

101 State Route 70 East

Former Sears Essentials Available in Marlton, NJ



DEMOGRAPHICS

Population

3 Mile	67,126
5 Mile	149,959
7 Mile	290,091

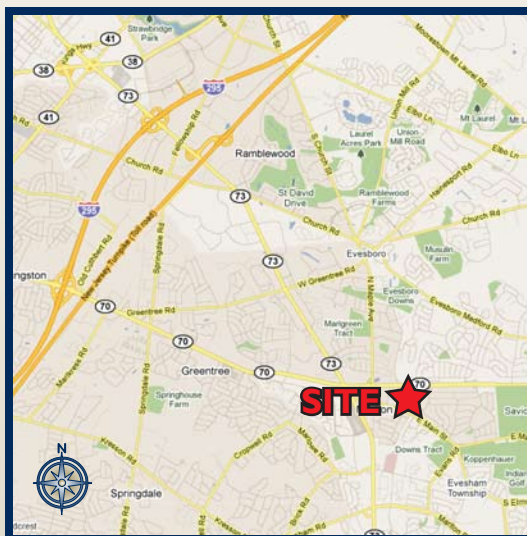
Average HH Income

3 Mile	\$109,298
5 Mile	\$117,133
7 Mile	\$106,530

AVAILABLE for SUB-LEASE

- 95,810 SF (divisible) former Sears Essentials
- Sears Essentials is part of the 179,865 SF community center, Tri-Towne Plaza
- Superfresh has recently extended their lease for an additional 5 years
- Located directly across State Route 70 from Walmart
- 1/2 mile east of State Route 73
- Traffic Counts:
 - 37,560 VPD on State Route 70 (Marlton Pike)
 - 48,875 VPD on State Route 73
 - 14,730 VPD on East Main Street
- Daytime Employees:
 - ±21,000 within 1 mile
 - ±53,000 within 3 mile

Area Co-tenants Include:



Joe Grody

312.254.0724

jgrody@sierraus.com

640 North LaSalle Boulevard
Suite 410
Chicago, IL 60654

888.656.7744 (toll-free)
312.422.7745 (fax)

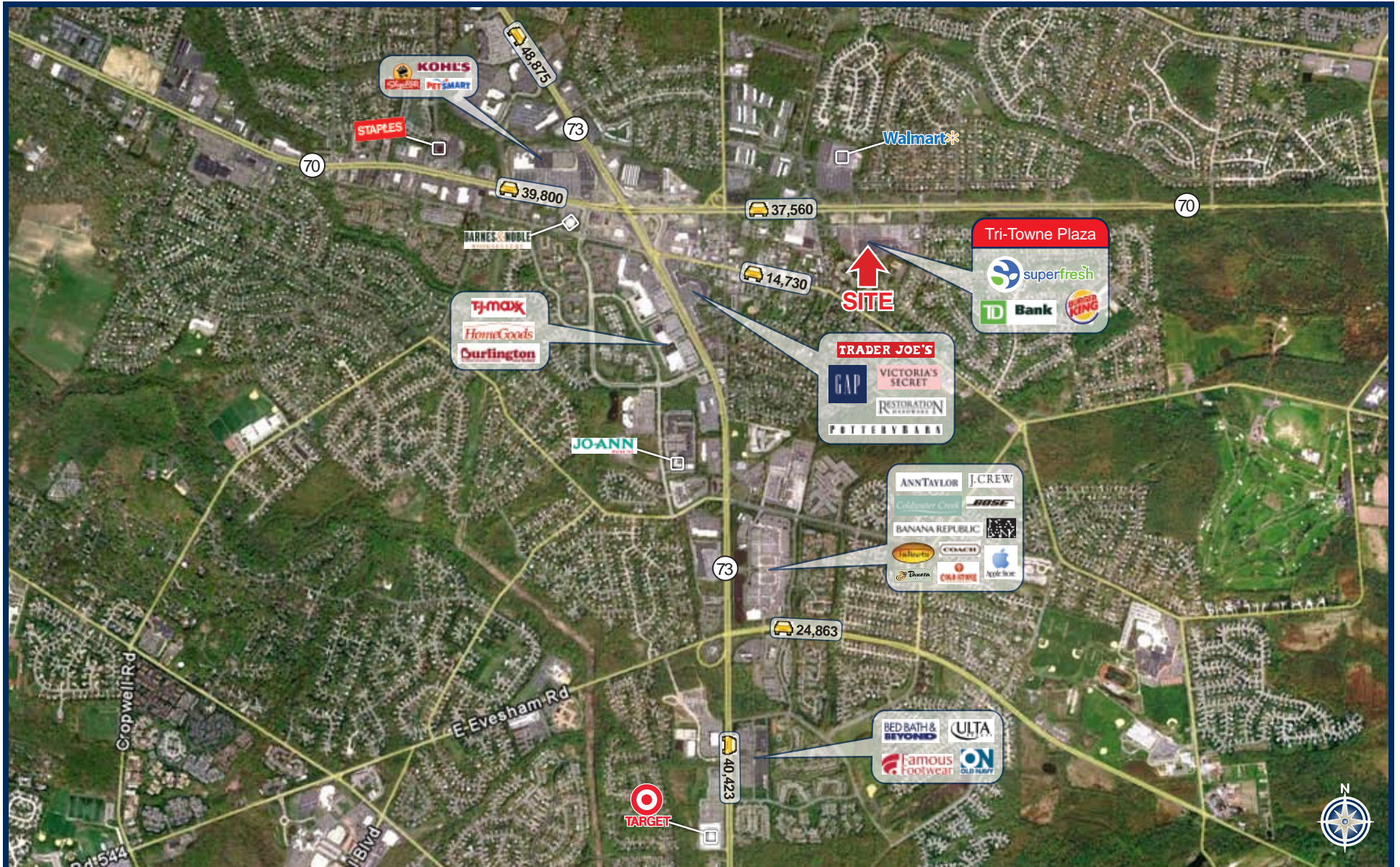
www.SierraUS.com

Project Leasing • Restaurant & Entertainment • Tenant Representation
Urban Retail • Office Brokerage • Asset Management





101 State Route 70 East Marlton, NJ area retailers

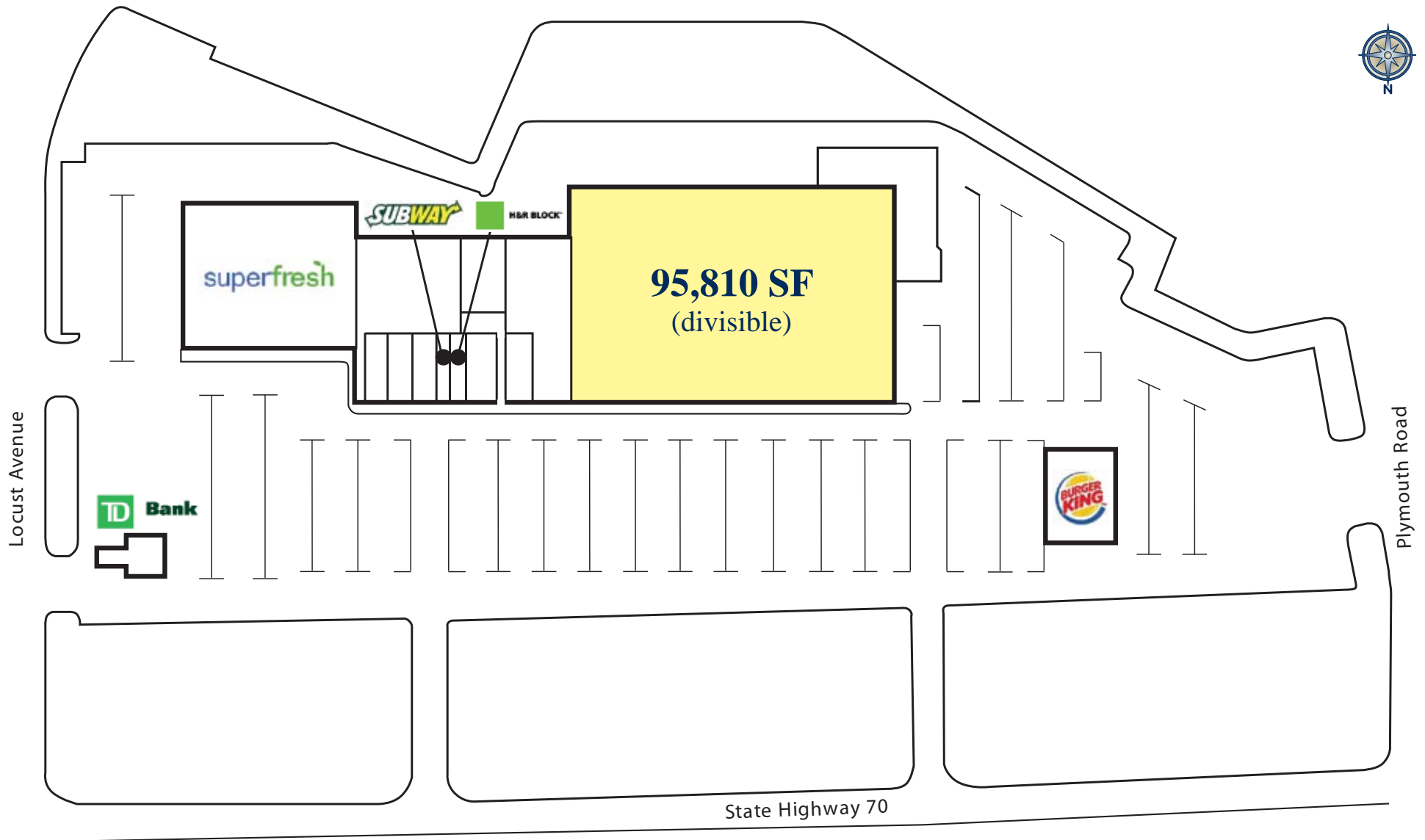




101 State Route 70 East

Marlton, NJ

Tri-Towne Plaza site plan

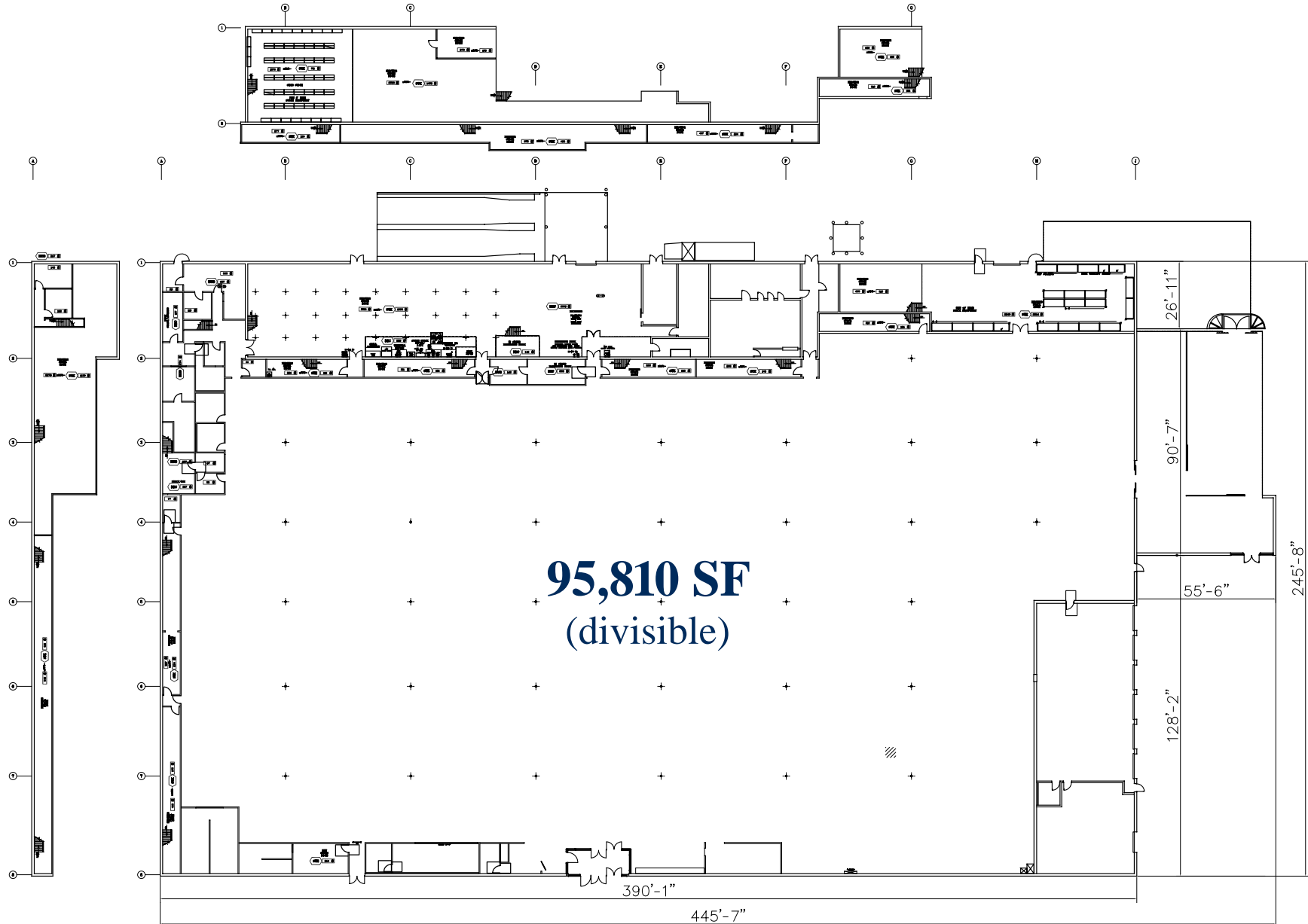




101 State Route 70 East

Marlton, NJ

existing floor plan (former Sears Essentials)



FULL PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections
 Calculated using Proportional Block Groups



Lat/Lon: 39.89238/-74.91354

101 State Route 70 E		1 Mile	3 Miles	5 Miles	7 Miles
Marlton, NJ					
POPULATION	2010 Estimated Population	10,888	67,126	149,959	290,091
	2015 Projected Population	10,278	64,342	146,256	284,629
	2000 Census Population	10,866	64,207	144,447	280,776
	1990 Census Population	9,836	53,410	125,567	258,321
	Historical Annual Growth 1990 to 2010	0.5%	1.3%	1.0%	0.6%
	Projected Annual Growth 2010 to 2015	-1.1%	-0.8%	-0.5%	-0.4%
HOUSEHOLDS	2010 Est. Households	4,282	25,462	57,498	115,180
	2015 Proj. Households	4,258	25,333	58,483	117,184
	2000 Census Households	4,079	23,586	53,830	108,353
	1990 Census Households	3,452	18,805	44,949	96,101
	Historical Annual Growth 1990 to 2010	1.2%	1.8%	1.4%	1.0%
	Projected Annual Growth 2010 to 2015	-0.1%	-0.1%	0.3%	0.3%
AGE	2010 Est. Population 0 to 9 Years	12.3%	12.9%	12.5%	12.2%
	2010 Est. Population 10 to 19 Years	12.4%	12.9%	12.7%	12.4%
	2010 Est. Population 20 to 29 Years	11.9%	10.4%	10.2%	11.2%
	2010 Est. Population 30 to 44 Years	21.3%	20.9%	20.2%	20.1%
	2010 Est. Population 45 to 59 Years	21.7%	23.8%	24.9%	23.8%
	2010 Est. Population 60 to 74 Years	11.8%	12.5%	13.2%	13.4%
	2010 Est. Population 75 Years Plus	8.5%	6.6%	6.3%	7.0%
	2010 Est. Median Age	39.7	40.1	40.8	40.4
MARITAL STATUS & SEX	2010 Est. Male Population	48.0%	48.1%	48.3%	48.3%
	2010 Est. Female Population	52.0%	51.9%	51.7%	51.7%
	2010 Est. Never Married	23.2%	21.7%	21.7%	24.0%
	2010 Est. Now Married	59.0%	61.9%	62.1%	57.7%
	2010 Est. Separated or Divorced	9.2%	9.6%	10.1%	11.2%
	2010 Est. Widowed	8.6%	6.8%	6.2%	7.1%
INCOME	2010 Est. HH Income \$200,000 or More	3.4%	7.0%	9.0%	7.6%
	2010 Est. HH Income \$150,000 to \$199,999	4.7%	10.0%	11.4%	9.4%
	2010 Est. HH Income \$100,000 to \$149,999	21.8%	26.3%	25.6%	22.3%
	2010 Est. HH Income \$75,000 to \$99,999	16.6%	17.2%	16.3%	15.2%
	2010 Est. HH Income \$50,000 to \$74,999	17.9%	16.3%	15.7%	17.0%
	2010 Est. HH Income \$35,000 to \$49,999	14.0%	9.2%	8.8%	10.3%
	2010 Est. HH Income \$25,000 to \$34,999	9.4%	5.6%	5.1%	6.6%
	2010 Est. HH Income \$15,000 to \$24,999	6.3%	3.8%	4.0%	5.5%
	2010 Est. HH Income \$0 to \$14,999	5.9%	4.6%	4.1%	6.0%
	2010 Est. Average Household Income	\$85,571	\$109,298	\$117,133	\$106,530
	2010 Est. Median HH Income	\$71,958	\$91,384	\$95,256	\$85,848
2010 Est. Per Capita Income	\$34,956	\$42,762	\$45,726	\$43,042	
2010 Est. Number of Businesses	544	3,309	8,120	16,044	
2010 Est. Total Number of Employees	20,825	52,925	115,834	212,488	

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101 State Route 70 E

Marlton, NJ

	1 Mile	3 Miles	5 Miles	7 Miles	
RACE	2010 Est. White Population	86.1%	84.3%	84.1%	82.2%
	2010 Est. Black Population	5.1%	5.8%	6.5%	9.4%
	2010 Est. Asian & Pacific Islander	7.6%	8.9%	8.4%	7.1%
	2010 Est. American Indian & Alaska Native	0.1%	0.1%	0.1%	0.2%
	2010 Est. Other Races Population	1.1%	0.9%	0.9%	1.0%
HISPANIC	2010 Est. Hispanic Population	348	2,120	5,057	12,364
	2010 Est. Hispanic Population Percent	3.2%	3.2%	3.4%	4.3%
	2015 Proj. Hispanic Population Percent	3.7%	4.0%	4.5%	5.6%
	2000 Hispanic Population Percent				
EDUCATION (Adults 25 or Older)	2010 Est. Adult Population (25 Years or Older)	7,592	46,574	104,985	203,669
	2010 Est. Elementary (0 to 8)	2.0%	2.1%	1.9%	2.5%
	2010 Est. Some High School (9 to 11)	4.5%	3.9%	3.6%	4.8%
	2010 Est. High School Graduate (12)	28.5%	23.0%	21.9%	24.6%
	2010 Est. Some College (13 to 16)	19.0%	16.4%	16.3%	16.9%
	2010 Est. Associate Degree Only	8.5%	7.4%	7.3%	7.2%
	2010 Est. Bachelor Degree Only	26.6%	29.0%	29.3%	26.6%
	2010 Est. Graduate Degree	10.9%	18.3%	19.8%	17.5%
HOUSING	2010 Est. Total Housing Units	4,479	26,564	59,727	120,877
	2010 Est. Owner Occupied Percent	65.9%	75.8%	78.5%	71.8%
	2010 Est. Renter Occupied Percent	29.7%	20.0%	17.8%	23.5%
	2010 Est. Vacant Housing Percent	4.4%	4.2%	3.7%	4.7%
HOMES BUILT BY YEAR	2000 Homes Built 1999 to 2000	1.8%	3.1%	2.1%	1.9%
	2000 Homes Built 1995 to 1998	7.6%	8.7%	7.6%	5.7%
	2000 Homes Built 1990 to 1994	6.4%	10.4%	10.3%	7.5%
	2000 Homes Built 1980 to 1989	23.3%	33.7%	28.5%	21.5%
	2000 Homes Built 1970 to 1979	21.4%	23.0%	23.1%	20.8%
	2000 Homes Built 1960 to 1969	25.7%	15.8%	17.5%	18.6%
	2000 Homes Built 1950 to 1959	11.4%	3.5%	7.3%	12.4%
	2000 Homes Built Before 1949	2.4%	1.8%	3.5%	11.5%
HOME VALUES	2000 Home Value \$1,000,000 or More	-	-	0.1%	0.2%
	2000 Home Value \$500,000 to \$999,999	-	0.6%	1.4%	1.9%
	2000 Home Value \$400,000 to \$499,999	0.2%	1.2%	2.0%	2.3%
	2000 Home Value \$300,000 to \$399,999	0.5%	3.8%	5.3%	5.2%
	2000 Home Value \$200,000 to \$299,999	15.0%	20.6%	22.8%	18.1%
	2000 Home Value \$150,000 to \$199,999	28.6%	37.7%	33.0%	26.0%
	2000 Home Value \$100,000 to \$149,999	47.5%	30.5%	29.2%	32.7%
	2000 Home Value \$50,000 to \$99,999	7.2%	4.9%	5.6%	12.9%
	2000 Home Value \$25,000 to \$49,999	0.8%	0.5%	0.3%	0.5%
	2000 Home Value \$0 to \$24,999	0.2%	0.2%	0.3%	0.2%
	2000 Median Home Value	\$150,360	\$174,180	\$180,043	\$171,416
	2000 Median Rent	\$901	\$827	\$817	\$733

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LABOR FORCE	2010 Est. Labor: Population Age 16+	8,727	53,091	119,406	232,856
	2010 Est. Civilian Employed	64.1%	65.2%	65.8%	64.6%
	2010 Est. Civilian Unemployed	4.5%	4.3%	4.2%	4.5%
	2010 Est. in Armed Forces	0.3%	0.3%	0.3%	0.3%
	2010 Est. not in Labor Force	31.2%	30.3%	29.7%	30.5%
	2010 Labor Force: Males	47.2%	47.4%	47.5%	47.5%
	2010 Labor Force: Females	52.8%	52.6%	52.5%	52.5%
OCCUPATION	2000 Occupation: Population Age 16+	5,489	32,527	74,503	143,225
	2000 Mgmt, Business, & Financial Operations	17.8%	21.4%	21.4%	19.2%
	2000 Professional & Related	25.4%	30.3%	31.5%	29.1%
	2000 Service	10.9%	8.7%	8.5%	10.5%
	2000 Sales and Office	32.2%	30.0%	29.2%	28.7%
	2000 Farming, Fishing, and Forestry	0.1%	-	0.1%	0.1%
	2000 Construction, Extraction, & Maintenance	5.2%	4.2%	3.9%	5.2%
	2000 Production, Transport, & Material Moving	8.4%	5.4%	5.5%	7.1%
	2000 Percent White Collar Workers	75.4%	81.7%	82.0%	77.1%
	2000 Percent Blue Collar Workers	24.6%	18.3%	18.0%	22.9%
TRANSPORTATION TO WORK	2000 Drive to Work Alone	81.4%	82.5%	82.1%	80.5%
	2000 Drive to Work in Carpool	8.0%	6.7%	7.0%	7.7%
	2000 Travel to Work by Public Transportation	4.2%	5.5%	5.3%	6.2%
	2000 Drive to Work on Motorcycle	0.1%	0.1%	0.1%	0.1%
	2000 Walk or Bicycle to Work	2.2%	1.1%	1.1%	1.6%
	2000 Other Means	0.5%	0.3%	0.3%	0.4%
	2000 Work at Home	3.6%	3.8%	4.1%	3.6%
TRAVEL TIME	2000 Travel to Work in 14 Minutes or Less	30.1%	24.2%	24.4%	25.2%
	2000 Travel to Work in 15 to 29 Minutes	32.1%	33.3%	33.9%	34.5%
	2000 Travel to Work in 30 to 59 Minutes	28.6%	30.2%	30.1%	29.6%
	2000 Travel to Work in 60 Minutes or More	9.3%	12.3%	11.7%	10.7%
	2000 Average Travel Time to Work	24.9	27.7	27.4	26.9
CONSUMER EXPENDITURE	2010 Est. Total Household Expenditure	\$271 M	\$1.91 B	\$4.52 B	\$8.45 B
	2010 Est. Apparel	\$12.9 M	\$91.8 M	\$218 M	\$406 M
	2010 Est. Contributions & Gifts	\$17.5 M	\$135 M	\$328 M	\$601 M
	2010 Est. Education & Reading	\$7.65 M	\$58.7 M	\$142 M	\$259 M
	2010 Est. Entertainment	\$15.2 M	\$108 M	\$257 M	\$478 M
	2010 Est. Food, Beverages & Tobacco	\$42.5 M	\$292 M	\$686 M	\$1.29 B
	2010 Est. Furnishings & Equipment	\$12.2 M	\$88.5 M	\$210 M	\$389 M
	2010 Est. Health Care & Insurance	\$19.0 M	\$130 M	\$307 M	\$580 M
	2010 Est. Household Operations & Shelter & Utilities	\$81.0 M	\$573 M	\$1.36 B	\$2.53 B
	2010 Est. Miscellaneous Expenses	\$4.47 M	\$30.8 M	\$72.2 M	\$137 M
	2010 Est. Personal Care	\$3.93 M	\$27.4 M	\$64.7 M	\$121 M
	2010 Est. Transportation	\$54.5 M	\$376 M	\$881 M	\$1.65 B

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