

DICK'S SPORTING GOODS FOR LEASE OR SALE

387 MT. HOPE AVE.
ROCKAWAY, NJ



CATALYST
REAL ESTATE PARTNERS

FOR MORE
INFORMATION

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All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.
CATALYST REAL ESTATE PARTNERS | 20 White St. Unit 2A, Red Bank, NJ, 07701 | 732.333.8571 | info@catalystrenj.com

77,364 SF
FOR LEASE OR SALE

387 MT. HOPE AVE.
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SITE INFORMATION



	1 MILE	3 MILE	5 MILE
POPULATION	9,849	67,008	114,124
AVG. HOUSEHOLD INCOME	\$146,689	\$148,878	\$168,404
HOUSEHOLDS	3,850	24,718	42,485
DAYTIME POPULATION	7,798	46,650	83,369
NUMBER OF EMPLOYEES	5,097	29,366	53,114
AVERAGE HOUSEHOLD SIZE	2.6	2.7	2.7

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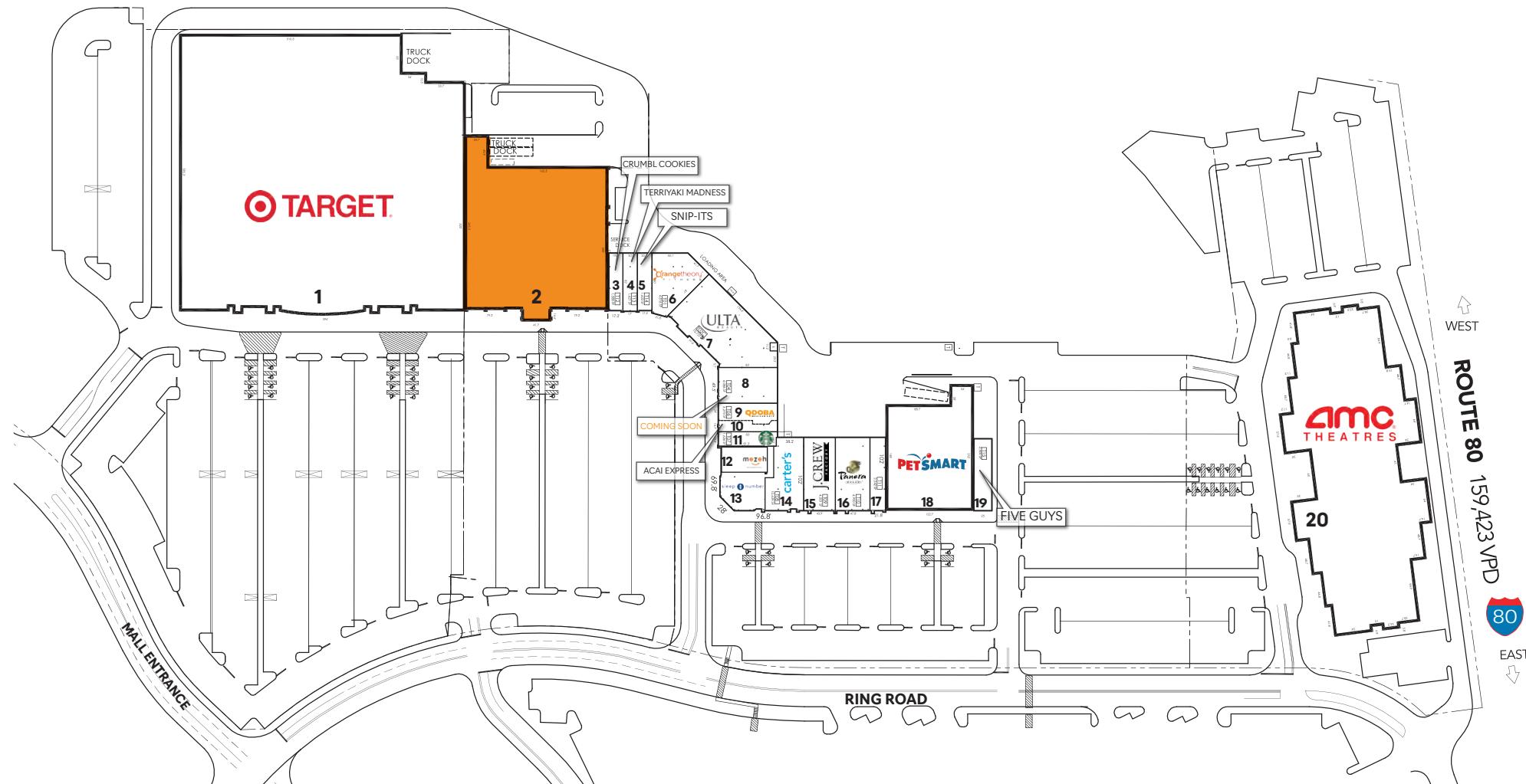
77,364 SF

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SITE PLAN

1. Target	153,282 SF	5. Snip-Its	1,623 SF	9. Qdoba	2,404 SF	13. Sleep Number	2,952 SF	17. Primo Hoagies	2,242 SF
2. AVAILABLE	77,364 SF	6. Orange Theory	4,816 SF	10. Acai Express	869 SF	14. Carter's	4,889 SF	18. PetSmart	19,305 SF
3. Crumbl	1,588 SF	7. Ulta	10,757 SF	11. Starbucks	1,626 SF	15. J. Crew Factory	4,501 SF	19. Five Guys	2,500 SF
4. Teriyaki Madness	1,621 SF	8. Coming Soon	4,086 SF	12. Mezeh	2,500 SDF	16. Panera	4,900 SF	20. AMC	68,016 SF



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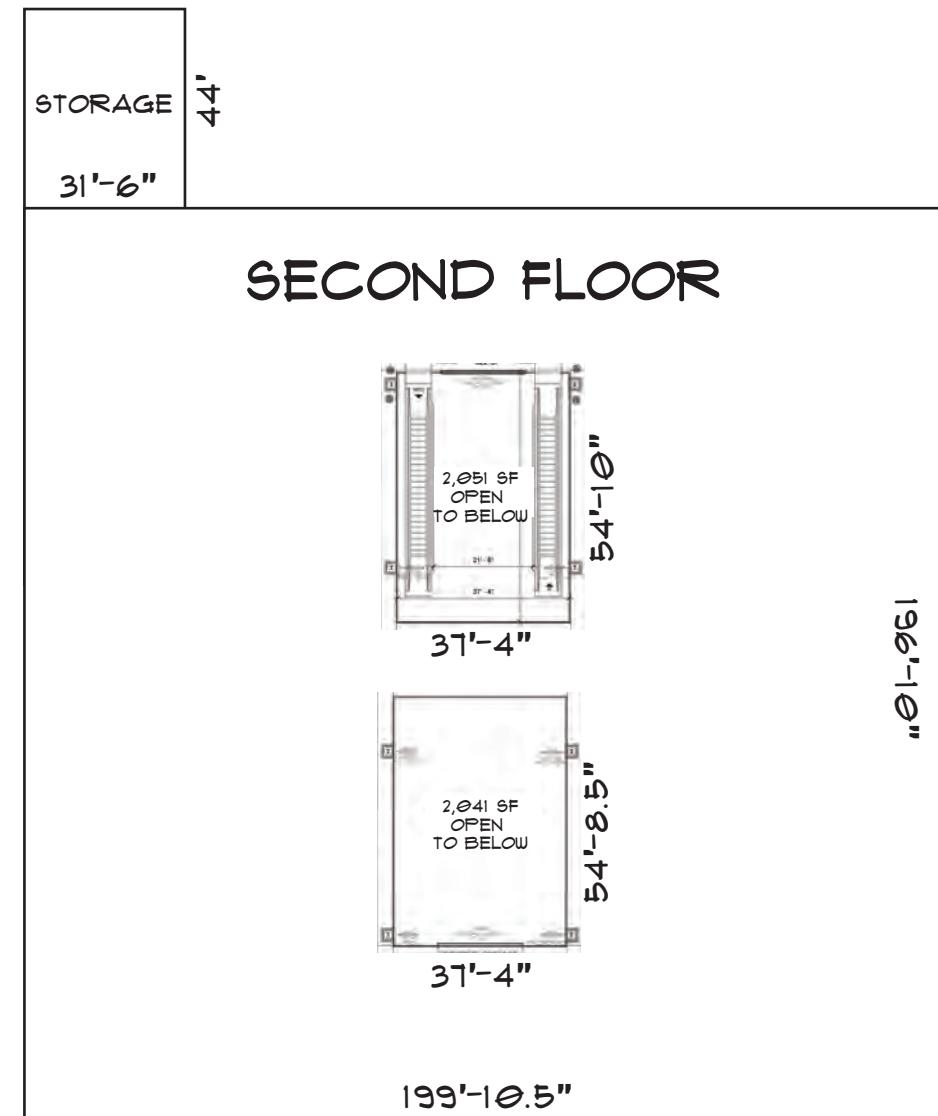
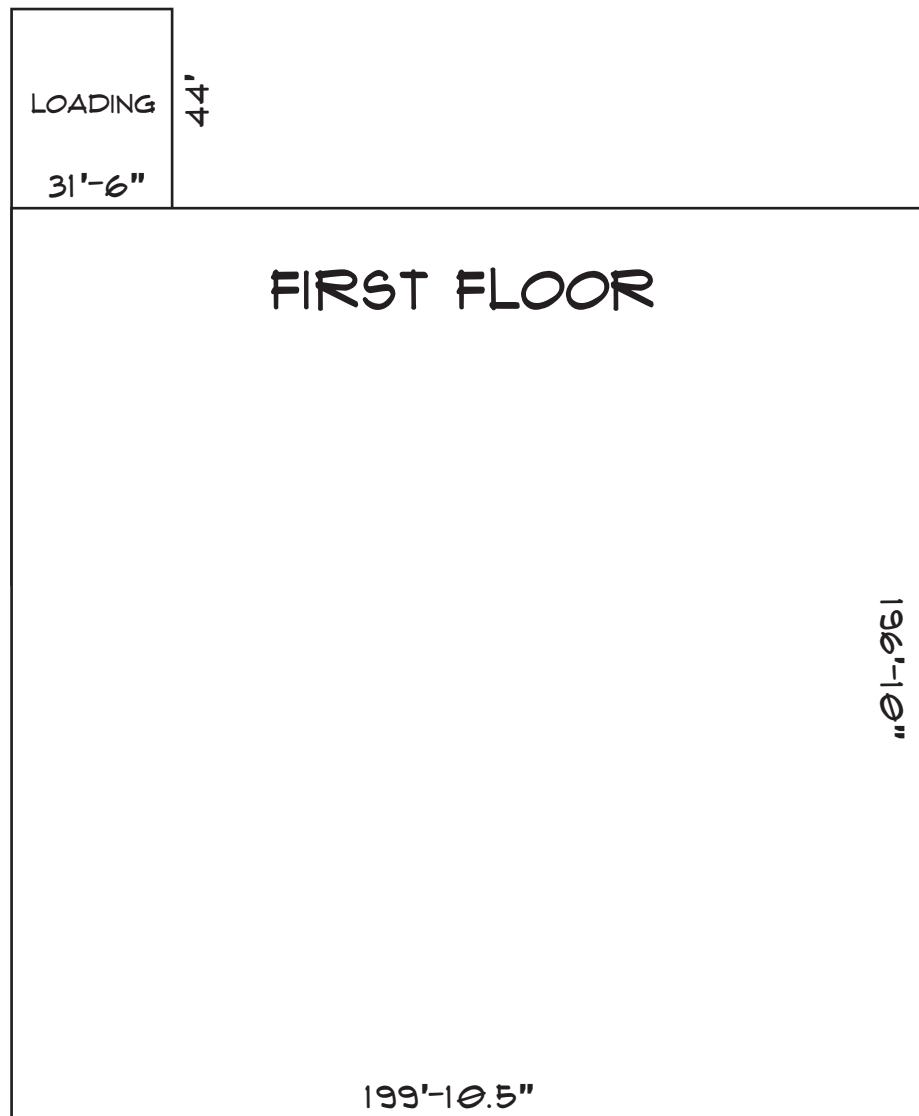
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FLOOR PLAN DIMENSIONS



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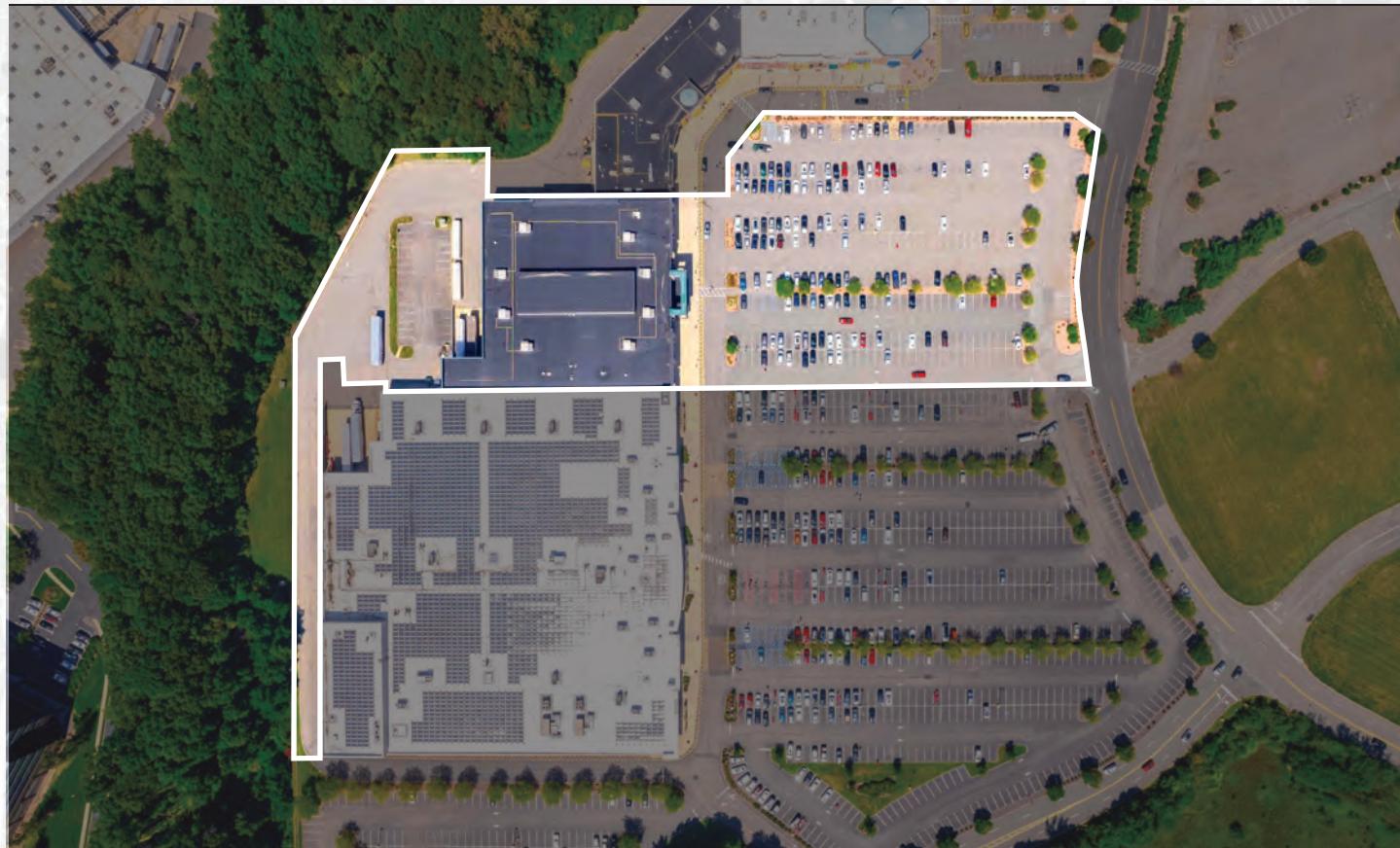
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SITE OVERVIEW



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SALE INFORMATION



\$16,458,000
List Price



\$1,975,000
NOI



12.00%
Cap Rate



1.5 Years
Term Remaining

OFFERING SUMMARY

Property Address	387 Mt Hope Ave Rockaway, NJ 07866		
Rentable SF		80,000 SF	
Type of Ownership		Fee Simple	
List Price		\$16,458,000	
Net Operating Income		\$1,975,000	
Cap Rate		12.00%	

RENT SCHEDULE

	Rent Dates	Annual Rent	Increase	Cap Rate
Base Term	3/1/2021 - 2/28/2026	\$1,975,000	-	12.00%
	3/1/2026 - 2/28/2027	\$2,050,000	3.80%	12.46%

CONTACT FOR SALE INFO

Marcus & Millichap
CAFIERO TEAM

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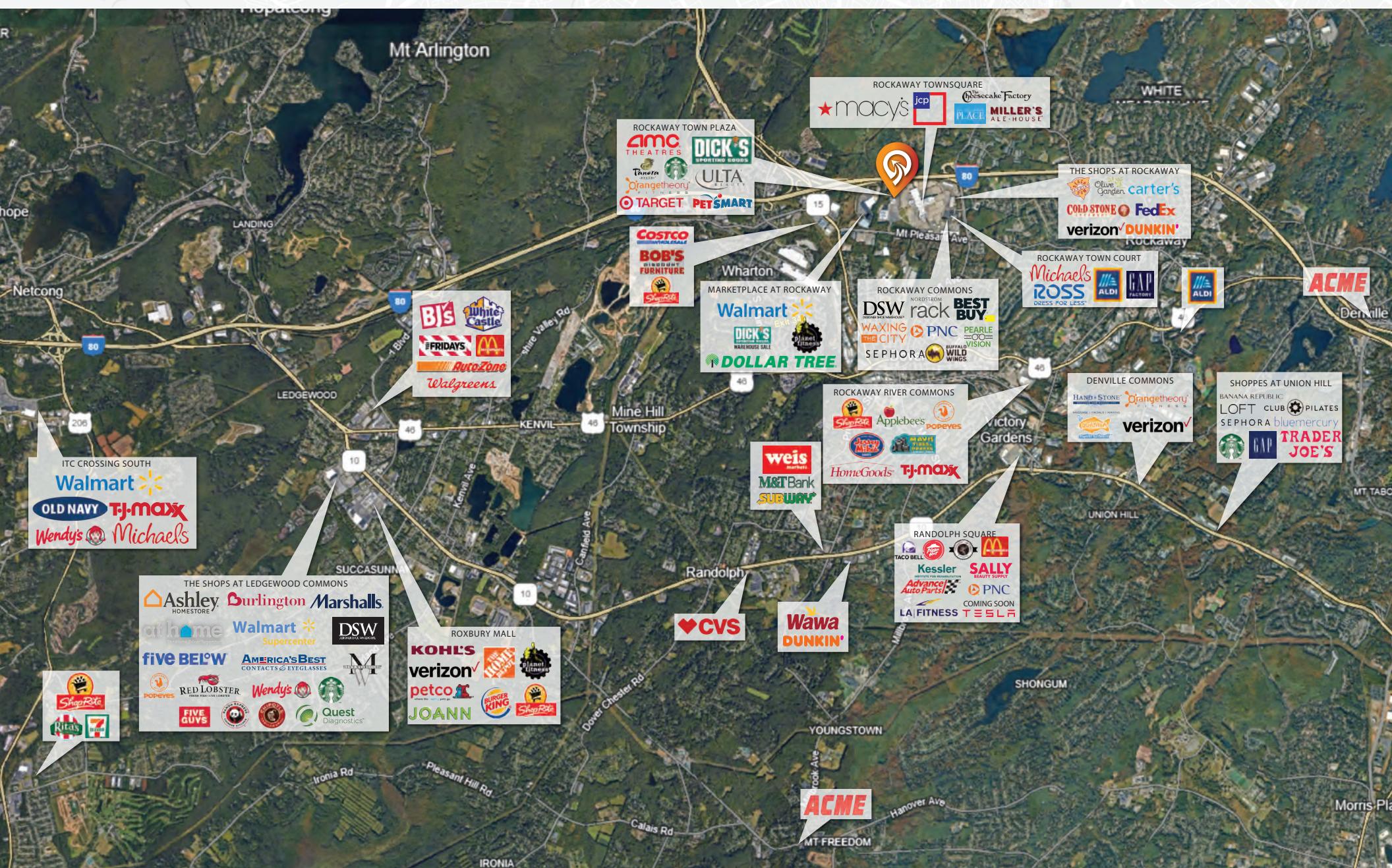
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MARKET AERIAL



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