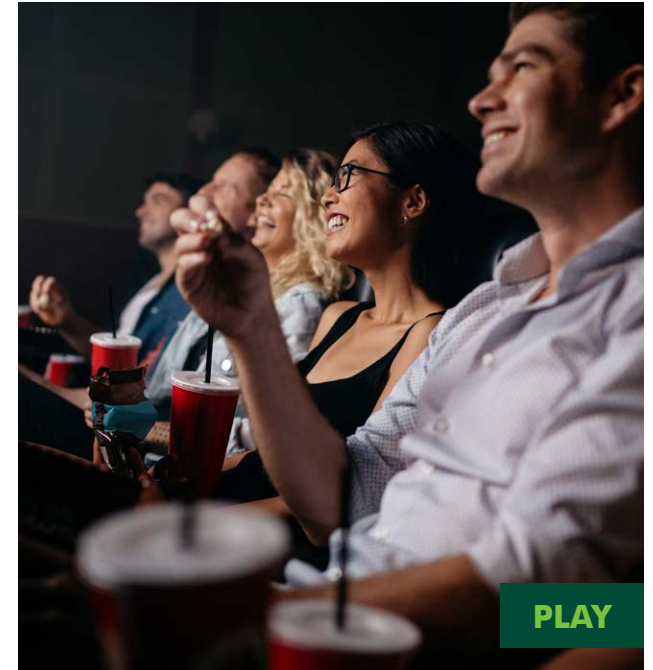
MarketFair LEASING PLAN



FOR LEASE

MarketFair

RETAIL



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