



PARAMOUNT
REALTY

LEASING AVAILABILITIES

2026

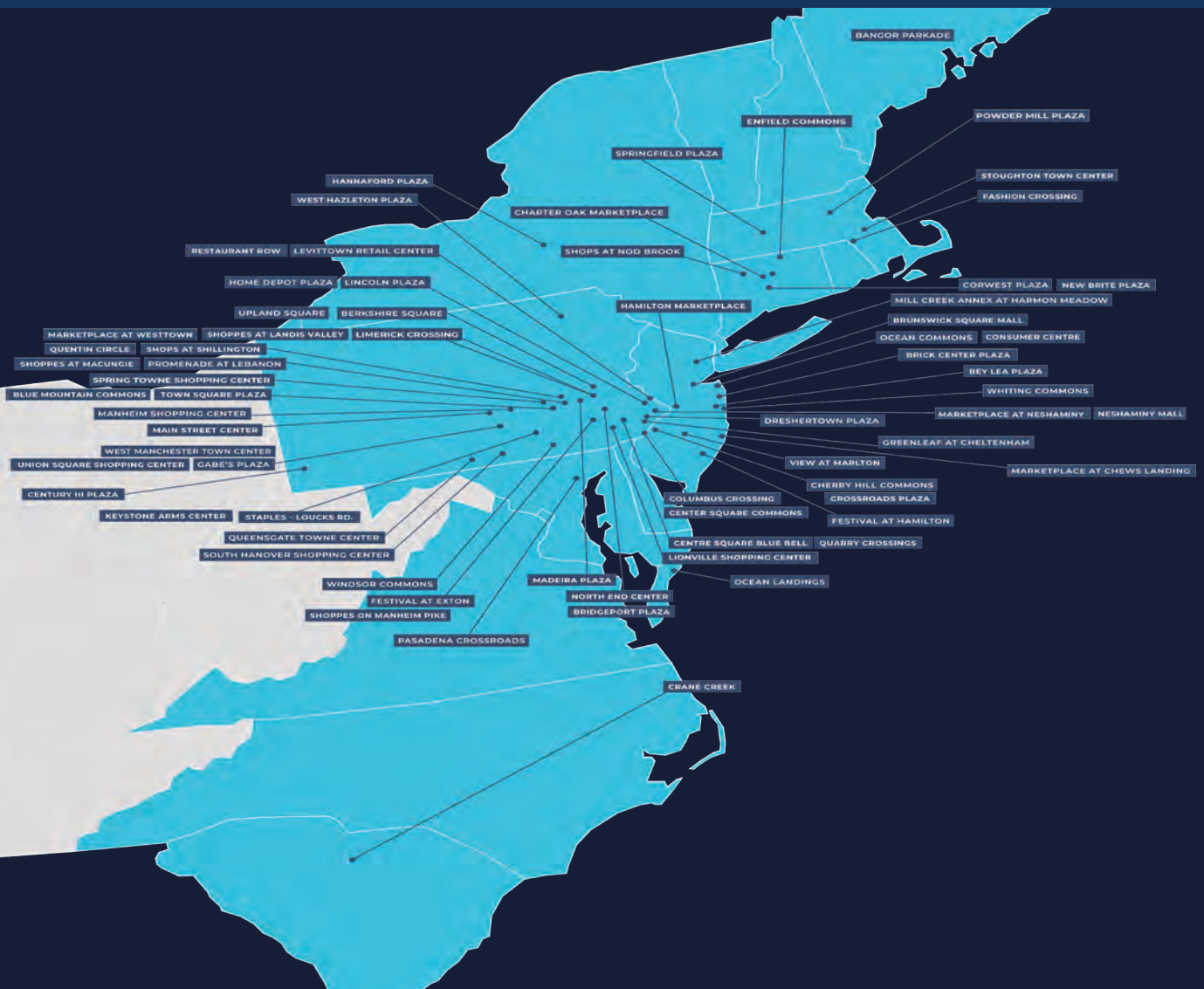
INTEGRITY, VISION, AND RELATIONSHIPS ARE **PARAMOUNT.**

18 MILLION SF

150 PROPERTIES

75 PROJECTS IN
DEVELOPMENT

10 STATES



PARAMOUNT IS A TRUSTED PREFERRED DEVELOPER AND PARTNER OF LEADING NATIONAL AND REGIONAL COMPANIES.

WE HAVE ESTABLISHED OURSELVES AS ONE OF THE LARGEST SINGLE-TENANT DEVELOPERS ALONG THE EAST COAST.

STARBUCKS

Chick-fil-z

Wawa

CITYMD

CHIPOTLE

AspenDental



PORTFOLIO

PENNSYLVANIA

PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Neshaminy Mall	Bensalem, PA	1,093,000	Boscov's, AMC Theatres	26
West Manchester	York, PA	723,000	Burlington, HomeGoods, Kohls, At Home	30
Greenleaf at Cheltenham	Cheltenham, PA	701,112	Target, ShopRite, Home Depot	36
Upland Square	Pottstown, PA	600,000	Target, Giant, TJ Maxx, ULTA	38
Marketplace at Neshaminy	Neshaminy, PA	380,000	Target, Home Depot, LA Fitness, ALDI	9
Queensgate Towne Center	York, PA	355,640	Weis, RC Theatres, Wellspan Health	12
Home Depot Plaza	Bensalem, PA	350,000	Home Depot, Acme, TJ Maxx	40
Century III Plaza	West Mifflin, PA	350,000	Kohl's, Home Depot, Giant Eagle	10
Berkshire Square	Wyomissing, PA	330,000	Walmart, Redners, Staples	21
Union Square	Harrisburg, PA	318,430	Gabe's, Weis, Chipotle	42
Town Square Plaza	Temple, PA	300,000	Target, Giant, Michaels, Ross, Five Below	10
Spring Towne Shopping Ctr	Sinking Spring, PA	277,841	Lowe's, Giant, PA Wine & Spirits	44
Lincoln Plaza	Langhorne, PA	273,000	Amazon Fresh, HomeSense, TJ Maxx, ULTA	15
Gabe's Plaza	York, PA	177,280	Gabe's, Grocery Outlet, Planet Fitness	13
Noble Town Center	Jenkintown, PA	168,000	Ross, PetSmart, ULTA, Barnes & Noble	28
Madeira Plaza	Reading, PA	166,432	Redners, Burlington, Forman Mills	24
Windsor Commons	Red Lion, PA	155,532	Giant, Dollar Tree	46
South Hanover SC	Hanover, PA	154,550	Giant, Dollar Tree, Planet Fitness	23
Festival at Exton	Exton, PA	152,000	Marshalls, HomeGoods	48
Columbus Crossing	Philadelphia, PA	140,000	ULTA, HomeGoods, TJ Maxx, Michaels	9
Manheim Shopping Center	Manheim, PA	129,000	Weis, CVS, True Value	11
Marketplace at Westtown	West Chester, PA	125,000	Giant, Dollar Tree, Chase	50

PORTFOLIO



PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Blue Mountain Commons	Harrisburg, PA	123,353	Giant, Chipotle	14
Limerick Crossing	Limerick, PA	122,000	ALDI, Starbucks, Planet Fitness	52
Promenade at Lebanon	Lebanon, PA	103,835	Giant, CVS, Wine & Spirits	54
North End SC	Pottstown, PA	103,000	Redners, Dollar General	56
Shoppes at Shillington	Shillington, PA	102,816	Giant, Goodwill	11
Dreshertown Plaza	Dresher, PA	99,000	George's Market, McDonalds	58
Main Street Shopping Ctr	Mount Joy, PA	97,334	Giant, Dollar Tree, Dunkin	60
Lionville Shopping Center	Exton, PA	92,000	Giant, Verizon, Wells Fargo	62
Centre Square Commons	Blue Bell, PA	89,000	ALDI, Starbucks, Turning Point	13
Quarry Crossings	Downingtown, PA	63,555	LA Fitness, AAA, Olive Garden	64
Shoppes at Landis Valley	Lancaster, PA	60,215	CVS, Turkey Hill, PA Wine & Spirits	66
YTI Campus, York	York, PA	56,286	York Technical Institute	20
The Wenger Group	Lancaster, PA	53,207	The Wenger Group	19
Noll Drive Office Complex	Lancaster, PA	50,000	Drayer Physical Therapy, UPMC	14
Gettysburg Center	Gettysburg, PA	50,000	Wawa, Chick-fil-A	76
Hanover Development	Hanover, PA	50,000	Wawa	74
Eden Professional Center	Lancaster, PA	43,710	Eden Park Pediatric, Pinnacle Health	66
Levittown Plaza	Levittown, PA	42,000	Dollar Tree, Family Dollar	23
965 Loucks Road	York, PA	36,360	Staples, Dollar Tree, Goodwill	16
Bridgeport Plaza	Lancaster, PA	33,180	Dollar General, Wells Fargo	17
West Hazleton Plaza	Hazleton, PA	32,799	Geisinger Health, Wine & Spirits	18
The Shoppes at Macungie	Macungie, PA	31,473	Dollar General, PA Wine & Spirits	68

PORTFOLIO

PENNSYLVANIA CONT'D

PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Restaurant Row	Trevoose, PA	31,000	Red Robin, Cracker Barrel, Raising Cane's	70
810 Plaza Boulevard	Lancaster, PA	30,190	Surgery Center of Lancaster	68
Keystone Arms	Carlisle PA	27,600	Dollar General	72
570 Lausch Lane	Lancaster, PA	27,000	McNees Attorneys, ISI Financial Grp.	20
Shops on Manheim Pike	Lancaster, PA	10,500	Men's Wearhouse, Orrstown Bank	19

NEW JERSEY

Hamilton Marketplace	Hamilton, NJ	974,801	Shoprite, Burlington, Michaels	78
Brunswick Square Mall	East Brunswick, NJ	754,000	Macy's, Barnes & Noble, AMC Theatres	34
River Centre	Red Bank, NJ	670,000	Office Campus	
Consumer Centre	West Long Branch, NJ	293,000	Home Depot, Dicks, PetSmart	21
Cherry Hills Commons	Cherry Hill, NJ	263,000	Walmart, Planet Fitness, Wawa	80
Crossroads Plaza	Lumberton, NJ	214,650	Lowe's, Shoprite, Wawa	22
Festival at Hamilton	Mays Landing, NJ	182,000	ACME, Homegoods, JoAnn's	83
Marketplace at Chews Landing	Gloucester Twp, NJ	147,000	ShopRite, Inspira	84
Brick Center Plaza	Brick, NJ	115,000	Ross, Best Buy, West Marine	19
Springfield Marketplace	Newark, NJ	110,551	ShopRite, Snipes, Taco Bell	86
Whiting Commons	Whiting, NJ	105,000	Super Stop & Shop	88
View at Marlton	Marlton, NJ	91,000	LA Fitness, AAA, Dunkin, Restore Wellness	12

NEW JERSEY CONT'D

PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Bey Lea Plaza	Toms River, NJ	79,000	Burlington, PetSmart, Encore Dental	32
766 Shewsbury Office	Shrewsbury, NJ	73,000	Office Campus	
Ocean Commons	Ocean, NJ	60,000	Wawa, Chick Fil A, Marriott, Millers Ale House	90
Hammonton Mixed Use	Hammonton, NJ	50,000	Aldi's, Starbucks	100
Millville Development	Millville, NJ	50,000	Aspen Dental, Starbucks	98
Piscataway Development	Piscataway, NJ	50,000	Wawa, Studio Res Marriott Hotel	94
Piscataway Stelton Road	Piscataway, NJ	50,000	Aspen Dental, Panera, Shake Shack	96
Wharton Center	Wharton, NJ	50,000	Aspen Dental, City MD	24
Mill Creek Annex	Secaucus, NJ	25,800	City MD, Panera Bread, Verizon	92
West Park Ave	Oakhurst, NJ	25,000	Outback, Valley Bank	102
Sea Girt Plaza	Sea Girt, NJ	20,405	Staples, Jos A. Bank	
Shark River Development	Belmar/Neptune NJ	15,000	Mixed-Use Waterfront Development	
Flemington Commons	Flemington, NJ	8,000	City MD, Aspen Dental	

CONNECTICUT

Enfield Commons	Enfield, CT	300,000	Marshalls, DSW, Michaels, HomeSense	104
Charter Oak Marketplace	Hartford, CT	300,000	Super Walmart, Marshalls	106
New Brite Plaza	New Britain, CT	158,000	Planet Fitness, Key Food, Fun City	108
Shops at Nod Brook	Avon, CT	126,000	Fresh Market, Marshalls, HomeGoods, Michaels	16
Corwest Plaza	New Britain, CT	115,000	Stop & Shop, CVS	110

PORTFOLIO

GEORGIA

PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Crane Creek	Augusta, GA	58,240	Sprouts, First Watch, Five Guys	112

MAINE

Bangor Parkade	Bangor, ME	233,000	Kohl's, ULTA, Michaels, Old Navy	22
----------------	------------	---------	----------------------------------	----

MASSACHUSETTS

Fashion Crossing	North Attleboro, MA	105,000	Marshalls, Old Navy, Five Below, ULTA	17
Springfield Plaza	Springfield, MA	182,000	Walmart, Xfinity	114
Stoughton Town Center	Stoughton, MA	75,970	Price Rite, Planet Fitness, Sonic	116
Powder Mill Plaza	Acton, MA	74,870	Aldi, Dollar Tree, Anytime Fitness	118

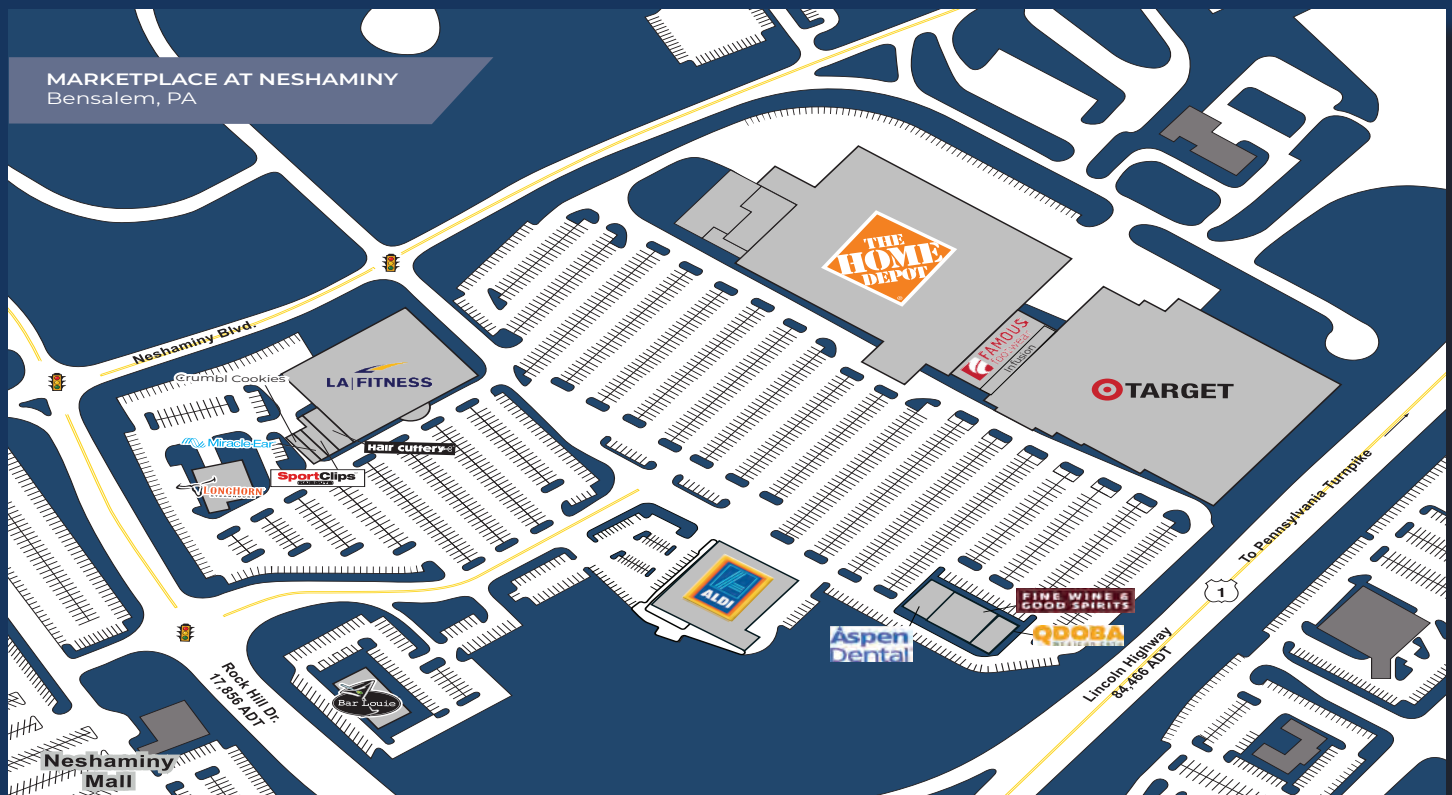
MARYLAND

Ocean Landings	Berlin, MD	450,000	Michaels, PetSmart, Ross, ALDI	121
Pasadena Crossroads	Pasadena, MD	310,000	Sprouts, TJ Maxx, HomeGoods	123

NEW YORK

Hannaford Plaza	Utica, NY	157,210	Hannaford Foods, Dollar General	124
-----------------	-----------	---------	---------------------------------	-----

100% LEASED PROPERTIES



100% LEASED PROPERTIES

CENTURY III PLAZA West Mifflin, PA



100% LEASED PROPERTIES

MANHEIM SHOPPING CTR
Manheim, PA



SHOPPES AT SHILLINGTON
Shillington, PA



100% LEASED PROPERTIES



100% LEASED PROPERTIES



100% LEASED PROPERTIES

BLUE MOUNTAIN COMMONS
Harrisburg, PA



NOLL DRIVE COMPLEX
Lancaster, PA



100% LEASED PROPERTIES

BRIDGEPORT PLAZA
Lancaster, PA



100% LEASED PROPERTIES

THE SHOPS AT NOD BROOK
Avon, CT



QUENTIN CIRCLE
Lebanon, PA



100% LEASED PROPERTIES

CAMPUS PLAZA
Lancaster, PA



STAPLES CENTER
York, PA

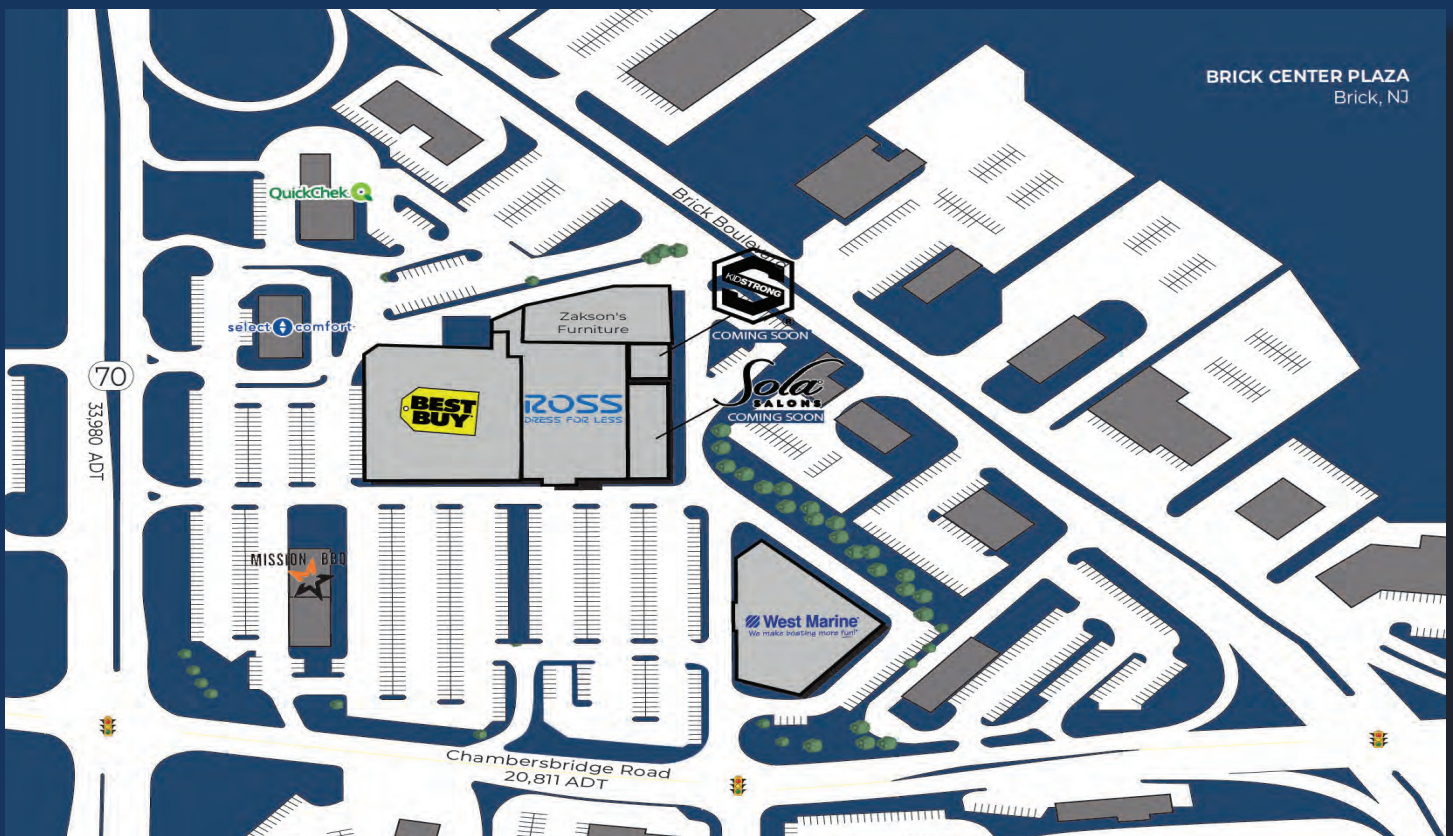


100% LEASED PROPERTIES



100% LEASED PROPERTIES

THE WENGER GROUP
Lancaster, PA



100% LEASED PROPERTIES

YTI YORK
York, PA



LAUSCH LANE OFFICE
Lancaster, PA



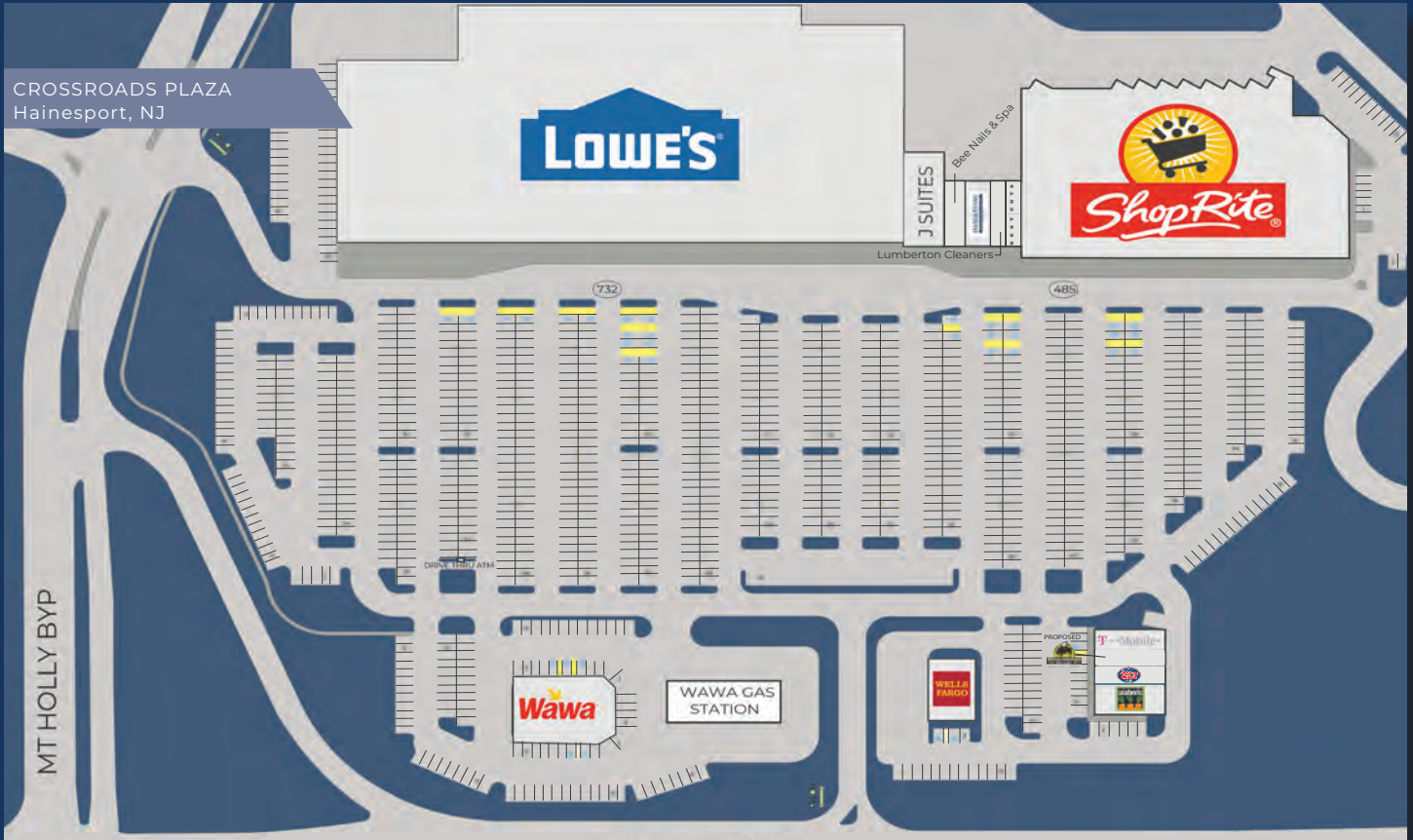
SHOPPES ON MANHEIM PK
Lancaster, PA

100% LEASED PROPERTIES

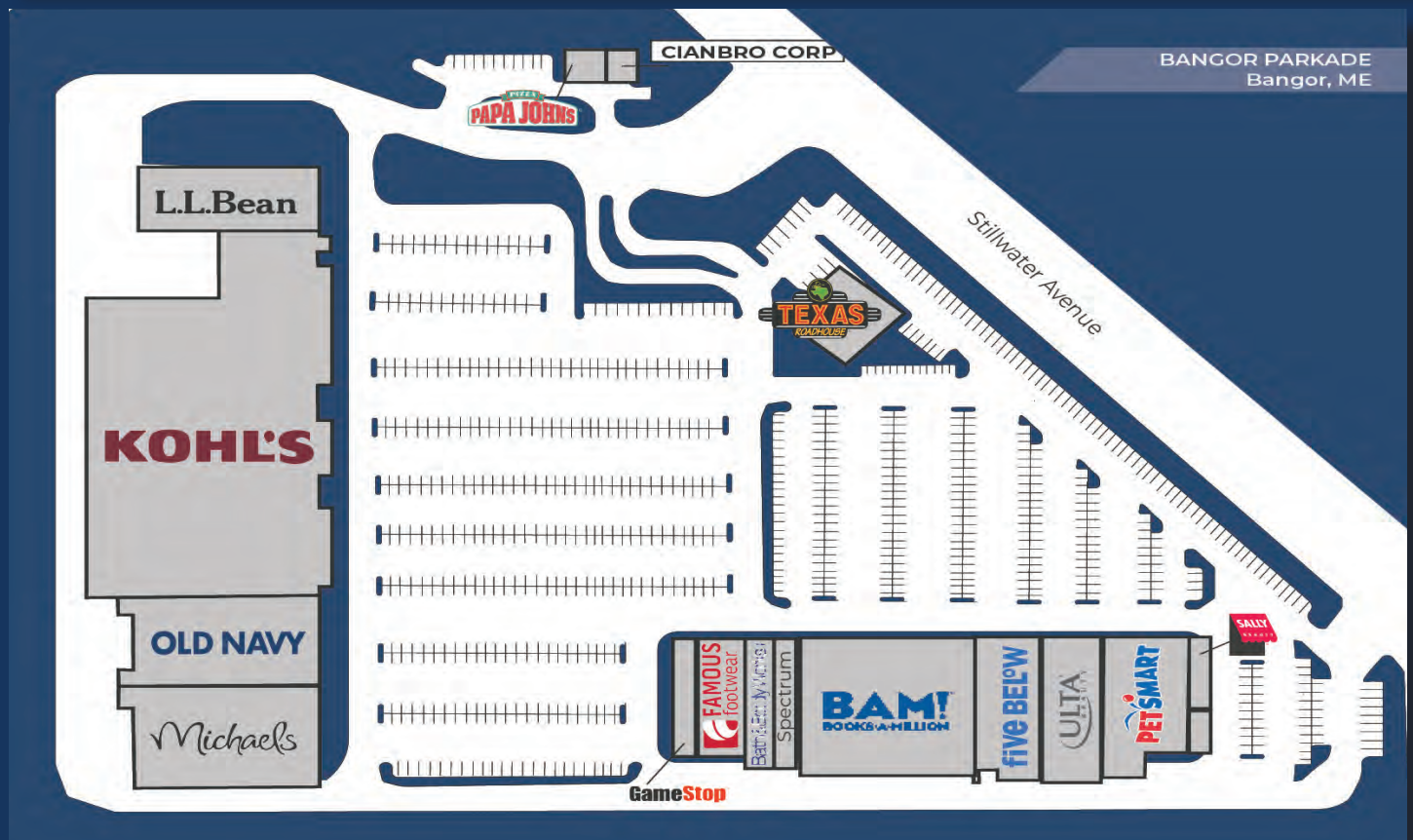


100% LEASED PROPERTIES

CROSSROADS PLAZA
Hainesport, NJ

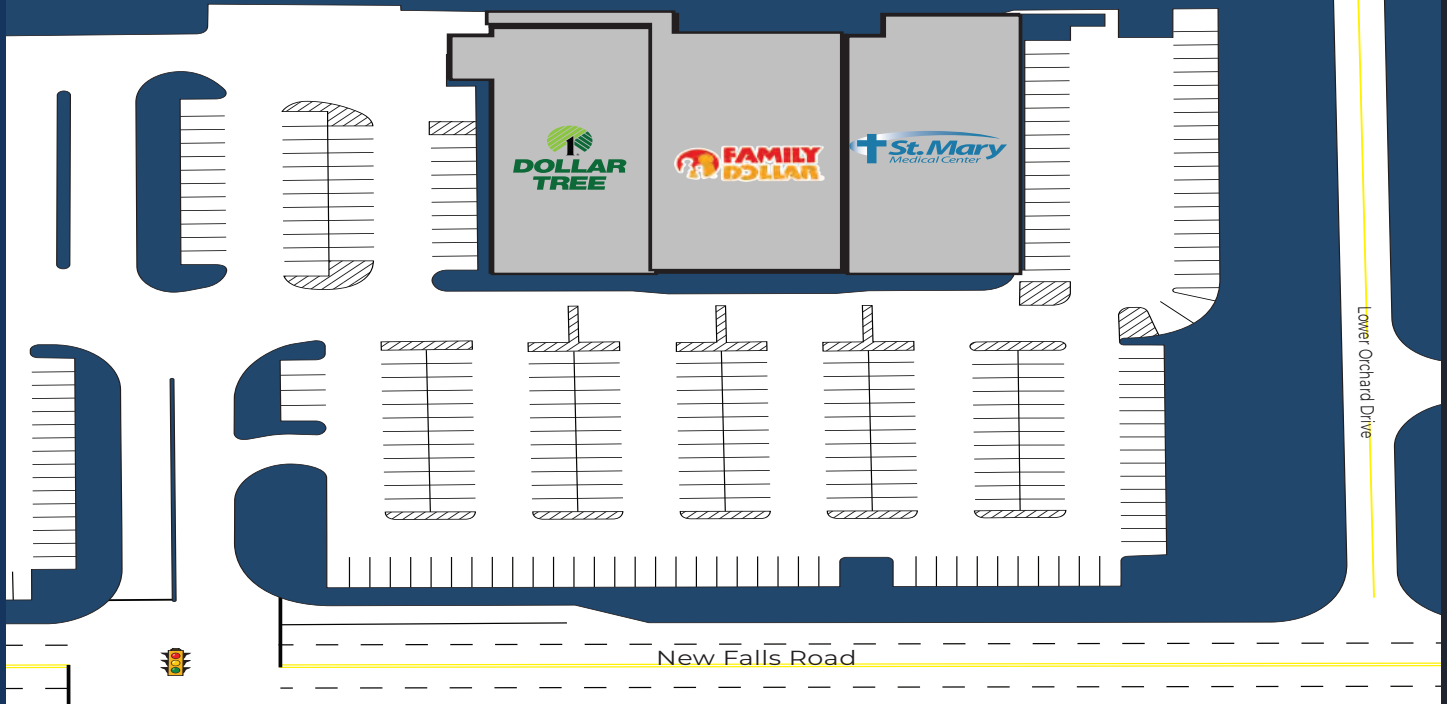


BANGOR PARKADE
Bangor, ME



100% LEASED PROPERTIES

LEVITTOWN PLAZA
Levittown, PA



SOUTH HANOVER SC
Hanover, PA



MADEIRA PLAZA
Reading, PA

11,149 SF
DEAL PENDING
Rainbow

HARBOR FREIGHT TOOLS
Quality Tools at Remarkable Low Prices

FORMAN
FARM & HOME

REDNER'S

PIVOTAL
Pivot-A-Center

DOLLAR GENERAL

Burlington

1 1A 2 2A 4 5 6 7 7A 8

Wendy's

HAKU
HIBACHI & SUSHI

Domino's

DOLLAR TREE

FIRST NIAGARA

Fulton Bank

MONRO
MUFFLER/BRAKE
& Service

222

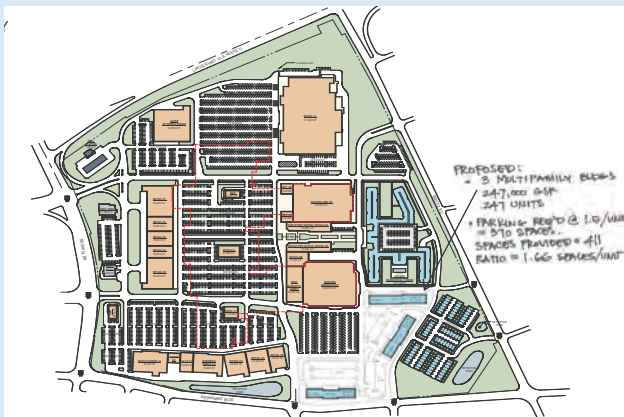
N 5TH STREET HWY 20,928 VPD

Google earth



FEATURED PROJECTS

- Neshaminy Mall, Bensalem, PA
- Noble Town Center, Jenkintown, PA
- West Manchester Center, York, PA
- Bey Lea Plaza, Toms River, NJ
- Brunswick Square Mall, East Brunswick, NJ



NESHAMINY MALL

BENSALEM, PA

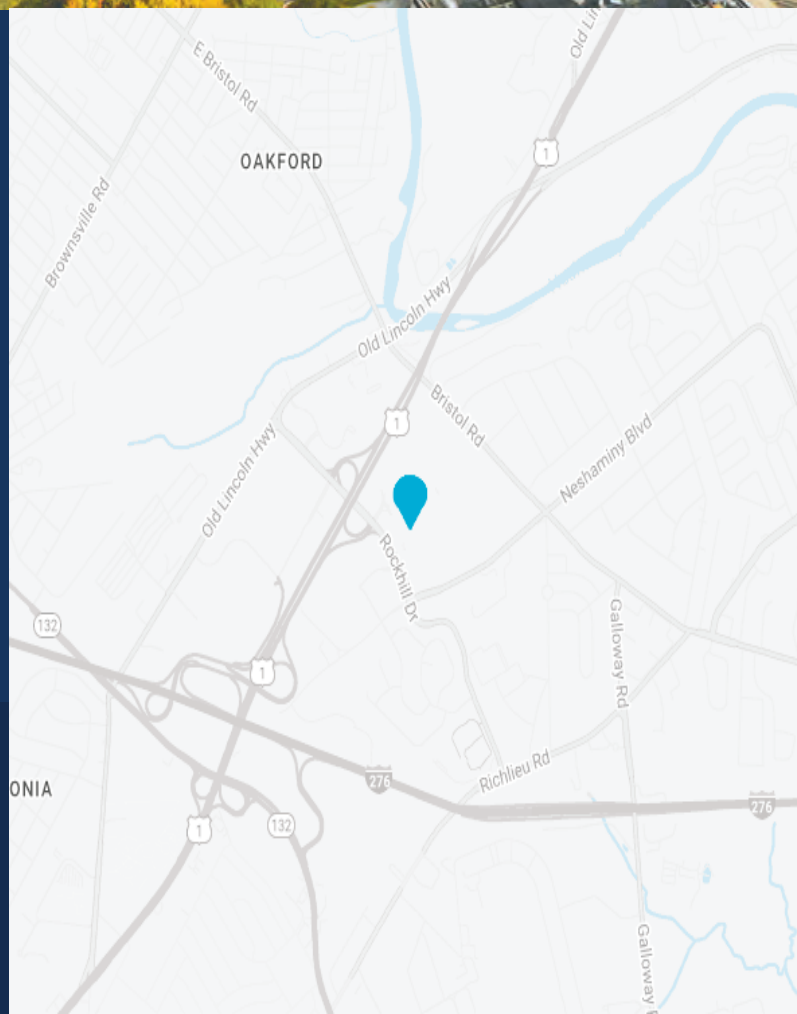


HIGHLIGHTS

- Neshaminy Mall is planned to undergo a multi million dollar renovation incorporating the following:
 - Creation of an open air main street redevelopment with adjacent mixed uses
 - Extension of the street grid through the site to increase vehicular and pedestrian connectivity
 - Offering of a variety of development uses and housing to appeal to a wide sector of the market
- Neshaminy Mall will incorporate not only retail, but multi-family, senior and residential townhomes as well

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com



DEVELOPMENT SUMMARY

RETAIL DEVELOPMENT SUMMARY

TOTAL SITE AREA (Retail and Residential): 90.3 Acres

RETAIL SUMMARY

Existing Retail to Remain: 237,500 GSF
New Retail: 543,800 GSF
TOTAL = 781,300 GSF

Retail Parking Provided: 3,010 Spaces
Retail Parking Ratio: 5.51/1,000 SF*

*Parking ratio needed for Walmart are met

RESIDENTIAL DEVELOPMENT SUMMARY

MULTIFAMILY TOWER (4 Stories)
SF (Per Floor): 94,300 GSF
TOTAL: 377,200 GSF
+/- 377 Units

Multifamily Parking Garage:
Off-Street Parking: +/- 500 Spaces
Total: +/- 620 Spaces (1.6 Spaces / Unit)

TOWNHOMES:
124 at 2,400 GSF Each
(2,000 SF incl. Garage)
TOTAL: 297,600 GSF

Townhome Garage Parking (2 Unit): 248 Spaces
Off-Street Parking: 20 Spaces
Total: 268 Spaces (2.16 Spaces / Unit)

HOTEL (4 Stories)
SF (Per Floor): 13,500 GSF
TOTAL: 54,000 GSF
+/- 124 Keys

Hotel Parking:
Hotel Parking Spaces: 172 Spaces
Hotel Parking Ratio: 1.38 Spaces / Key

1 SITE PLAN

SCALE: 1" = 300'-0"



OKW ARCHITECTS
800 W. Jackson, Suite 250
Chicago, IL 60661



SCALE: 1" = 300'
0 75' 150' 300'



NESHAMINY MALL REDEVELOPMENT
BENSALEM, PA 19020

05/09/25 Project #: 24038

NOBLE TOWN CENTER

JENKINTOWN, PA

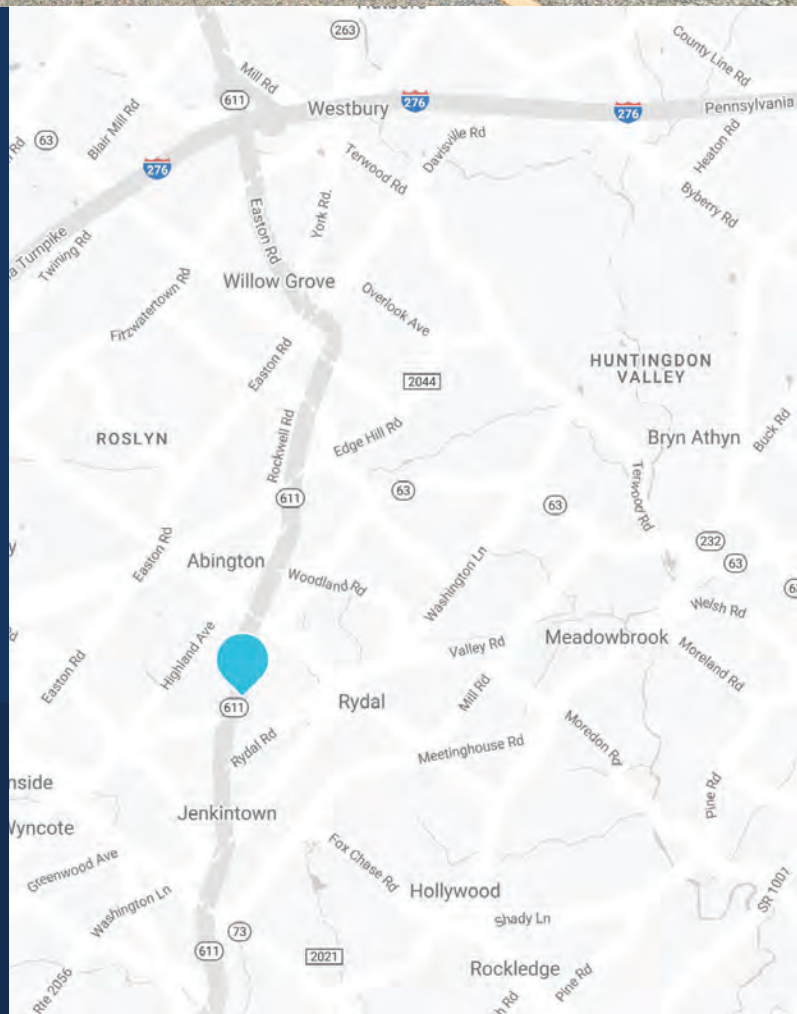


HIGHLIGHTS

- Planned Redevelopment – Up to 18,000 SF Available
- Dominant 167,689 SF Shopping Center
- Positioned between Whole Foods & Trader Joe's
- Located on the corner of The Fairway and Rt. 611 (40,000 VPD)
- Prominent Demographics with over 100,000 Residents within 3 miles with AHHI exceeding \$100,000

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





WEST MANCHESTER TOWN CENTER

YORK, PA

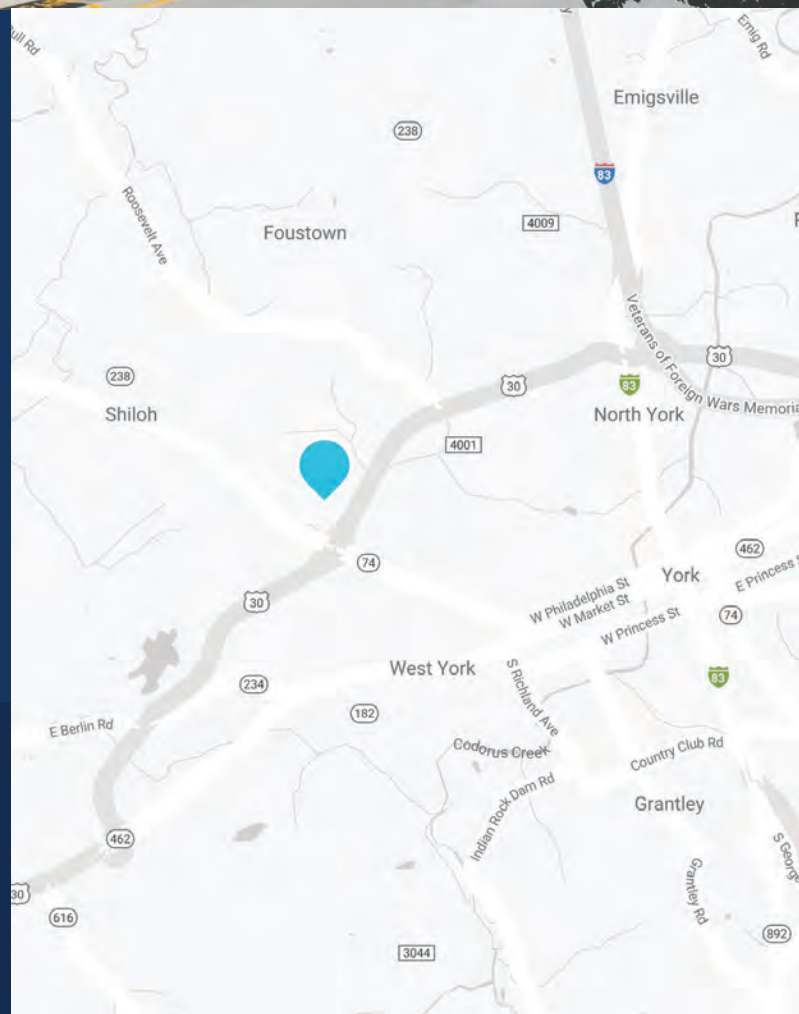


HIGHLIGHTS

- Up to 7,000 SF Retail Space Available
- West Manchester Town Center is a 722,975-square foot regional shopping destination
- Situated along the busy Route 30 retail corridor in West York, Pennsylvania
- Terrific access and visibility from Route 30 (43,000 VPD) and Route 74 (21,000 VPD)
- The center is co-anchored by Wal-Mart, Kohl's, Regal Cinemas and At Home home décor superstore
- Future development planned

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





BEY LEA PLAZA

TOMS RIVER, NJ

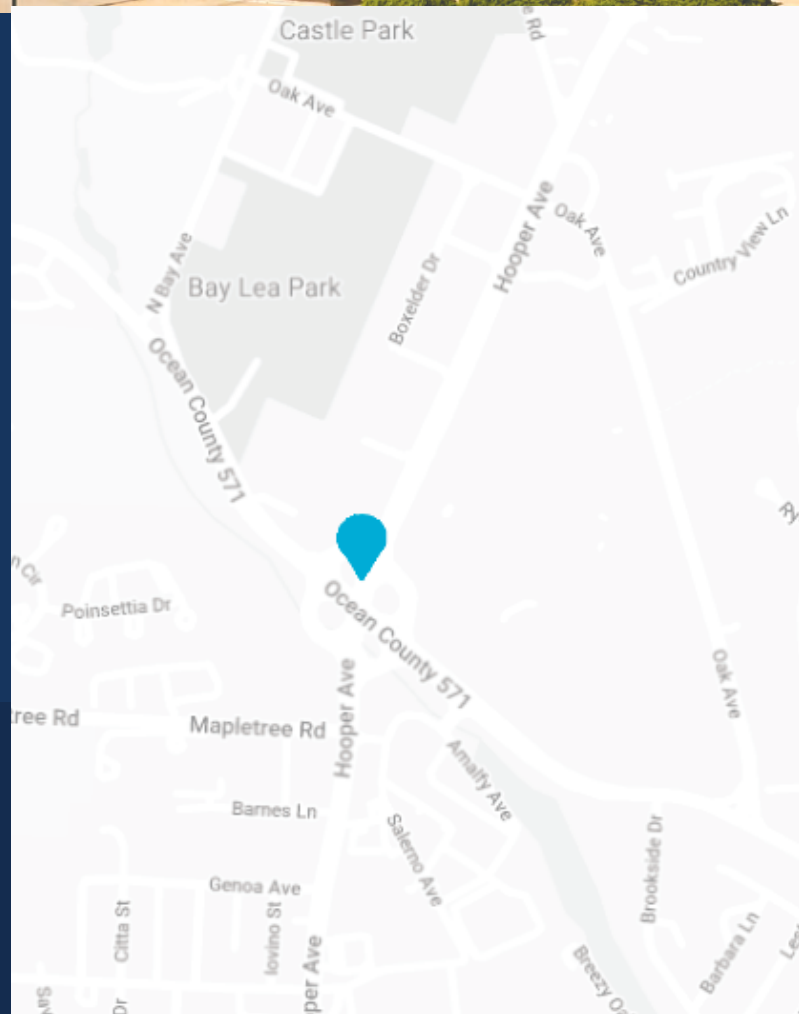


HIGHLIGHTS

- 2,531 SF available for Lease
- GLA 79,362 SF
- Shadow Anchored by Burlington and Steals & Deals
- Two (2) signalized entrances
- Located directly across from the Ocean County Mall

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





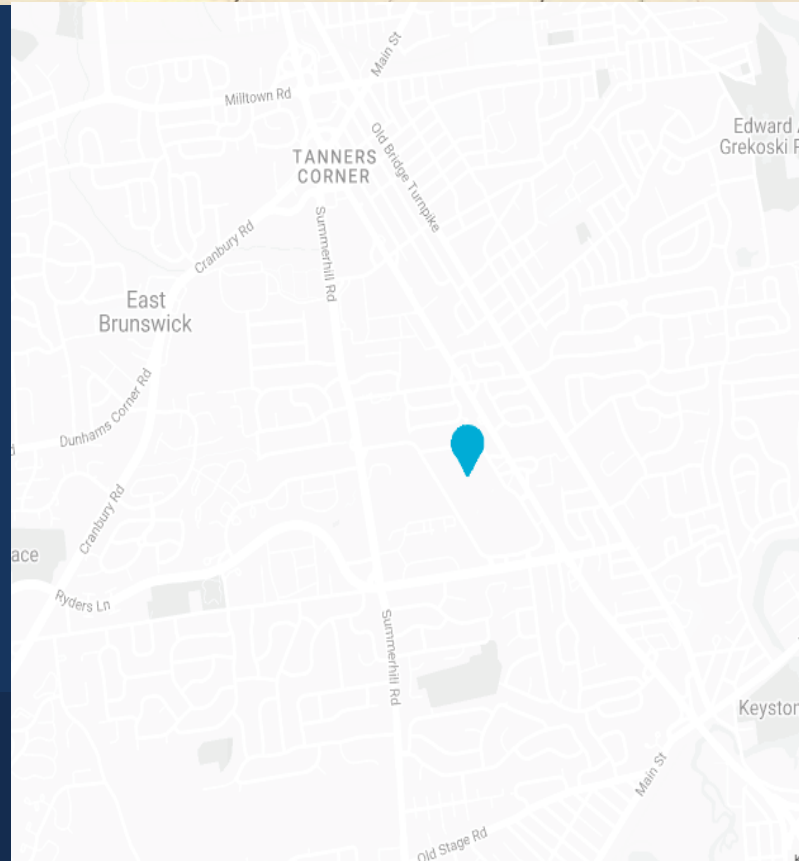
BRUNSWICK SQUARE MALL

EAST BRUNSWICK, NJ



HIGHLIGHTS

- Situated on approximately 75.98 acres
- Located at the intersection of Route 18 and Rues Lane, benefiting from high traffic
- Affluent area with \$164,000 in average household income within 1 mile
- Approximately 4 miles from the NJ Turnpike



Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com



DEVELOPMENT SUMMARY

Overall Site Area:	91.7	Acres
Existing Retail:	208,630	GSF
Existing Restaurant:	0	GSF
Existing Outlot Retail:	26,716	GSF
Existing Outlot Restaurant:	12,645	GSF
New/Reconfigured Retail:	170,858	GSF
New/Reconfigured Restaurant:	6,047	GSF
New Medical Office:	45,289	GSF
New/Reconfigured Outlot Retail:	4,200	GSF
New/Reconfigured Outlot Restaurant:	3,000	GSF
Total:	537,388	GSF
Outdoor Parking Provided:	3,575	Spaces
Parking Ratio:	6.65/1000	

Concept 1
Issued: 08/11/2025



OKW ARCHITECTS
600 W. Jackson, Suite 250
Chicago, IL 60661

SCALE: 1" = 200'-0"
0' 100' 200'



BRUNSWICK SQUARE MALL REDEVELOPMENT
LEASE OUTLINE DRAWING
EAST BRUNSWICK, NJ 08816

25-0724a

07.24.2025 Project #: 24037

GREENLEAF AT CHELTENHAM

CHELTENHAM, PA

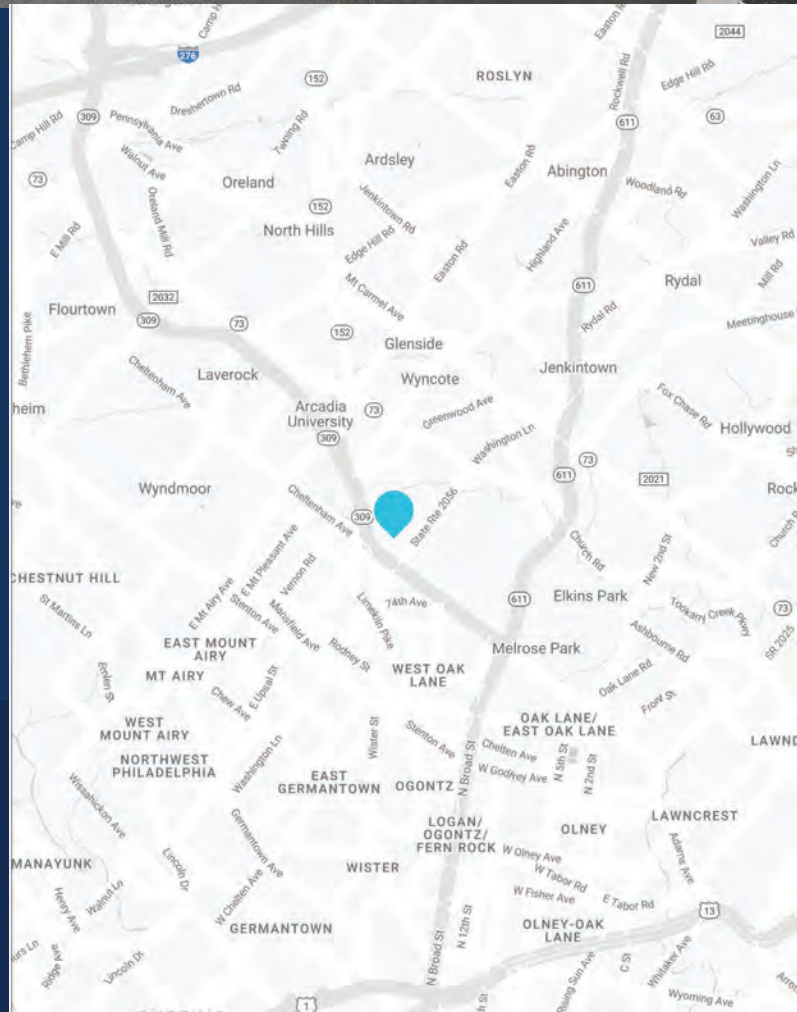


HIGHLIGHTS

- 25,000 SF Available for Lease
- #8 most visited shopping center in PA (6.29M visits per year)
- 701,112 SF Premier Shopping Center
- Powerfully located at Rt 309 and Cheltenham Avenue intersection with over 70,000 VPD
- Signature lineup of national tenants highlighted by number one market share leading grocer ShopRite

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





UPLAND SQUARE

POTTSTOWN, PA

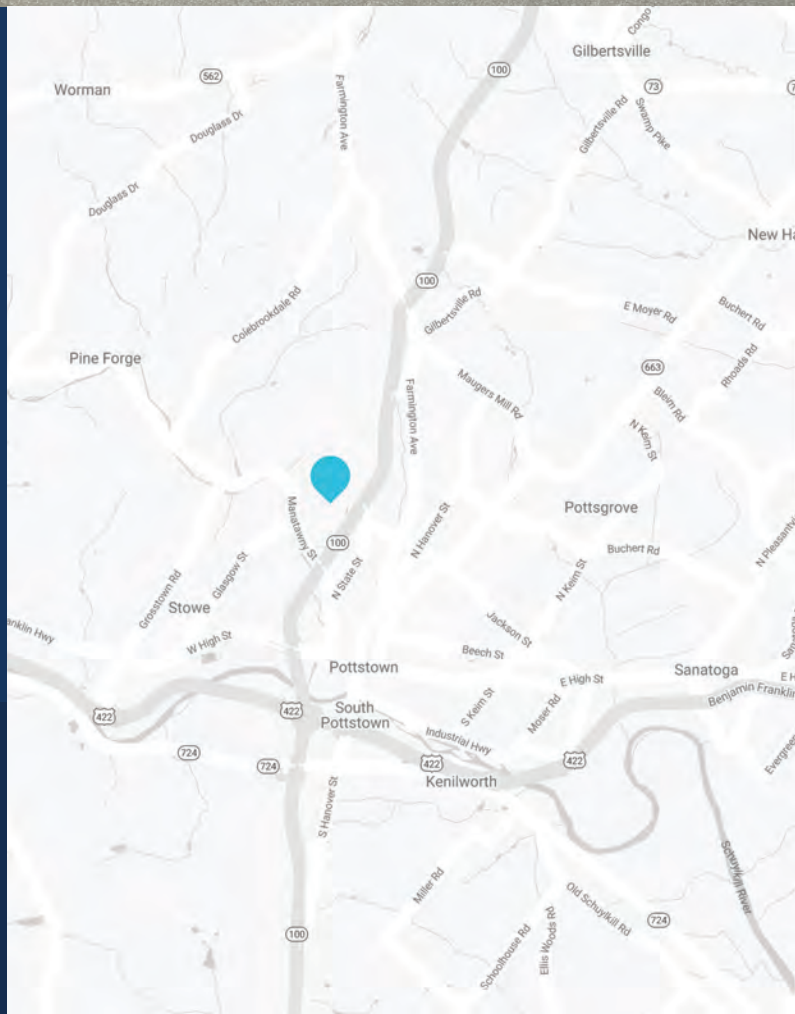


HIGHLIGHTS

- Pads Available for Lease or Sale
- 600,000 SF Premier Shopping Center
- Join Target, Giant, TJ Maxx, LA Fitness, Bed Bath & Beyond, Starbucks, AMC Theatres, Ashley Furniture, Burlington and Ross
- Strategically positioned along Route 100 (37,000 VPD) and just North of US 422
- Unique shopping experience offering grocery, off-price, fitness, dining
- Unparalleled line-up of national and regional tenancy

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





Burlington

LADIES • MENS • KIDS • BABY HOME • COATS



HOME DEPOT PLAZA

BENSALEM, PA

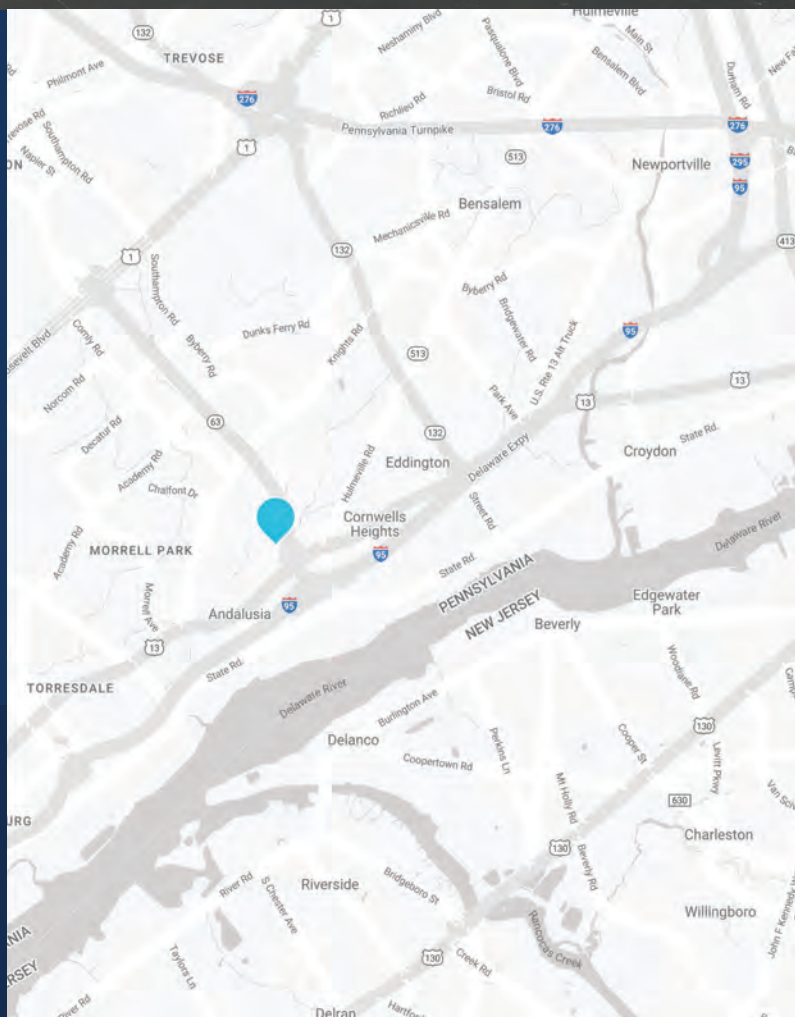


HIGHLIGHTS

- 5,000 SF Retail/Office Inline at Center
- 623 SF, 900 SF & 1,655 SF Office in One Woodhaven Building
- Class A Office for Lease (Divisible)
 - First Floor: 6,000 SF
 - Second Floor: 6,000 SF
- Join Home Depot, ACME & AMC Theatres
- 330,000+/- sf GLA
- Area tenants: Walmart, Sam's Club,
- Marshalls as well as the Philadelphia Mills Mall
- Possible uses include restaurants or medical

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





UNION SQUARE SHOPPING CENTER

HARRISBURG, PA

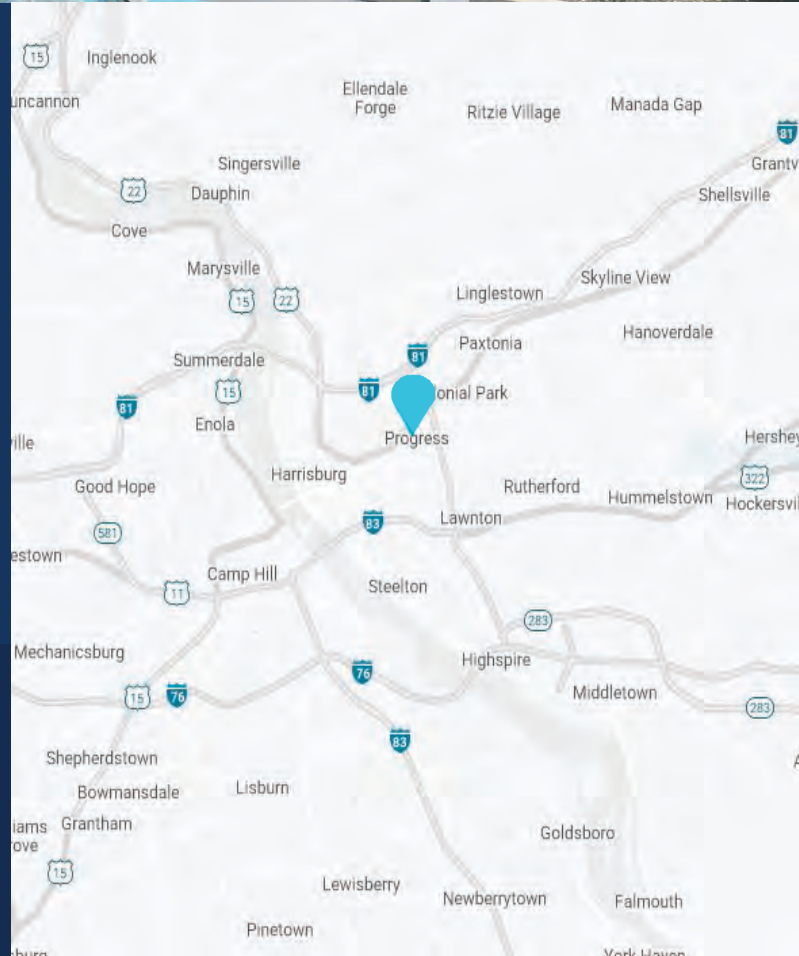


HIGHLIGHTS

- Up to 3,500 SF Available for Lease
- Union Square is a 318,430 SF GLA community center, conveniently located at the intersection of Union Deposit Road & Interstate 83
- Newly updated facade
- Interior pad sites include Texas Roadhouse, Wendy's, Chipotle Mexican Grill, & Fulton Bank

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





SPRING TOWN SHOPPING CENTER

SINKING SPRING, PA

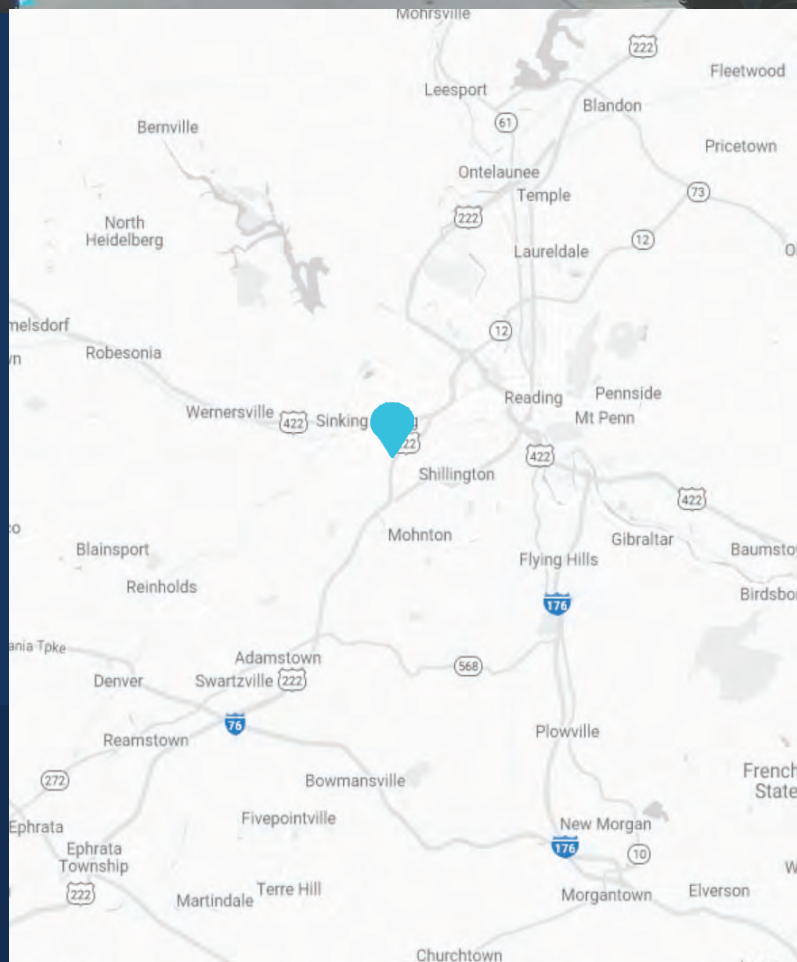


HIGHLIGHTS

- 3,200 SF in-line space
- Market dominate anchors with Lowe's Home Improvement and Giant with gas station and liquor license
- Extended trade area due to proximity to major arteries and shopping
- Join Lowe's, Giant, Wine & Spirits and Advance Auto

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





WINDSOR COMMONS

RED LION, PA

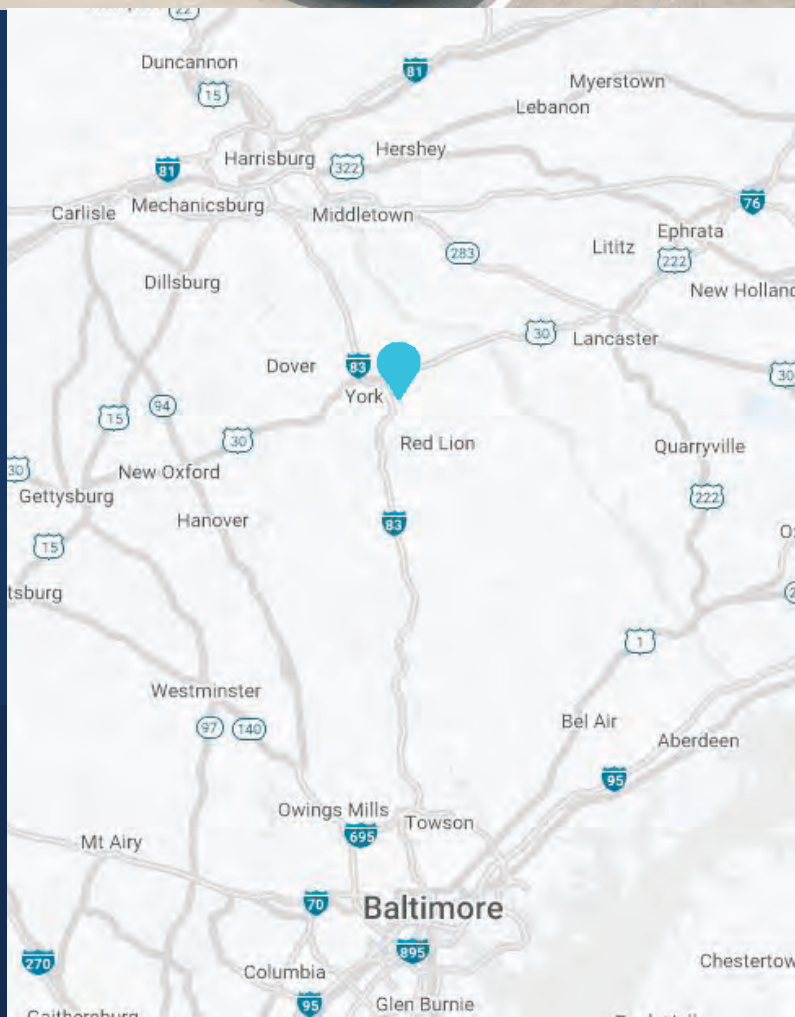


HIGHLIGHTS

- +/- 1.0 Acre Pad Site and up to 1,600 SF In-line Space Available for Lease
- Join Giant Foods, Dollar Tree, Wine & Spirits and Anytime Fitness
- 161,150 +/- SF GLA Shopping Center
- Conveniently located at the intersection of Route 24 & Chapel Church Road, north of Red Lion, PA
- The center services a 5 mile radius with approximately 85,648 people with an average household income of \$72,946

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





FESTIVAL AT EXTON

EXTON, PA

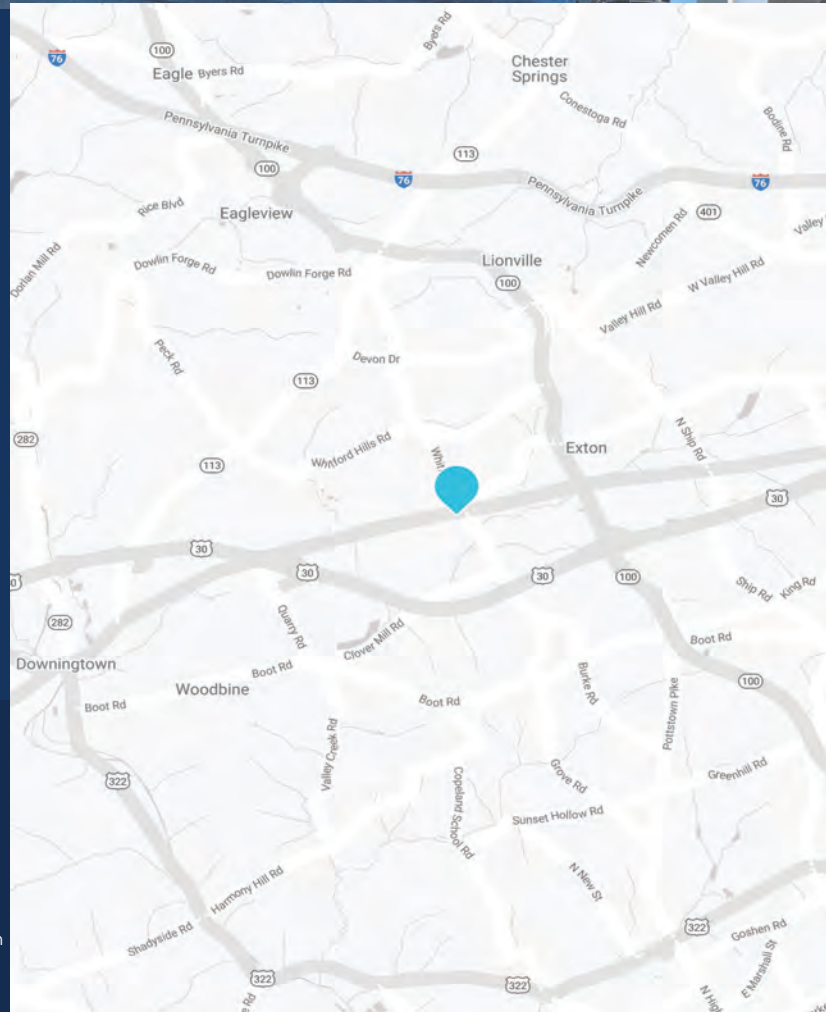


HIGHLIGHTS

- 3,500 SF for Lease
- High performing Marshalls/HomeGoods Combo store
- 152,123 +/- sf GLA
- Shared entrance with Oaklands office park with over 20,000 employees
- Area tenants: Wegmans, Kohls, Petsmart, Buffalo Wild Wings, PetSmart, Dress Barn, ULTA, Olive Garden
- High Average Household Income

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





MARKETPLACE AT WESTTOWN

EXTON, PA

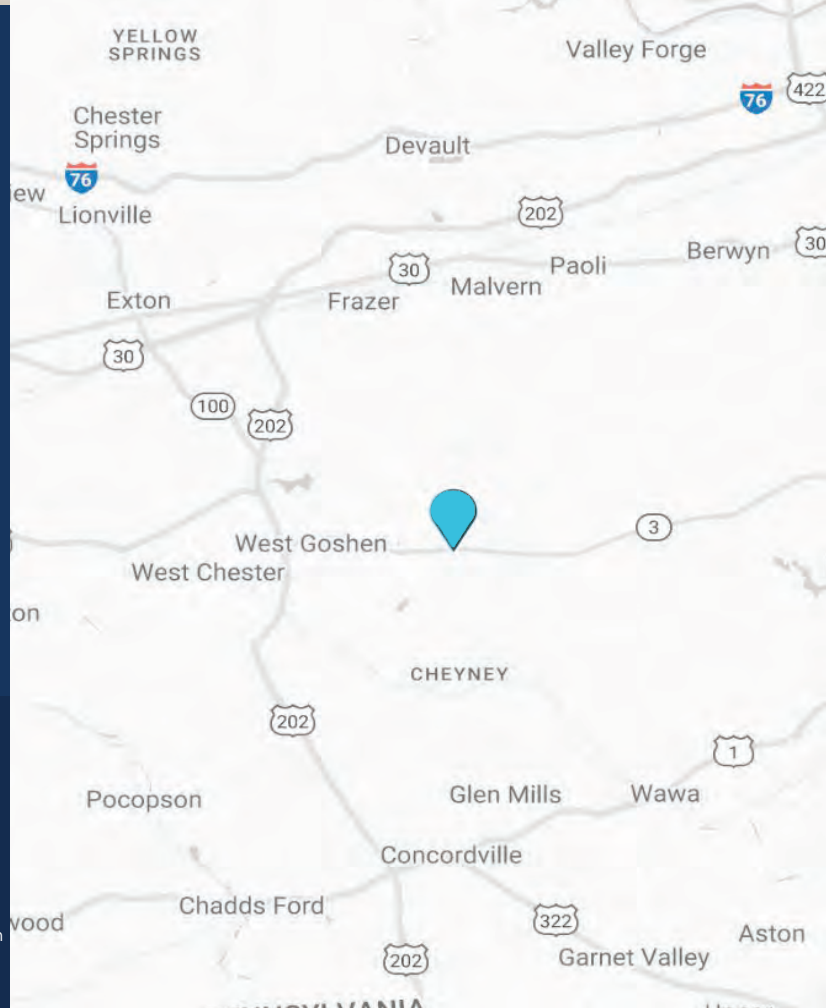


HIGHLIGHTS

- Up to 1,200 SF for Lease (deal pending)
- Grocery anchored shopping center highlighted by a high performing Giant grocery store
- Highly functional layout, with exceptional connectivity between the grocer and inline space
- Join Gian, Dairy Queen, Wine & Spirits, Dollar Tree and Anytime Fitness

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





LIMERICK CROSSING

LIMERICK, PA

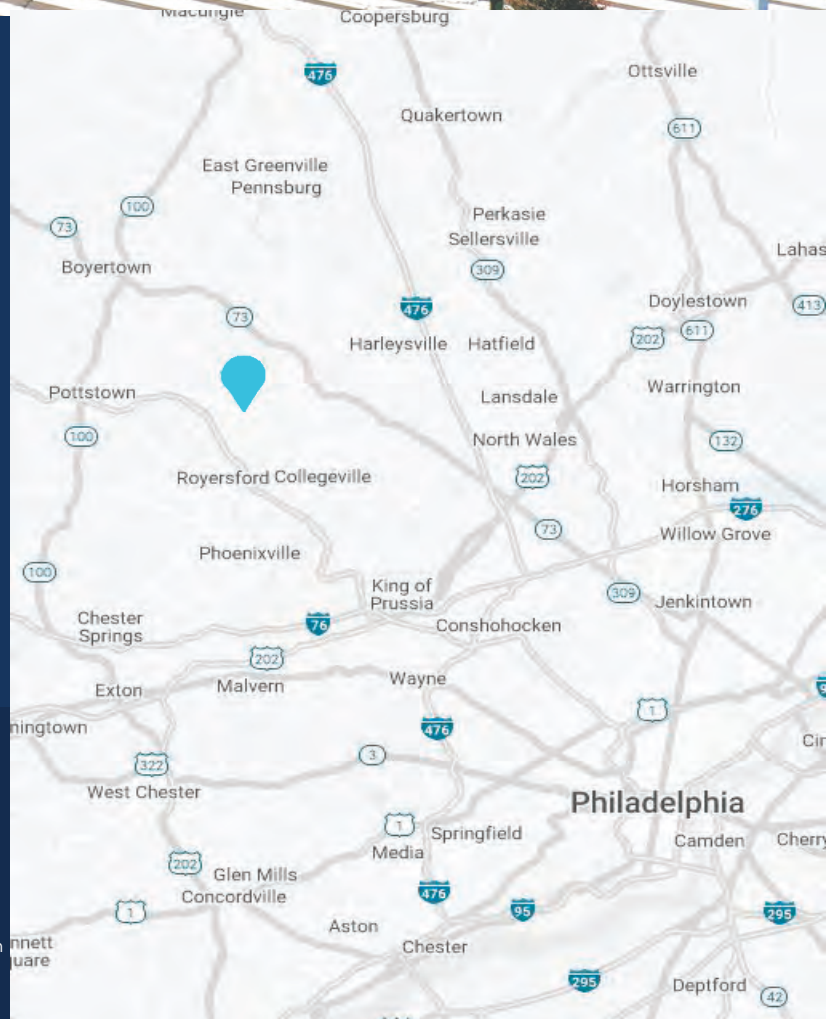


HIGHLIGHTS

- Up to 11,687 SF Available for Lease
- Grocery and fitness anchored shopping center, with many service-oriented tenants
- 125,000 +/- SF GLA
- Join ALDI, Planet Fitness, Starbucks
- The location along this major commuter artery also provides direct access to U.S. Route 422 (1.85 miles away), a major commuter corridor to King of Prussia and Philadelphia

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





PROMENADE AT LEBANON

LEBANON, PA

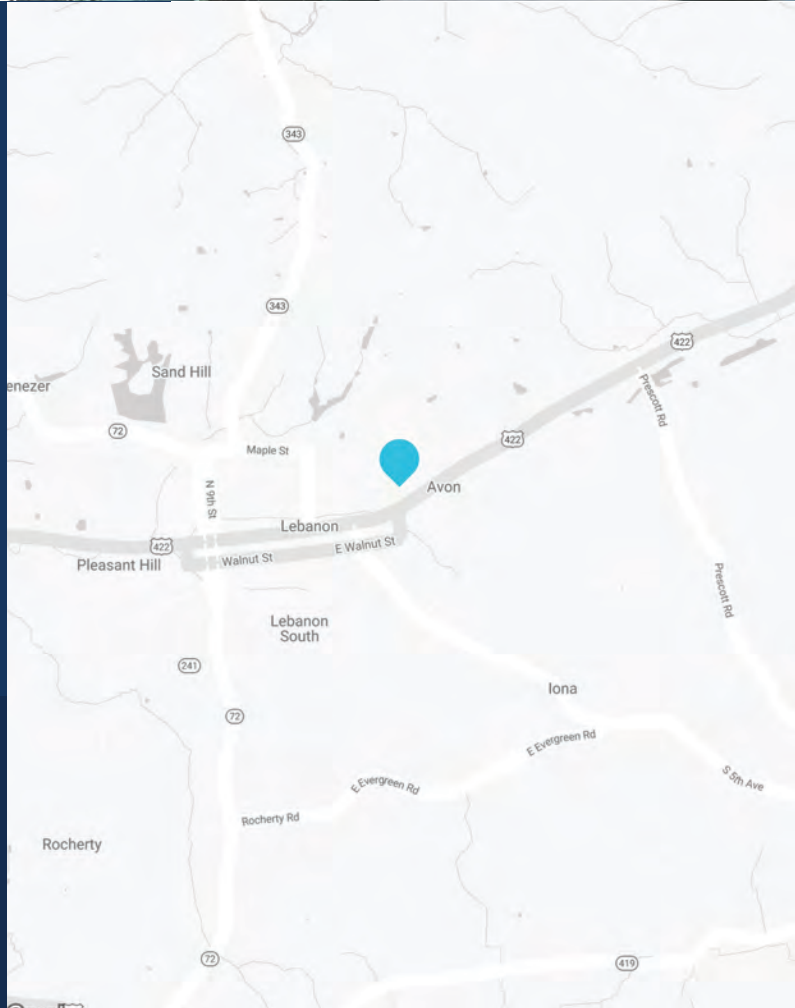


HIGHLIGHTS

- 4,300 SF Retail Space
- Join Giant, CVS, Advanced Auto, Gamestop and Rotana Furniture
- 108,000 +/- SF GLA
- Area tenants: Wal-Mart, ALDI, Home Depot and Weis
- 20,386 Vehicles Per Day on East Cumberland Street and Bowman Street
- Recently Renovated

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





NORTH END CENTER

POTTSTOWN, PA

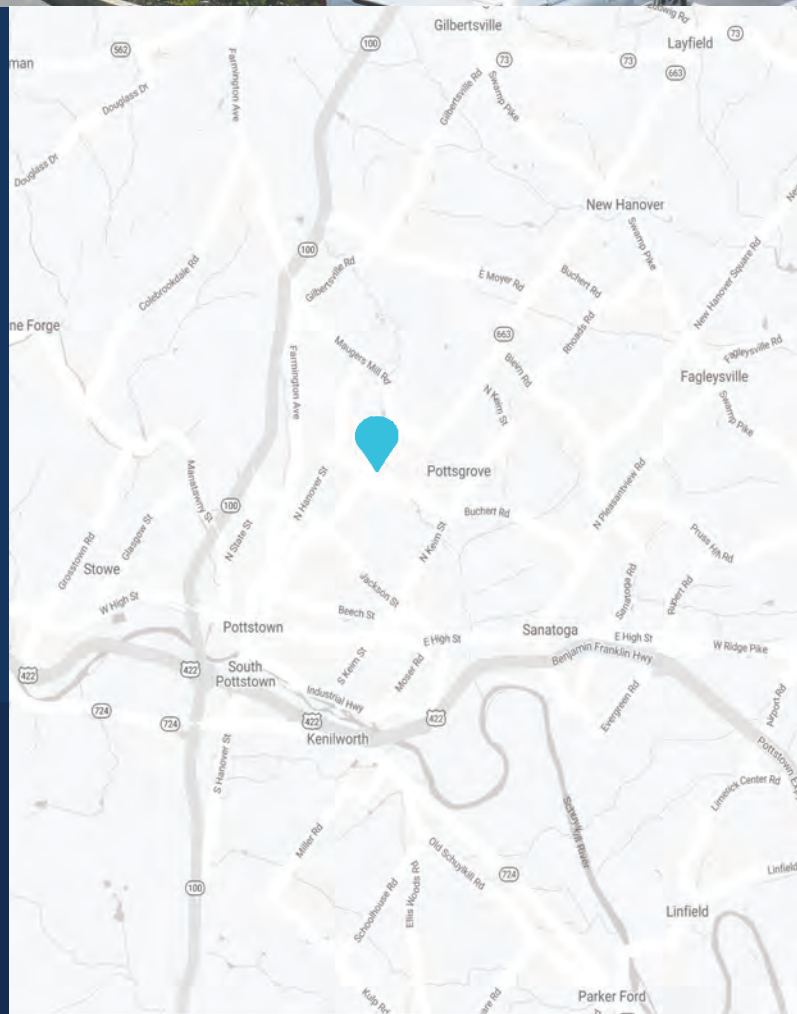


HIGHLIGHTS

- 10,125 SF Outparcel & up to 2,850 SF Inline Space Available
- Shopping Center Facade Renovation Completed in 2018
- North End Shopping Center is supported by over 50,000 residents with an average annual household income of over \$77,000 within a three mile radius
- Two miles to the northwest of the property is a newer 162-unit townhome development, Coddington View at Montgomery

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





DRESHERTOWN PLAZA

DRESHER, PA

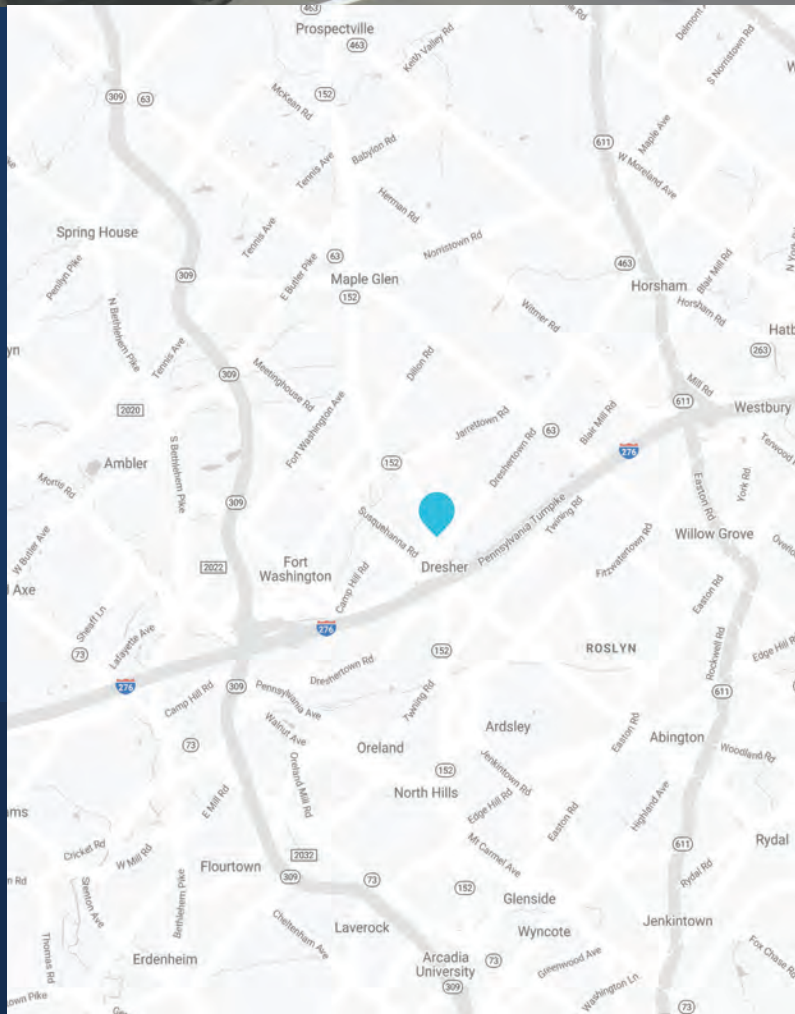


HIGHLIGHTS

- Up to 3,400 SF Available For Lease
- Grocery-anchored shopping center, highlighted by George's Marketplace, a local operator that has been at the center for nearly 30 years
- Join George's Marketplace, Dunkin Donuts, McDonald's, and Mavis Discount Tire
- The location along Limekiln Pike provides excellent frontage and a dense surrounding of residential developments with higher barriers to entry

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





MAIN STREET CENTER

MOUNT JOY, PA

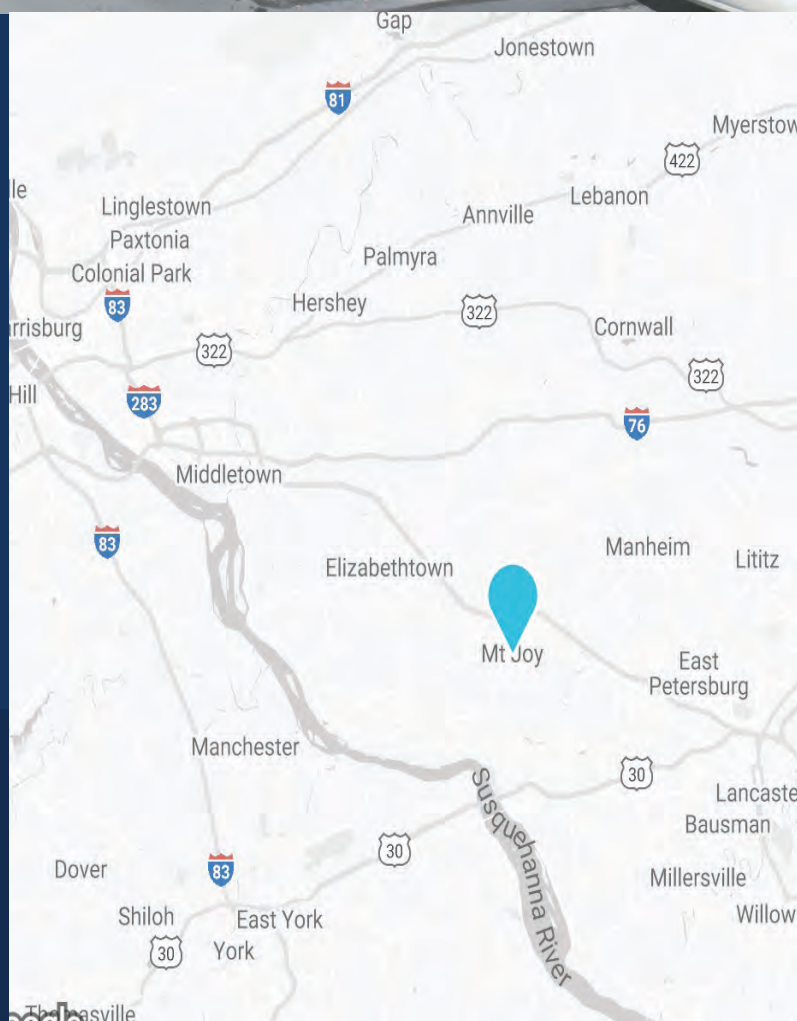


HIGHLIGHTS

- 1,542 SF Available For Lease
- Located on the main east/west thoroughfare used for access to the town of Mount Joy & Interstate 283
- Accessible by signalized intersection on Main Street (Rt 230) and ancillary access to Lefever Road with combined traffic counts over 13,000 VPD
- The center is constructed adjacent to a new development, consisting of ±1,500 new homes

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





LIONVILLE SHOPPING CENTER

EXTON, PA

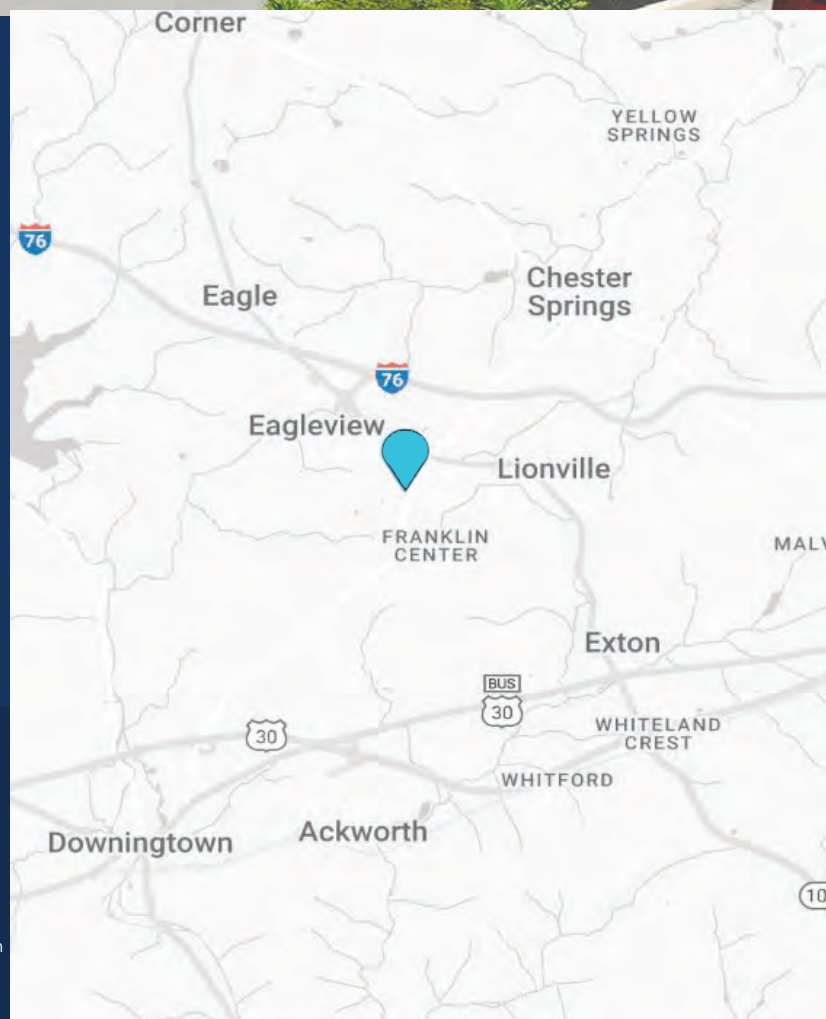


HIGHLIGHTS

- 2,325 SF Available for Lease
- Community shopping center anchored by Giant Foods
- Located nearby high-income neighborhoods and business parks
- Busy service-oriented center with bustling daytime activity
- Excellent visibility and access from Route 113

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





QUARRY CROSSINGS

DOWNINGTOWN, PA

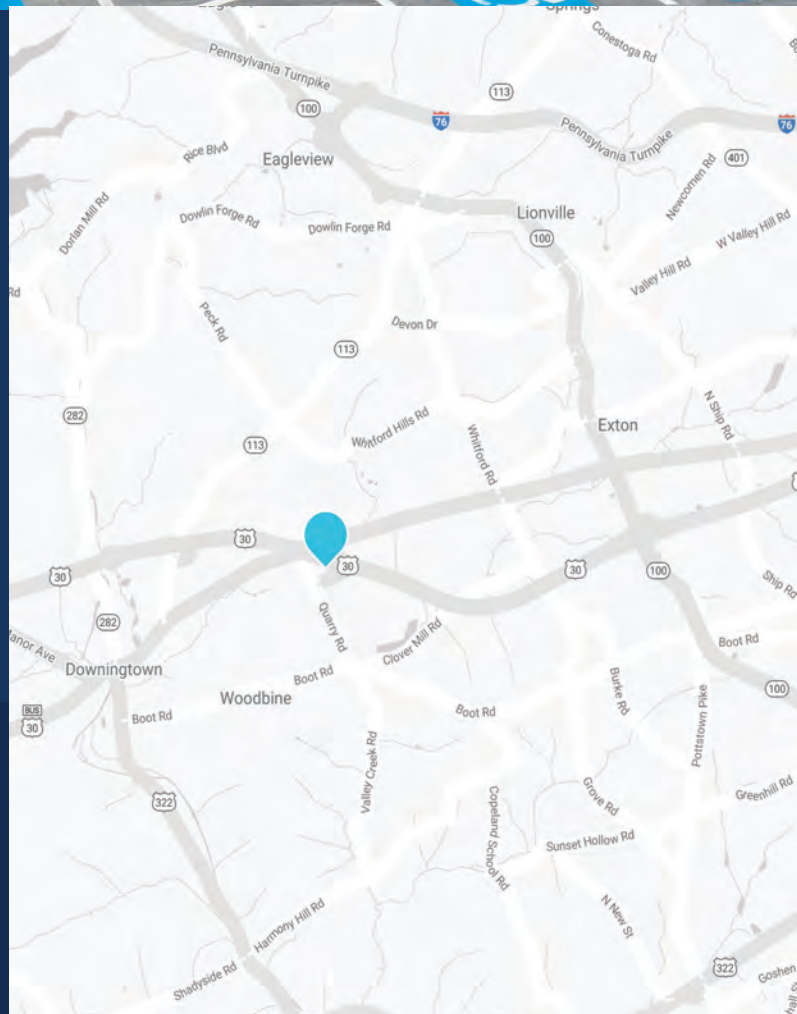


HIGHLIGHTS

- 42,000 SF for Lease
- Signalized Intersection
- Adjacent to Route 30 on/off Ramp
- Great Visibility and Easy Access
- High Incomes and High Growth Market
- Abundant Parking
- Across from Wegman's

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





SHOPPES AT LANDIS VALLEY

LANCASTER, PA

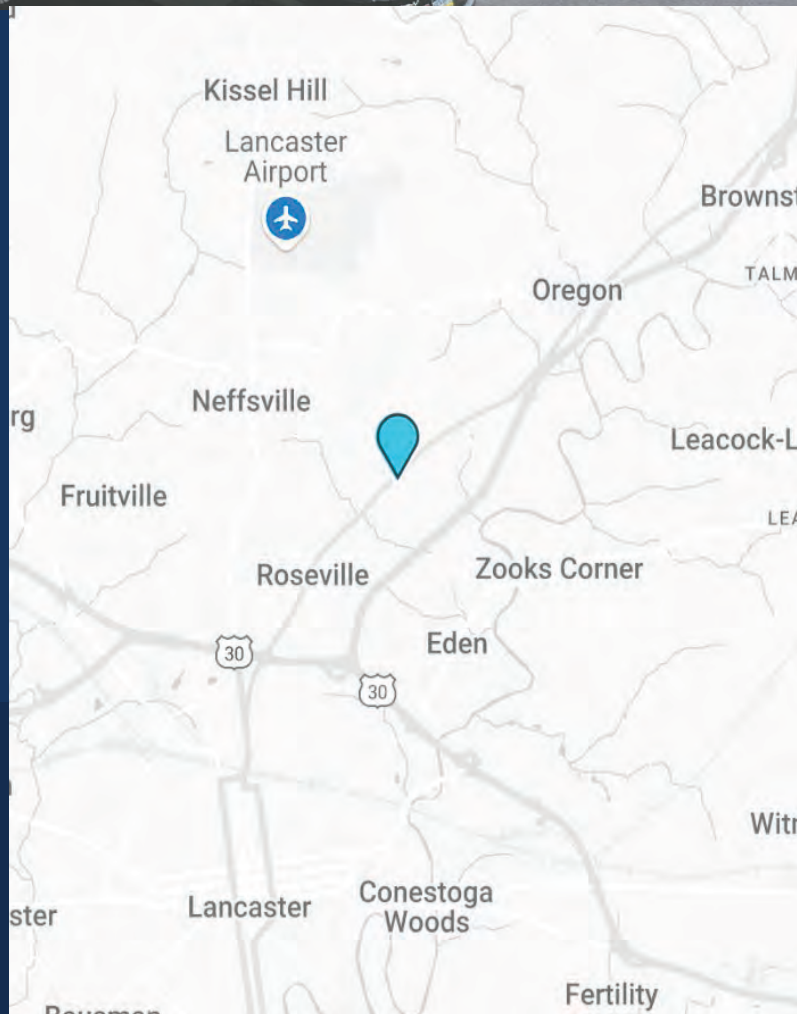


HIGHLIGHTS

- ±3,836 SF End-cap Available for Lease
- Tasteful facades and site improvements that compliment the neighboring properties
- Anchoring this attractive neighborhood center, CVS Pharmacy, Wine & Spirits, and Turkey Hill on individual pads along Route 272

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





SHOPPES AT MACUNGIE

MACUNGIE, PA

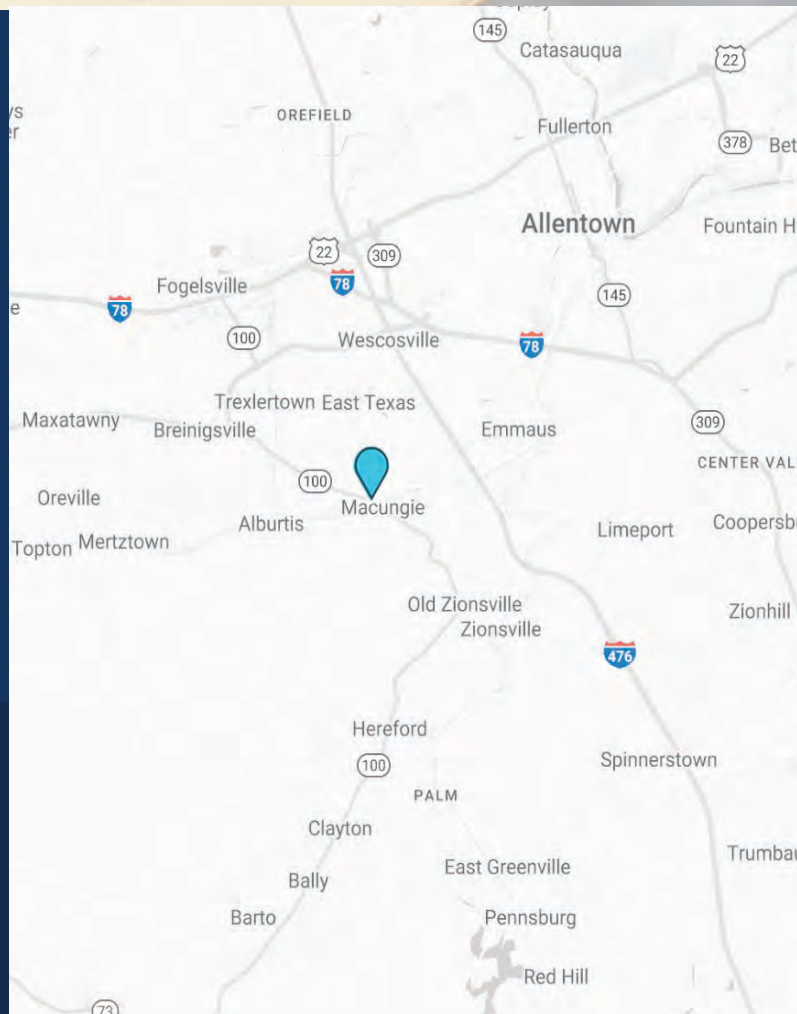


HIGHLIGHTS

- ±1,200 SF Retail Space Available for Lease
- Located at the signalized intersection of Route 100 & West End Trail with 15,634 VPD traffic count
- Situated next to Shoppes at Macungie, anchored by Dollar General and Wine & Spirits
- Located next to new Lehigh Valley Hospital

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





RESTAURANT ROW

BENSALEM, PA

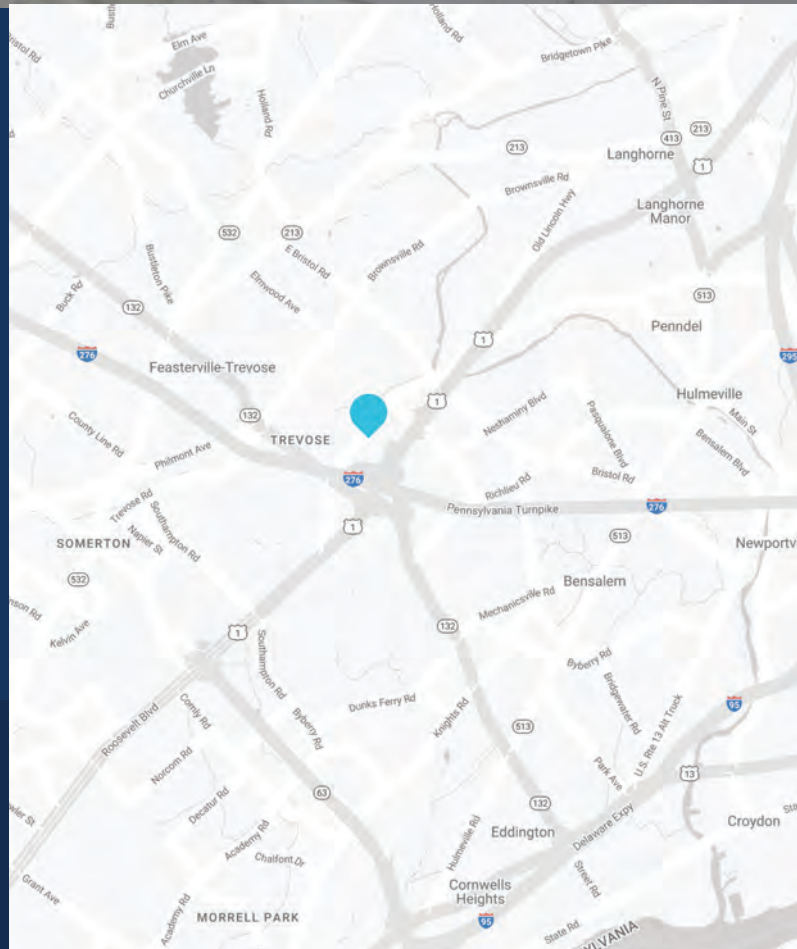


HIGHLIGHTS

- 3,074 SF for Lease
- Directly off the Pennsylvania Turnpike
- (108,000 VPD) with excellent frontage along US Route 1 (83,000 VPD)
- Located within the Horizon Corporate Center with 337,600 SF of Class A Office
- Across from the 1 Million SF Neshaminy Mall
- In close proximity to the Parx Casino, Sesame Place

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





KEYSTONE ARMS CENTER

CARLISLE, PA

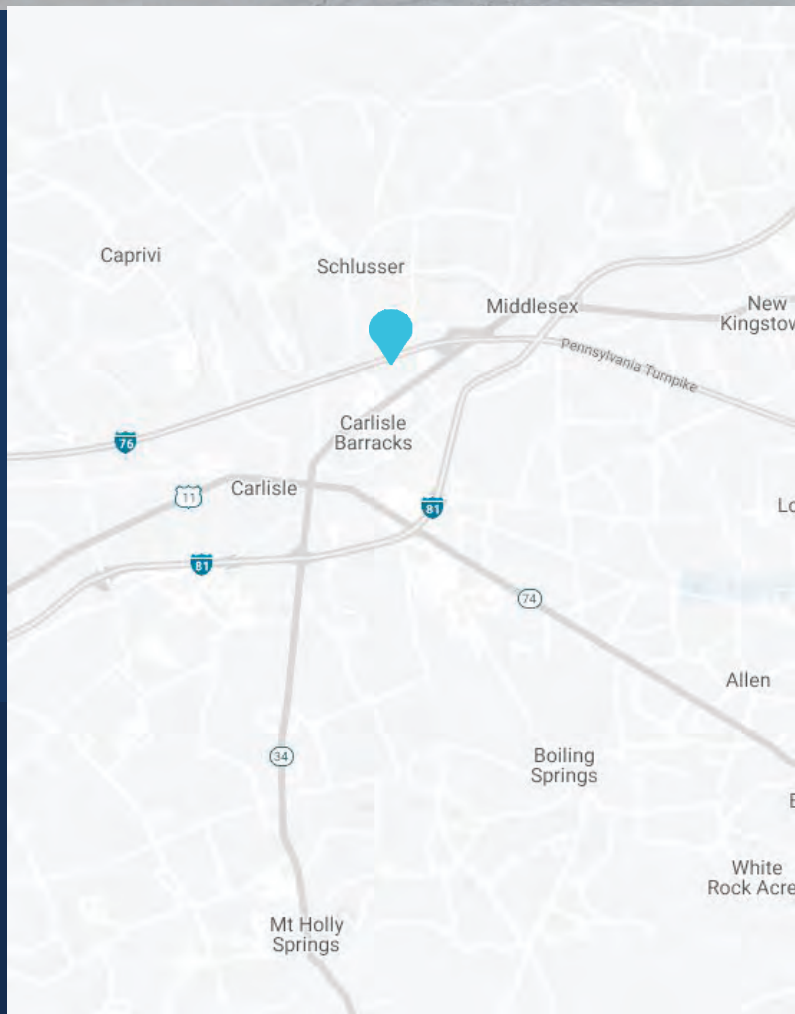


HIGHLIGHTS

- 1,500 SF End-Cap Space and 1.37 Acre - 1.785 Acre Outparcels available as build-to-suit, ground lease or for sale
- New retail & residential development along Route 11, near the Pennsylvania Turnpike & I-81
- 372 new town-homes behind the shopping center
- Population of 130,454 with an affluent average household income of \$91,211 within a 10 mile radius

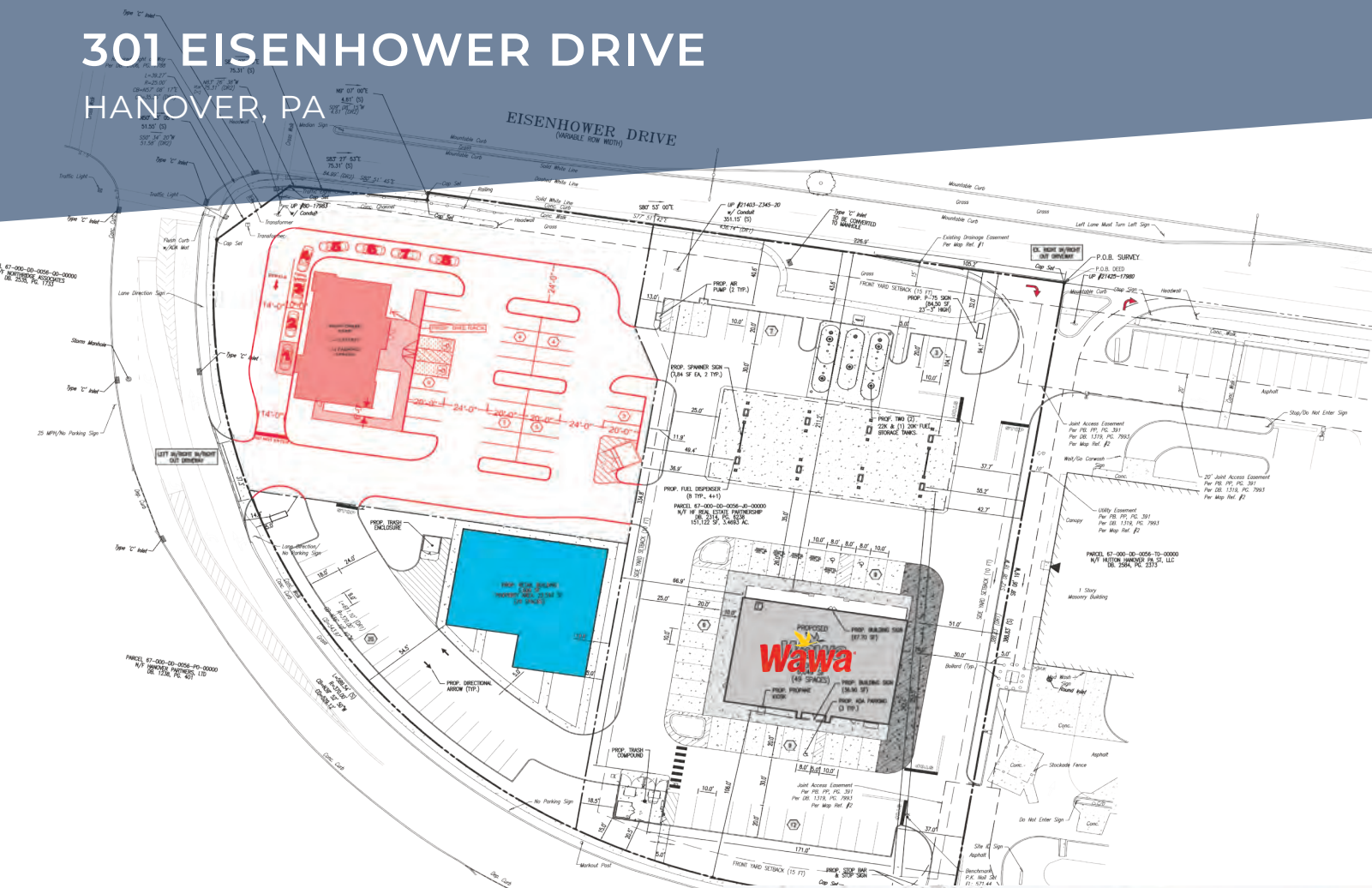
Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





301 EISENHOWER DRIVE HANOVER, PA

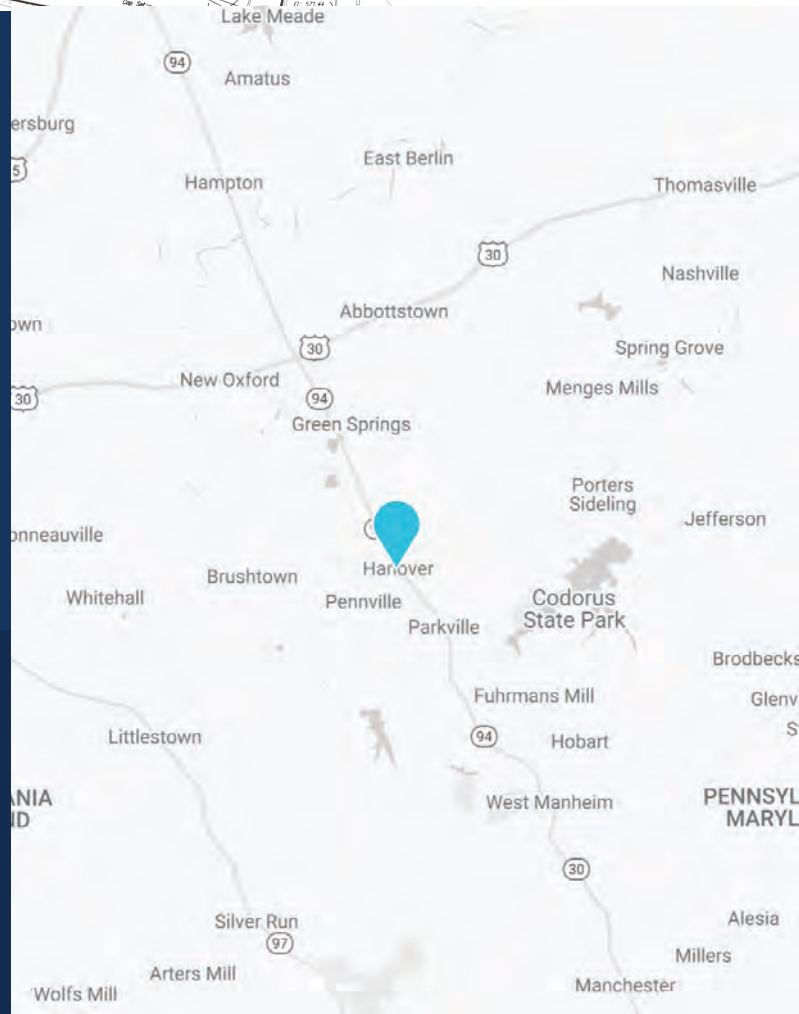


HIGHLIGHTS

- 5,600 SF Pad Available
- Join Wawa
- Cross access/cross parking with adjacent shopping center out to Eisenhower Drive
- Traffic Counts- Eisenhower Dr: 14,376 VPD

Leasing Information:

Charles Saka 732.961.8145 csaka@paramountrealty.com
Elliot Alboucai 646-327-5544 ea@paramountrealty.com





ROUTE 30 & GATEWAY BLVD.

GETTYSBURG, PA



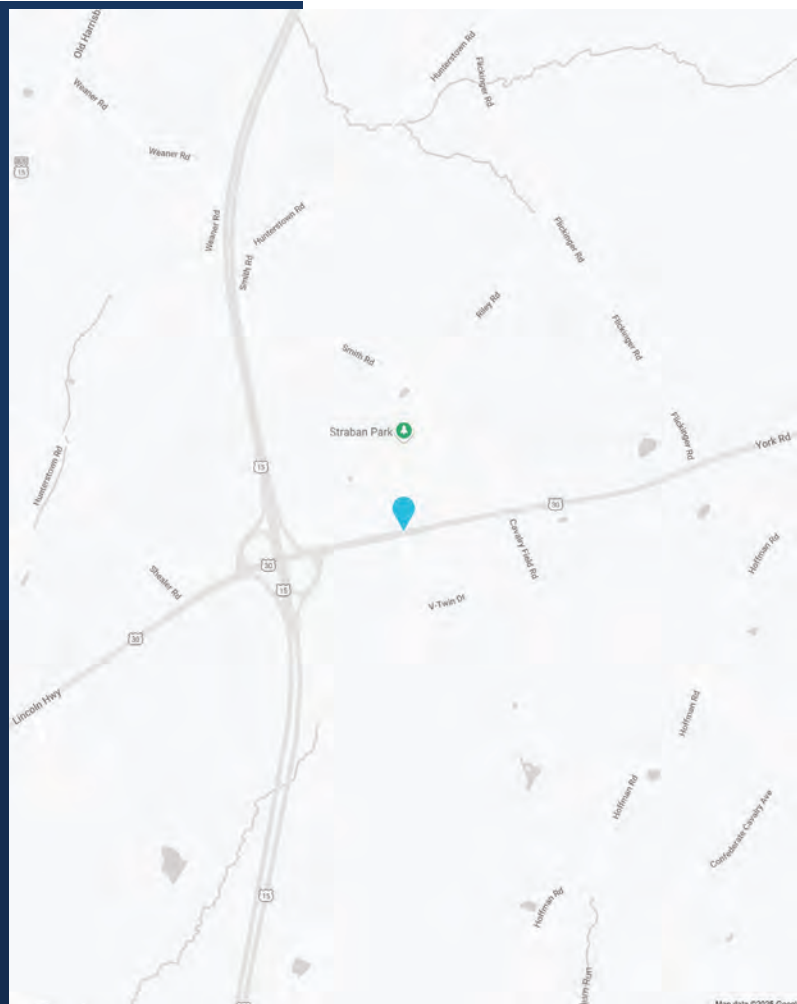
HIGHLIGHTS

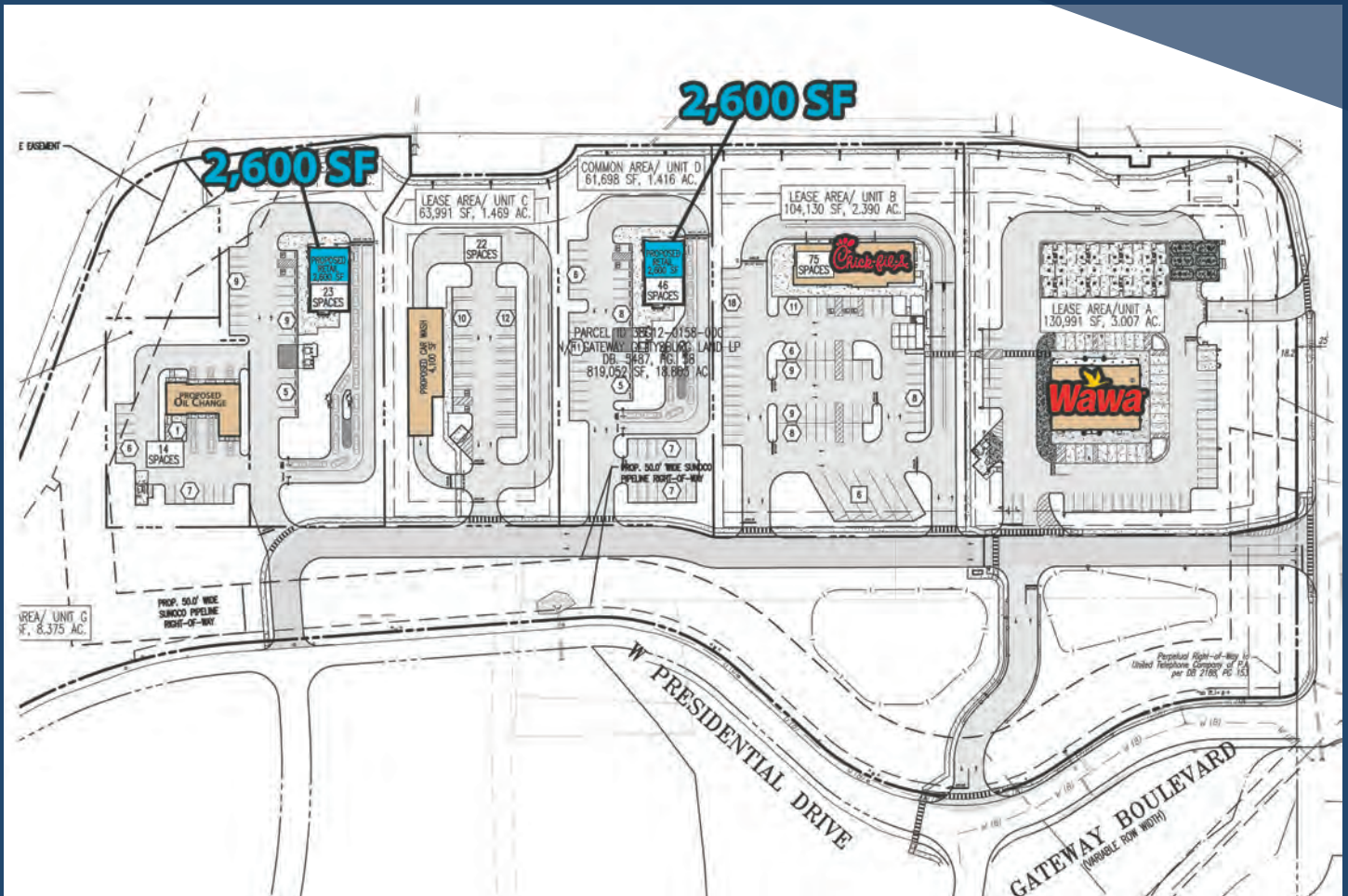
- 2 CONFIGURATIONS
- 2,600 SF TO 7,940 SF PROPOSED RETAIL -- WAWA SHOVEL READY Q3 2025
- 2,600 SF Building can be expanded
- Located on at a signalized intersection on Route 30, near Route 15, the site provides a high visibility opportunity for a retail, medical or restaurant user
- National retailers in the area include Walmart, Starbucks, Giant, Dollar Tree, and Tractor Supply
- Gettysburg College located nearby with approximately 2,600 students

Leasing Information:

Charles Saka 732.961.8145 csaka@paramountrealty.com

Elliot Alboucai 646-327-5544 ea@paramountrealty.com





HAMILTON MARKETPLACE

HAMILTON, NJ



HIGHLIGHTS

- up to 12,000 SF For Lease
- Situated on approximately 128 acres
- Located on a major interstate in NJ
- Affluent area with \$165,000 in average household income within 1 mile
- 33,067 VPD on Route 130
- GLA: 485,000 SF

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com



HAMILTON MARKETPLACE
Hamilton, NJ



CHERRY HILL COMMONS

CHERRY HILL, NJ

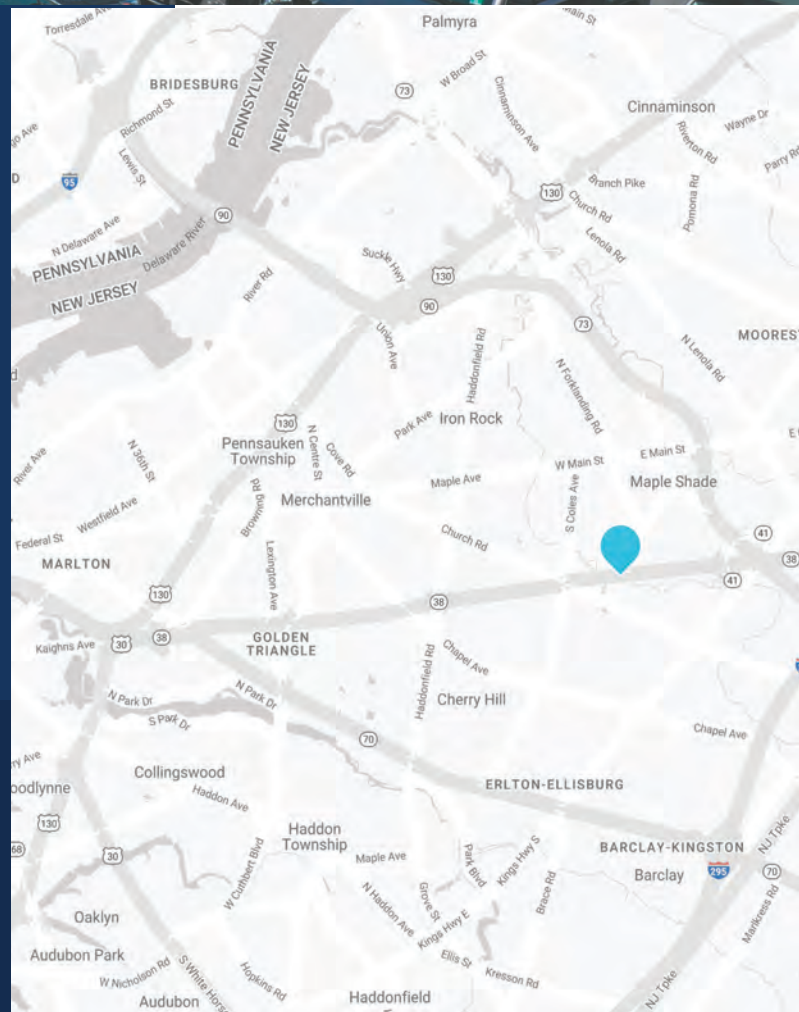


HIGHLIGHTS

- Future Pad Available for Lease
- Join Walmart, Wawa, Dollar Tree, Ross, dd's Discounts and Planet Fitness
- 263,000 +/- SF GLA Shopping Center
- Façade Renovation Completed Recently

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com



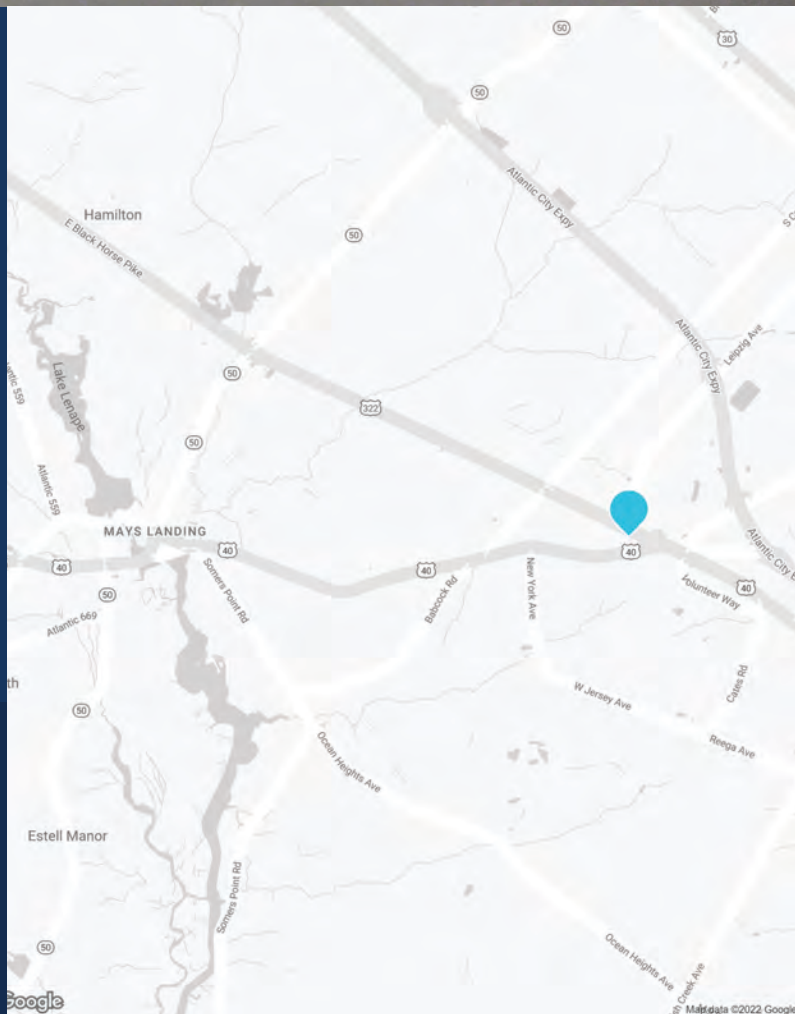


CHERRY HILL COMMONS
Cherry Hill, NJ

FESTIVAL AT HAMILTON
MAYS LANDING, NJ

- 2,750 SF 4,274 SF and 6,500 SF for Lease
- Join Homegoods, ACME, JoAnn Fabrics and Skechers
- 182,000 +/- SF GLA
- Area tenants: Wal-Mart, Olive Garden, McDonald's, Buffalo Wild Wings, Target and Kohl's
- Hamilton Mall shares a traffic light with Festival at Hamilton on Route 322 (Black Horse Pike)
- 29,431 Vehicles Per Day on Black Horse Pike

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





MARKETPLACE AT CHEWS LANDING

GLOUCESTER, NJ

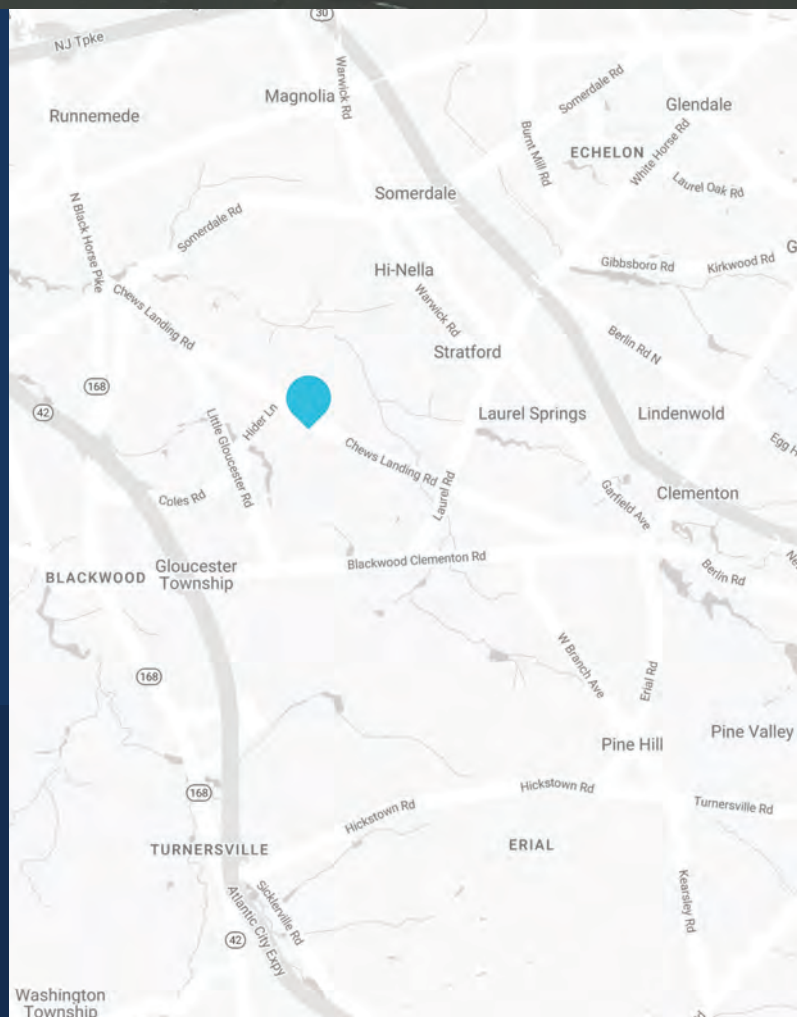


HIGHLIGHTS

- Up to 1,682 SF Available for Lease
- Join ShopRite, Dollar General, Urge Fitness, Dunkin Donuts, Children of America, GNC, Hair Cuttery, H&R Block and Inspira
- 147,000 +/- SF GLA
- Area tenants: Starbucks, Shoe Depot, Verizon
- Close to Black Horse Pike (Route 168), New Jersey Turnpike and Atlantic City Expressway
- 21,000 Vehicles Per Day

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





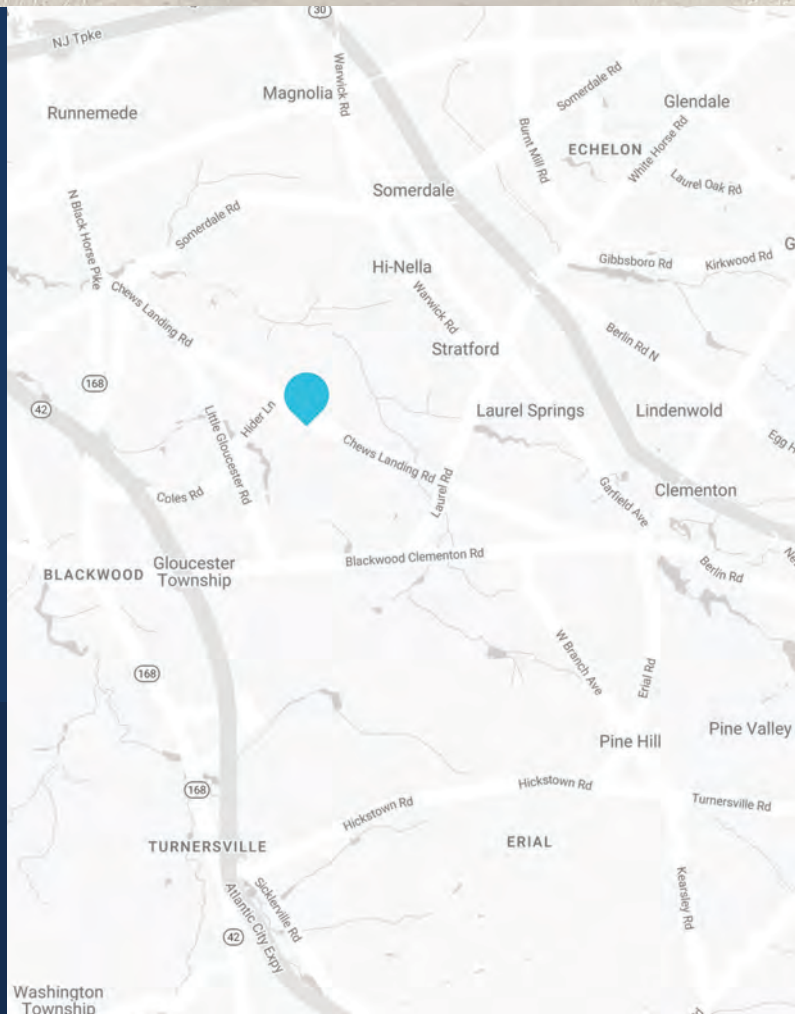
SPRINGFIELD AVENUE MARKETPLACE

NEWARK, NJ



- \$94M Mixed-Use Development on Springfield Ave., Newark
- Anchored by ShopRite – Driving 2.7 million annual visits
- New Popeyes with drive-thru – Coming Soon!
- Signalized intersection at Jones & Prince Streets for high visibility & accessibility
- Dense trade area – Servicing:
 - 63 public schools (37,000 students)
 - 5 universities (60,000 students)
 - Over 450,000 residents within 3-miles
 - 152 On-site apartment units – Built-in customer base

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





WHITING COMMONS

WHITING, NJ

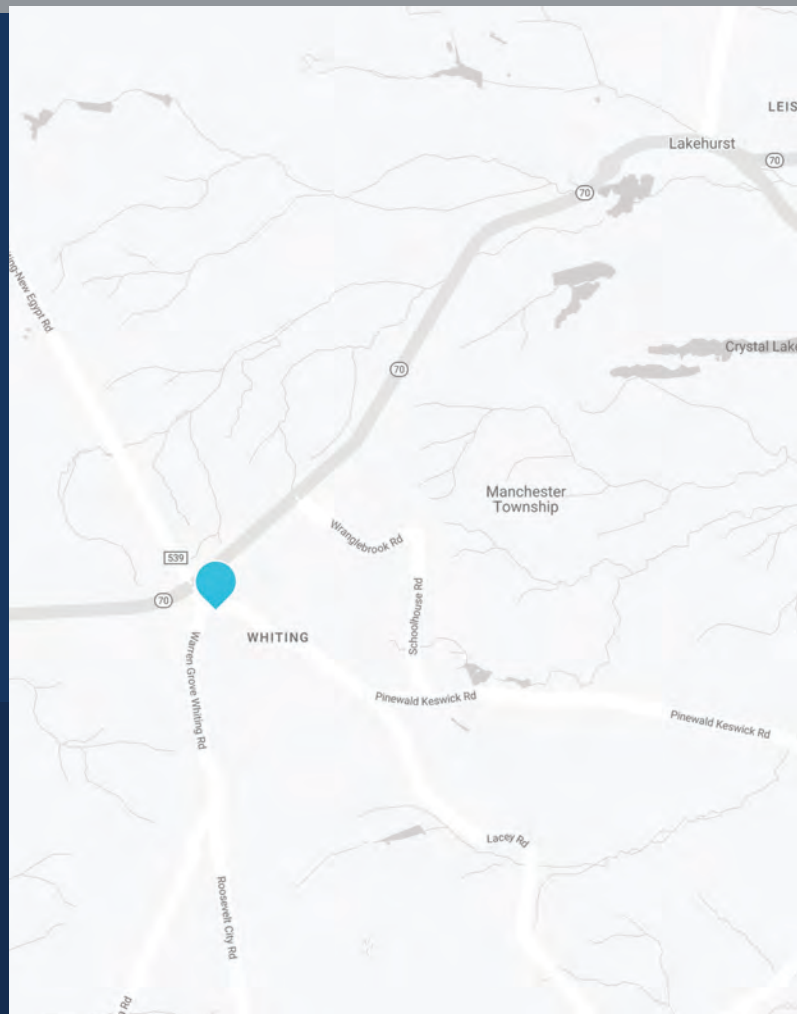


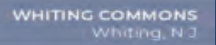
HIGHLIGHTS

- Up to 5,200 SF
- Join Super Stop & Shop Grocery, Hair Cuttery, Ocean First, Wendy's, Wawa
- 105,000 +/- sf GLA
- Area tenants: Dunkin Donuts, STS Tires, CVS, Dollar General, Sav A Lot
- Growing area 10 miles west of Toms River
- Easily accessible to Route 70, 72, and Garden State Parkway

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





OCEAN COMMONS

OCEAN, NJ

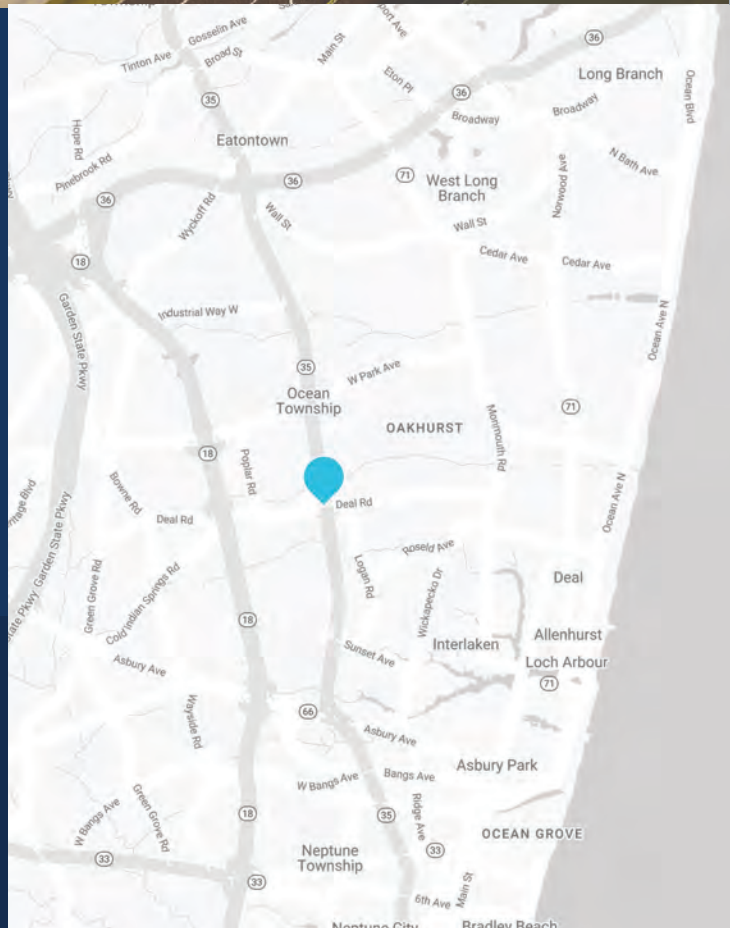


HIGHLIGHTS

- 1,574 SF on Pad Available for Lease
- Strong retail trade area located within close proximity to the Garden State Parkway, Route 18, Route 36, and Route 66
- 60,000 +/- SF GLA
- Join Wawa, Chick Fil A, Marriott and Turning Point
- Mixed use will include Upscale Residential
- In-fill location serving Ocean Township, Eatontown, Oakhurst, Long Branch, Neptune, Allenhurst, and Deal
- 37,817 Traffic Count

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





MILL CREEK ANNEX AT HARMON MEADOW

SECAUCUS, NJ

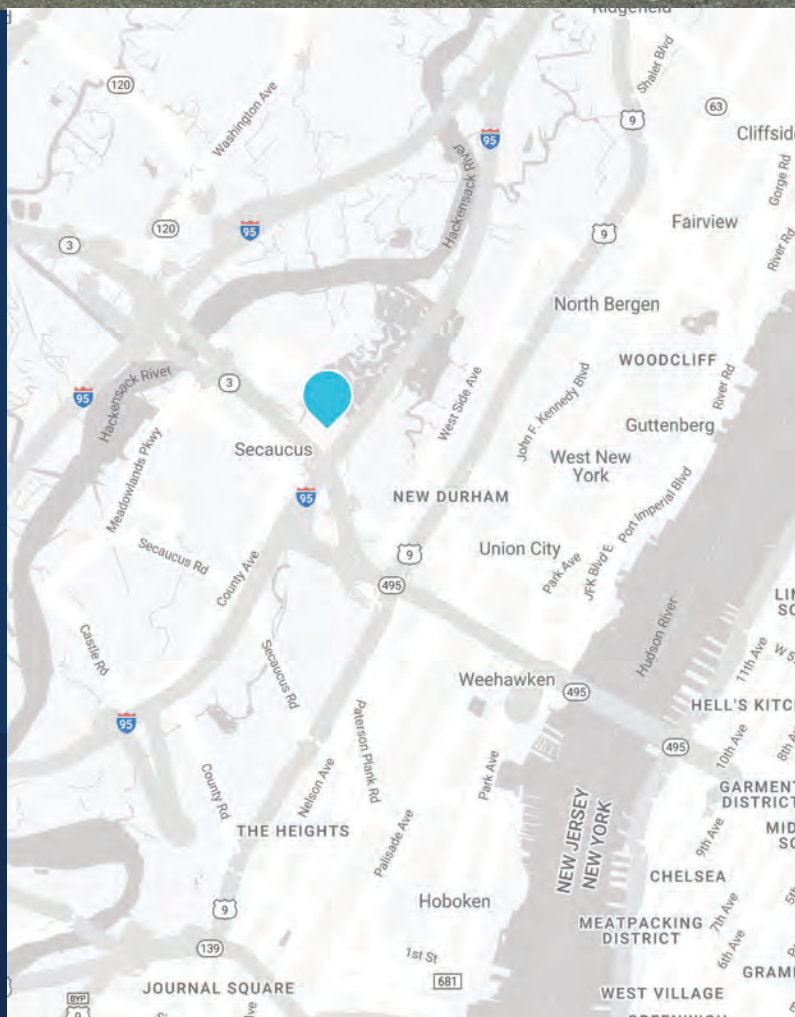


HIGHLIGHTS

- 2,350 SF For Lease. PRIME LOCATION!
- Join Kohls, City MD, Marshalls, HomeGoods, TJ Maxx, PetSmart, Michaels, Panera Bread
- Located along heavily traveled Route 3 with over 120,000 Cars Per Day and within the 3 Million SF Harmon Meadow development featuring 9 hotels (over 1,500 rooms) and over 2 Million SF of corporate offices

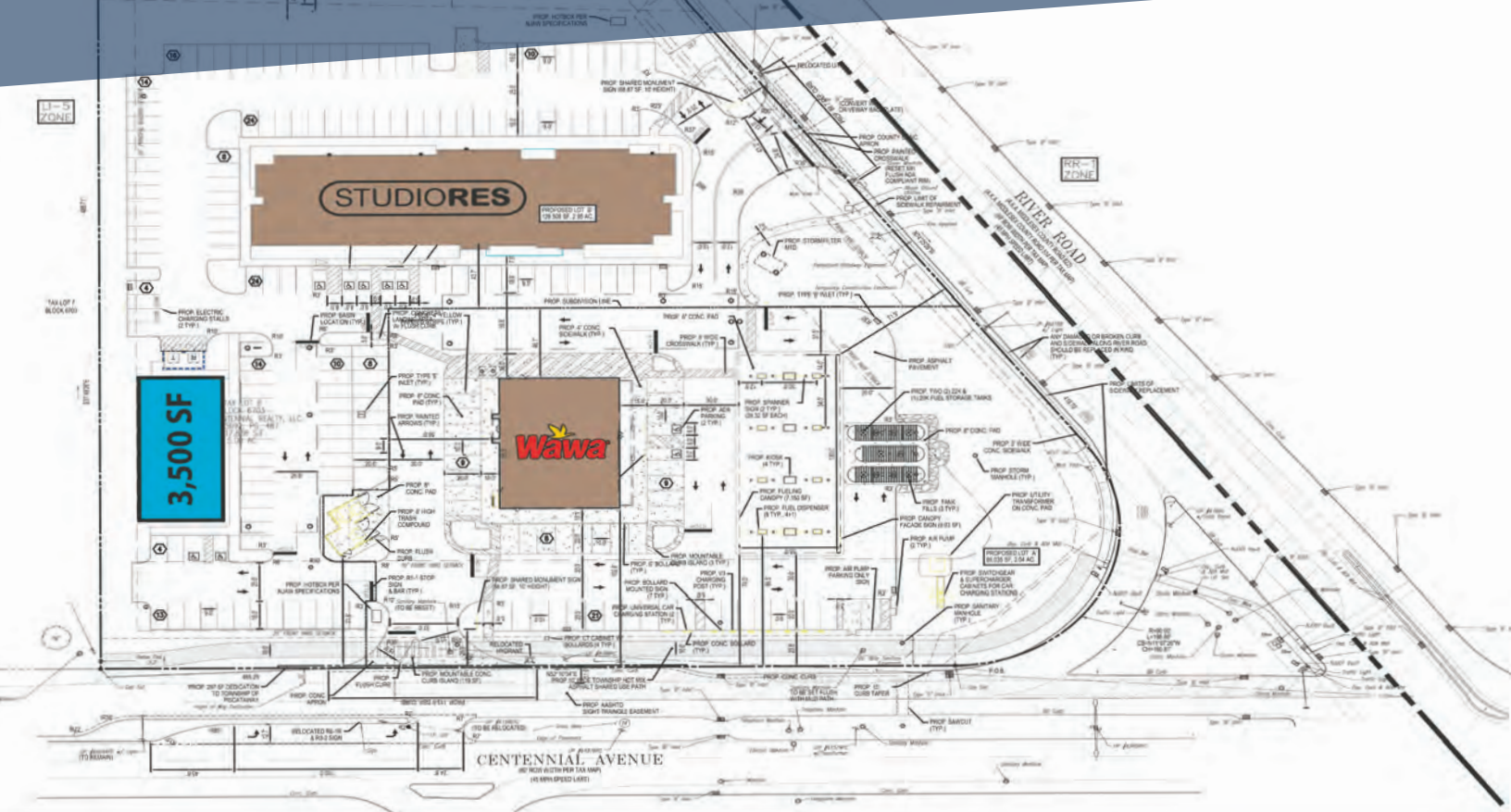
Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





88 CENTENNIAL AVE. PISCATAWAY, NJ

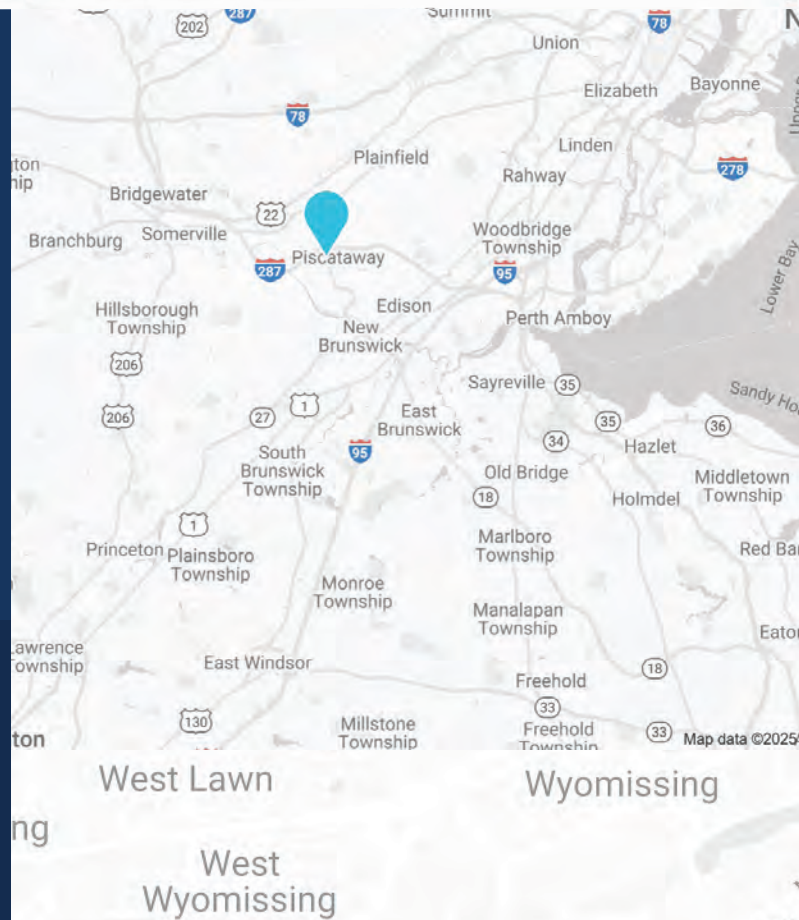


HIGHLIGHTS

- 3,500 SF Medical office pad available
- WAWA opening December 2025
- MARRIOTT Hotel now under construction

Leasing Information:

Charles Saka 732.961.8145 csaka@paramountrealty.com
Elliot Alboucai 646-327-5544 ea@paramountrealty.com





1028 STELTON ROAD PISCATAWAY, NJ

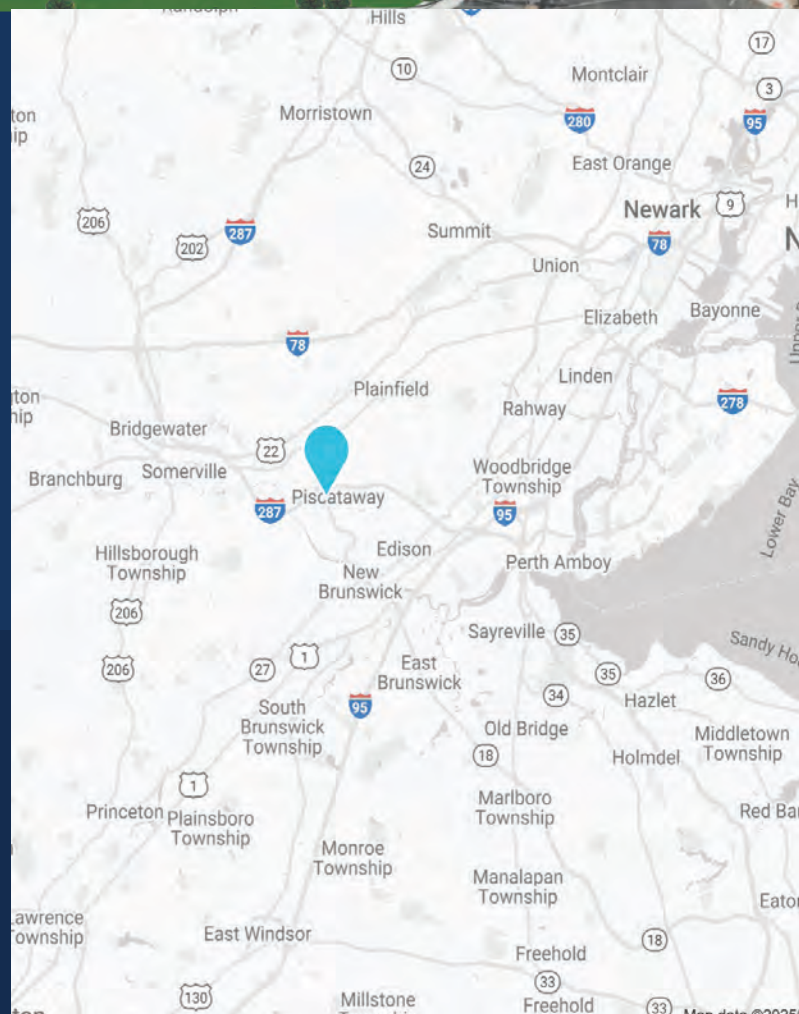


HIGHLIGHTS

- “main and main” intersection in town
- Last remaining undeveloped intersection in the market
- Cross access to adjacent shopping center
- Close proximity to I-287 entrance/exit
- 30,000 vehicles per day

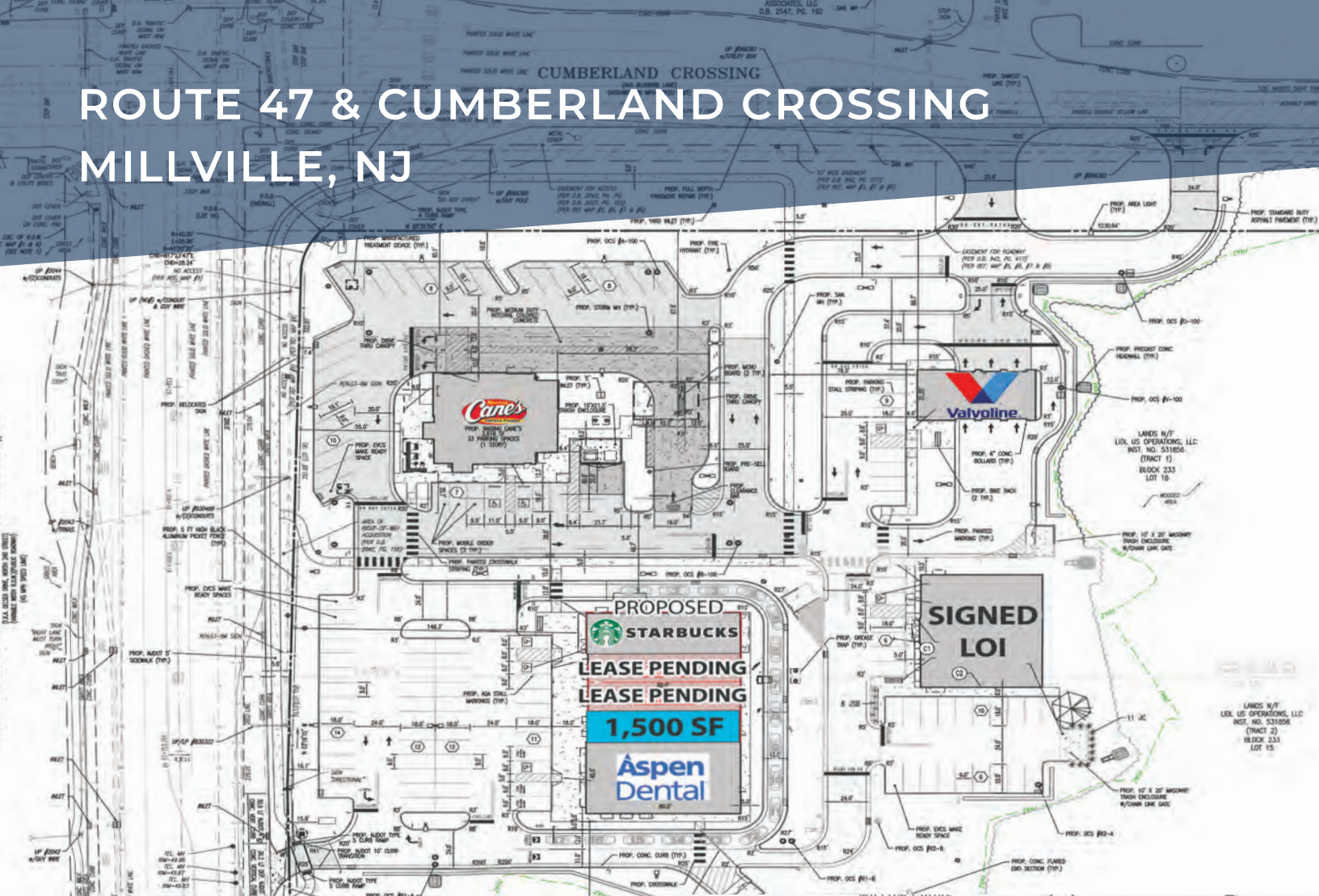
Leasing Information:

Charles Saka 732.961.8145 csaka@paramountrealty.com
Elliot Alboucai 646-327-5544 ea@paramountrealty.com





ROUTE 47 & CUMBERLAND CROSSING MILLVILLE, NJ



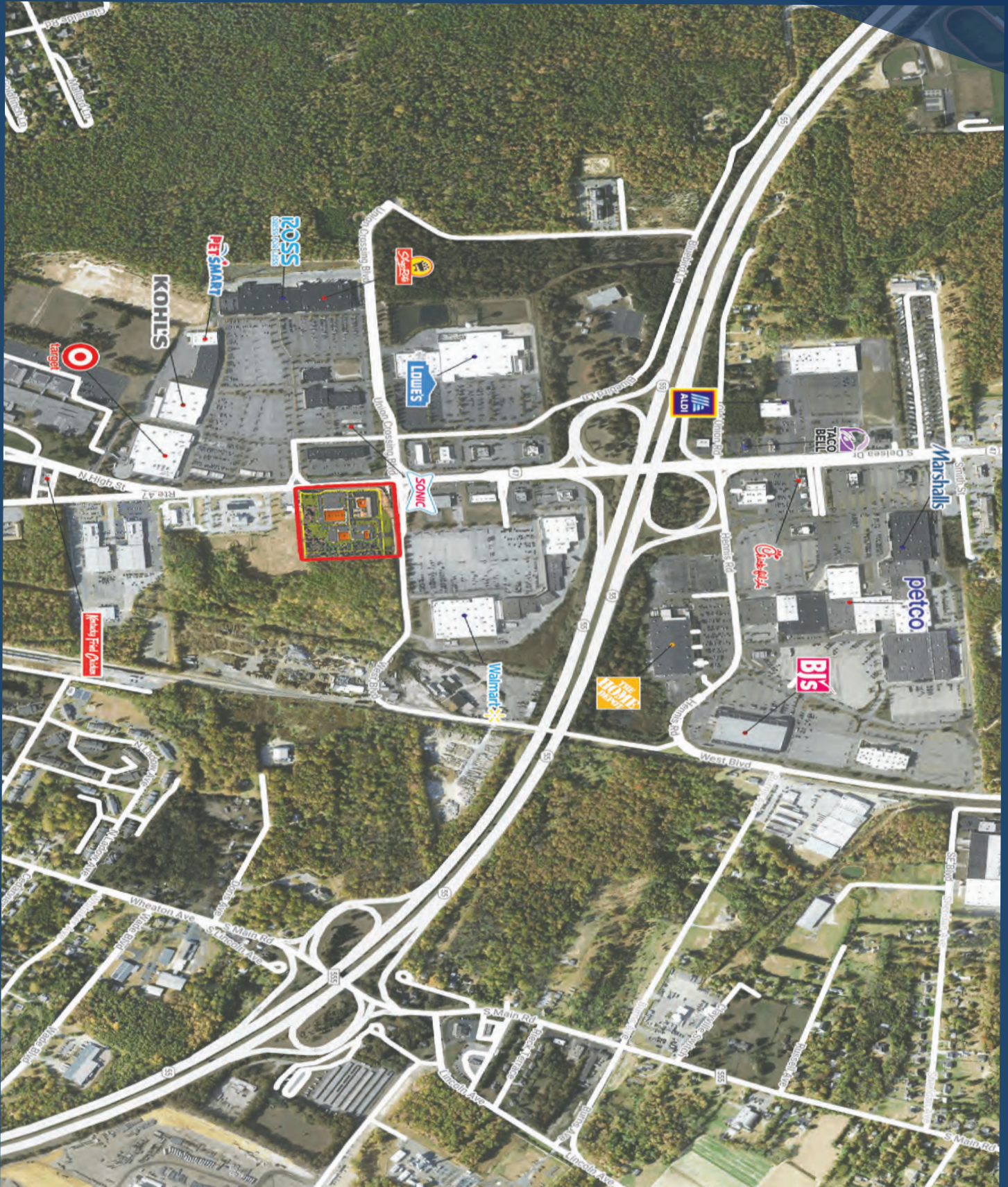
HIGHLIGHTS

- 1,500 SF for Lease
- New freestanding retail development - Construction starting in 90 days
- Main and Main intersection in the major retail corridor market
- 31,816 ADT on Route 47

Leasing Information:

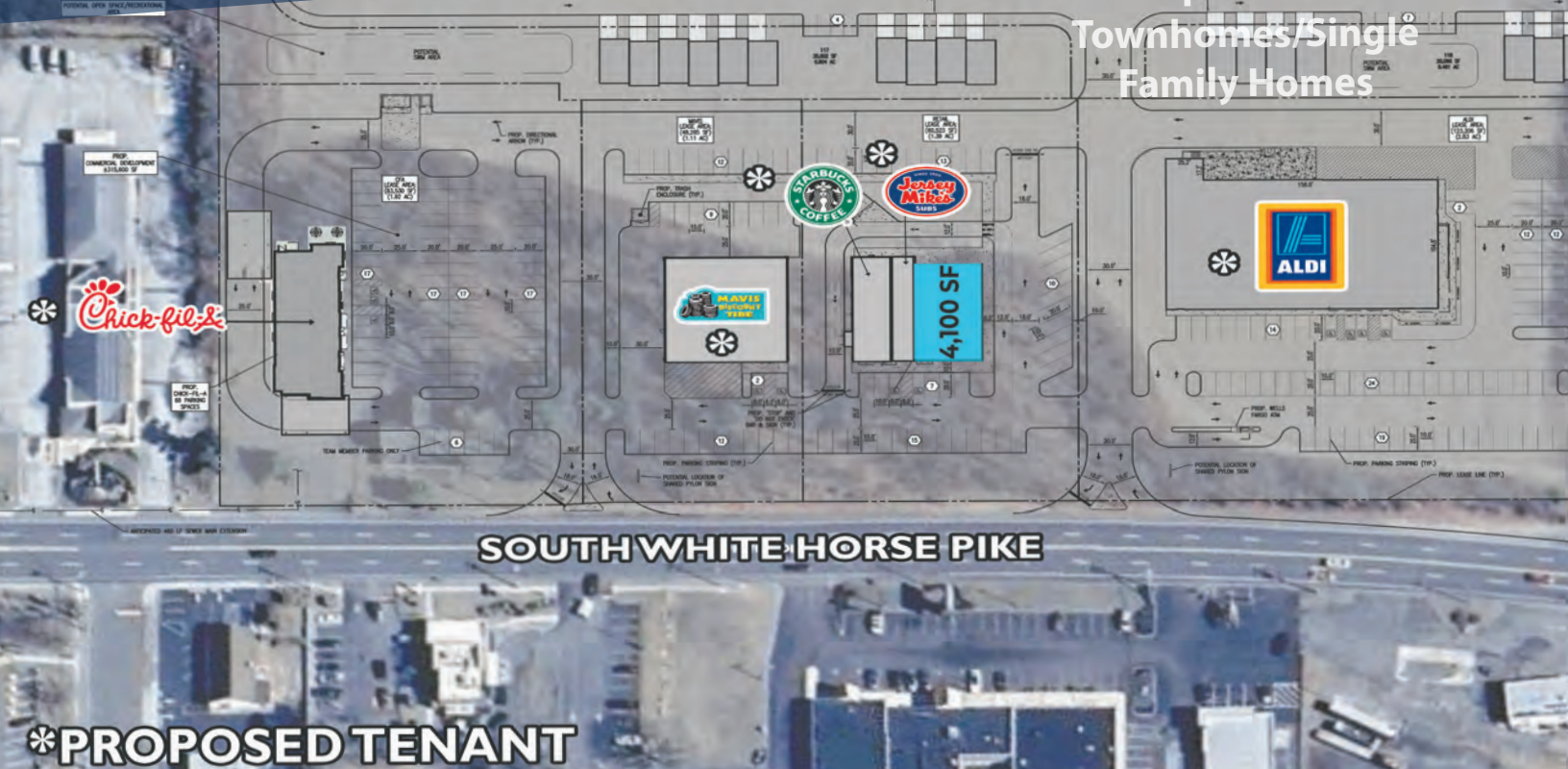
Charles Saka 732.961.8145 csaka@paramountrealty.com
Elliot Alboucai 646-327-5544 ea@paramountrealty.com





137 SOUTH WHITEHORSE PIKE HAMMONTON, NJ

Proposed 180
Townhomes/Single
Family Homes



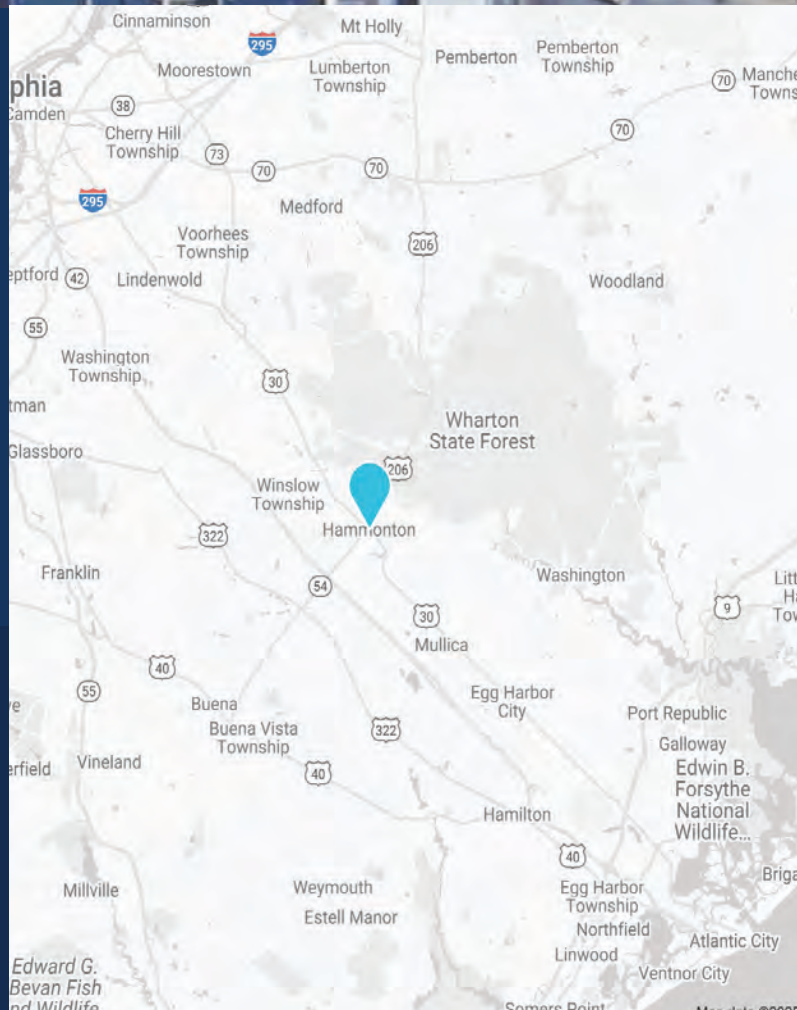
HIGHLIGHTS

- 4,100 SF Endcap Space on Pad - Last Space left in a new Mixed-use commercial and residential development
- New signalized intersection at Route 30 & Broadway
- Adjacent to Walmart Shopping Center
- Join national retail tenants and 180 residential units

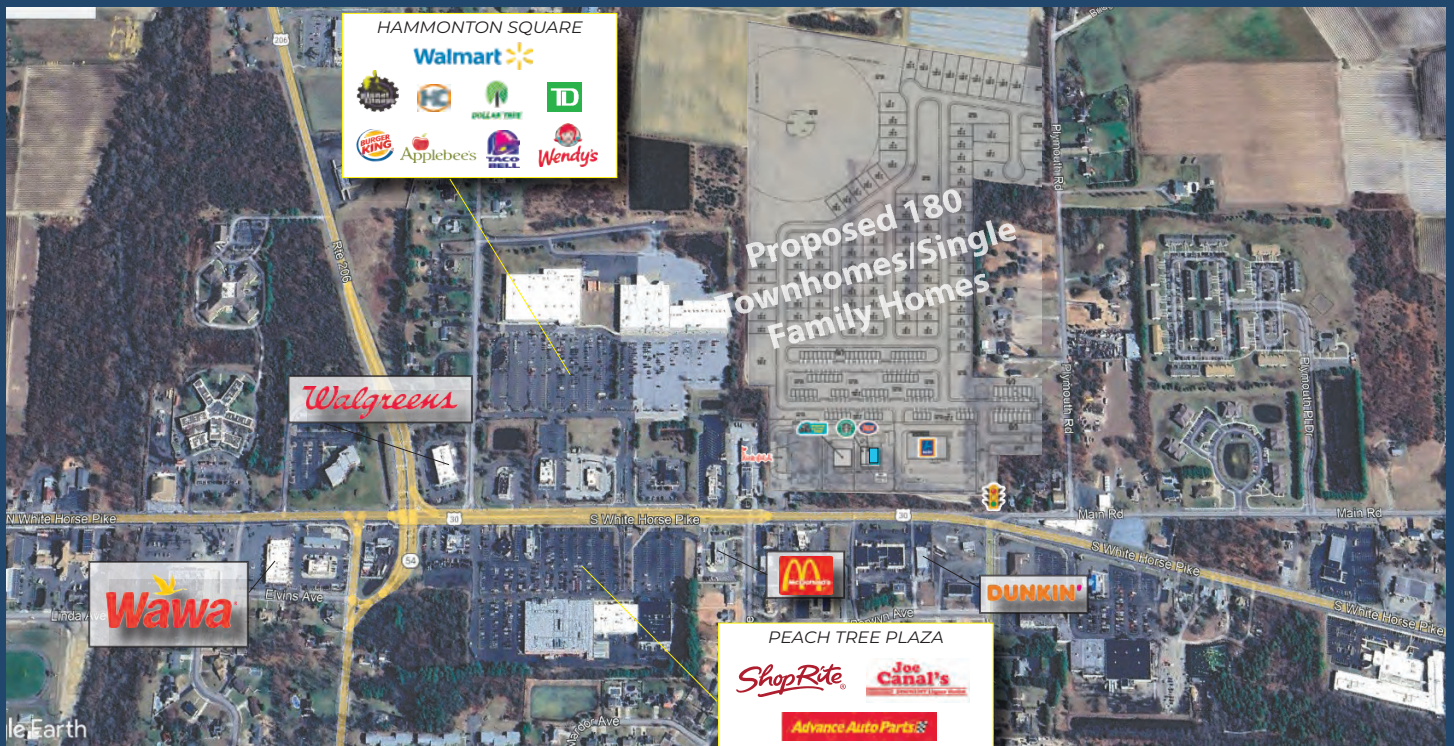
Leasing Information:

Charles Saka 732.961.8145 csaka@paramountrealty.com

Elliot Alboucai 646-327-5544 ea@paramountrealty.com



HAMMONTON, NJ



2105 ROUTE 35 OCEAN TOWNSHIP, NJ

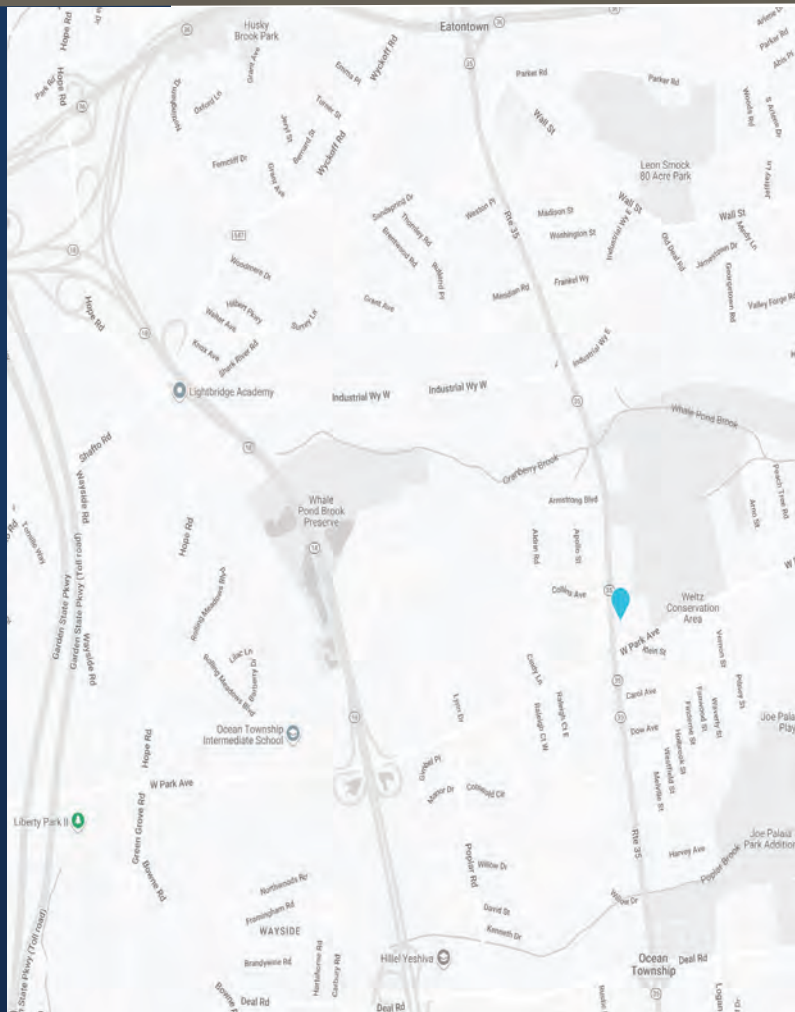


HIGHLIGHTS

- +/- 7,360 SF For Lease - Divisible
- On corner of Route 35 and West Park ave with excellent frontage on Route 35
- Strong retail trade area located within close proximity to the Garden State Parkway, Route 18, Route 36, and Route 66
- In-f ill location serving Ocean Township, Eatontown, Oakhurst, Long Branch, Neptune, Allenhurst, and Deal
- 37,817 Average Daily Traffic Count on Route 35

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





ENFIELD COMMONS

ENFIELD, CT

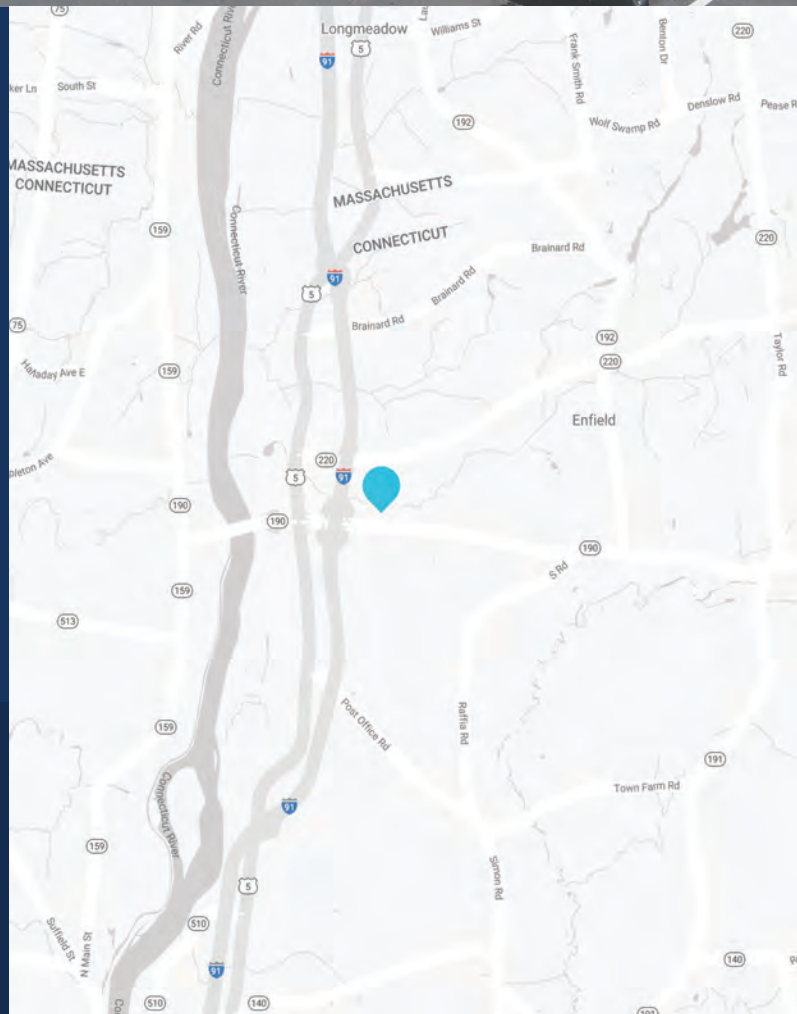


HIGHLIGHTS

- 22,800 SF For Lease
- Proposed Pad
- Dominant Center in the Market
- Area tenants: Costco, Home Depot, Kohl's, Target
- 26,500 VPD

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





CHARTER OAK MARKETPLACE

HARTFORD, CT

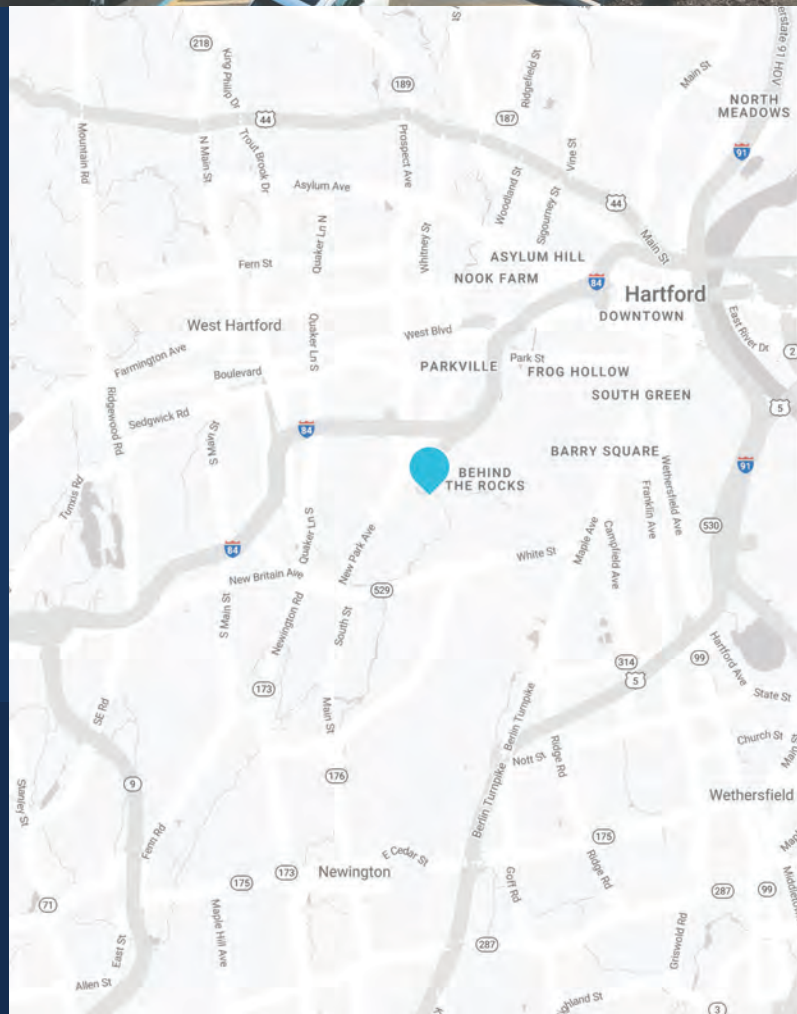


HIGHLIGHTS

- 5,000-8,000 SF for Lease
- Pads Available
- Join Wal-Mart Supercenter, Marshalls, Dollar Tree, Rainbow, Famous Footwear, The Children's Place and McDonald's
- 300,000 +/- SF GLA Shopping Center
- Located off Exit 45 from Interstate 84W
- 20,700 Vehicles Per Day on Flatbush Ave. and Newfield Ave.

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





NEW BRITE PLAZA

NEW BRITAIN, CT

Key Food Supermarket

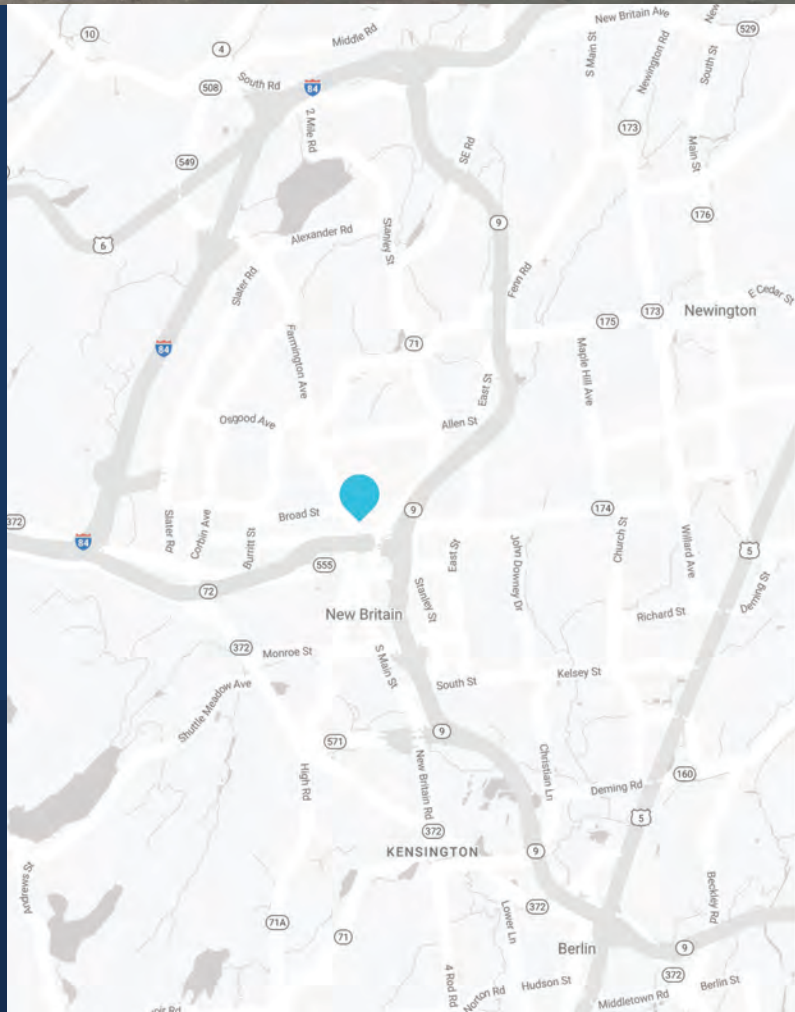
Produce • Meats • Deli • Bakery • Dairy • Frozen • Seafood • Hot Food

HIGHLIGHTS

- 5,392 SF
- Area tenants: Stop & Shop, CVS, Family Dollar, TD Bank
- Located at lighted intersection of Routes 71 and 74
- 15,200 ADT East Main St & Main St.

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





CORWEST PLAZA

NEW BRITIAN, CT

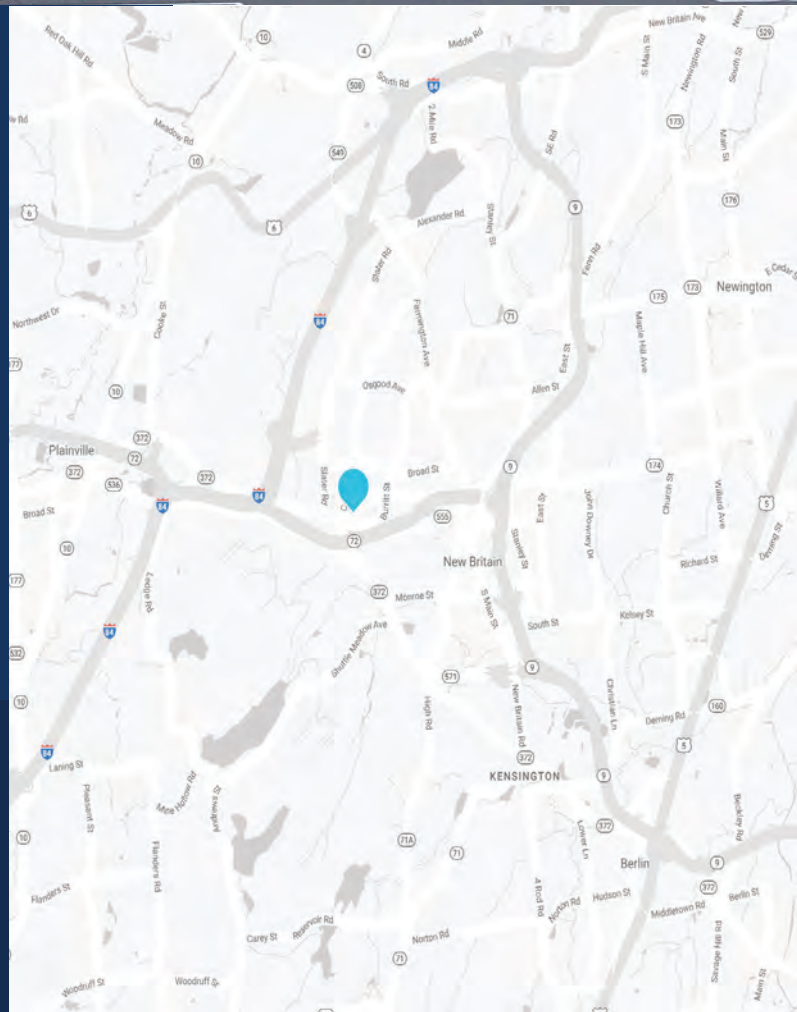


HIGHLIGHTS

- 6,000 SF retail space available
- Dominant & high volume Stop & Shop and CVS anchors
- Excellent demographics with over 158,000 residents living within a five-mile radius with an average household income of \$77,380
- High visibility shipping center at Main Street and Corbin Avenue with an average daily traffic count of more than 39,000 vehicles

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





CRANE CREEK

AUGUSTA, GA

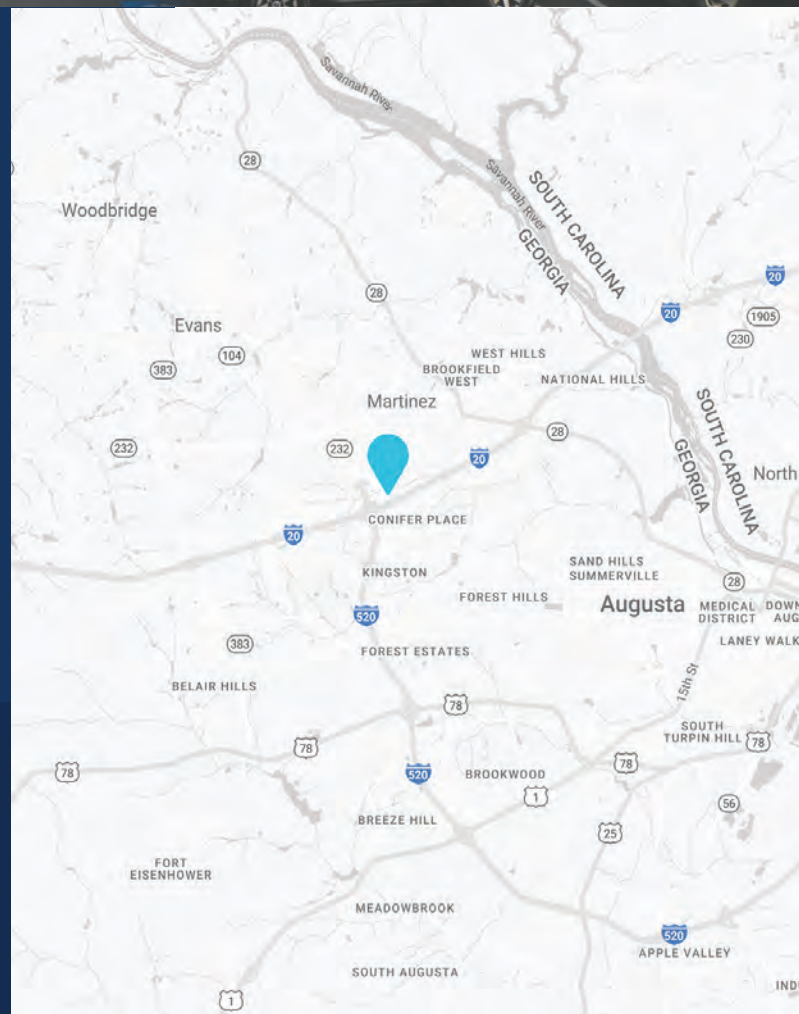


HIGHLIGHTS

- 1,400 SF Retail Space Available
- Anchored by the 6th most visited Sprouts in Georgia (Placer.AI), and 1 of 3 specialty grocers in a 70-mile radius
- Benefits from a signalized access point, providing ease of entrance and exit for the nearly 27,000 daily travelers on Walton Way Extension

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





SPRINGFIELD PLAZA

SPRINGFIELD, MA

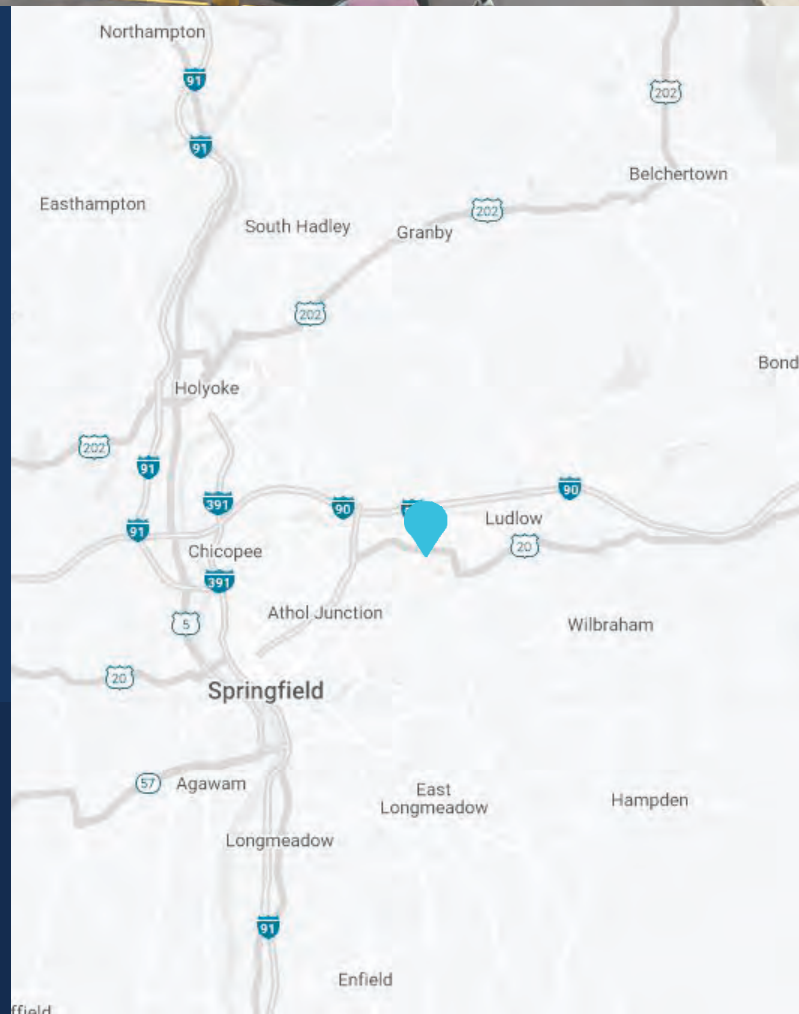


HIGHLIGHTS

- 8,000 SF Pad
- 6,000 SF Future Pad
- 4,500 SF Inline for Lease
- 182,262 SF GLA
- Located along a major retail corridor, Boston Road (Route 20) Minutes from I-90 and I-291
- 28,000 ADT (Route 20)

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





STOUGHTON TOWN CENTER

STOUGHTON, MA

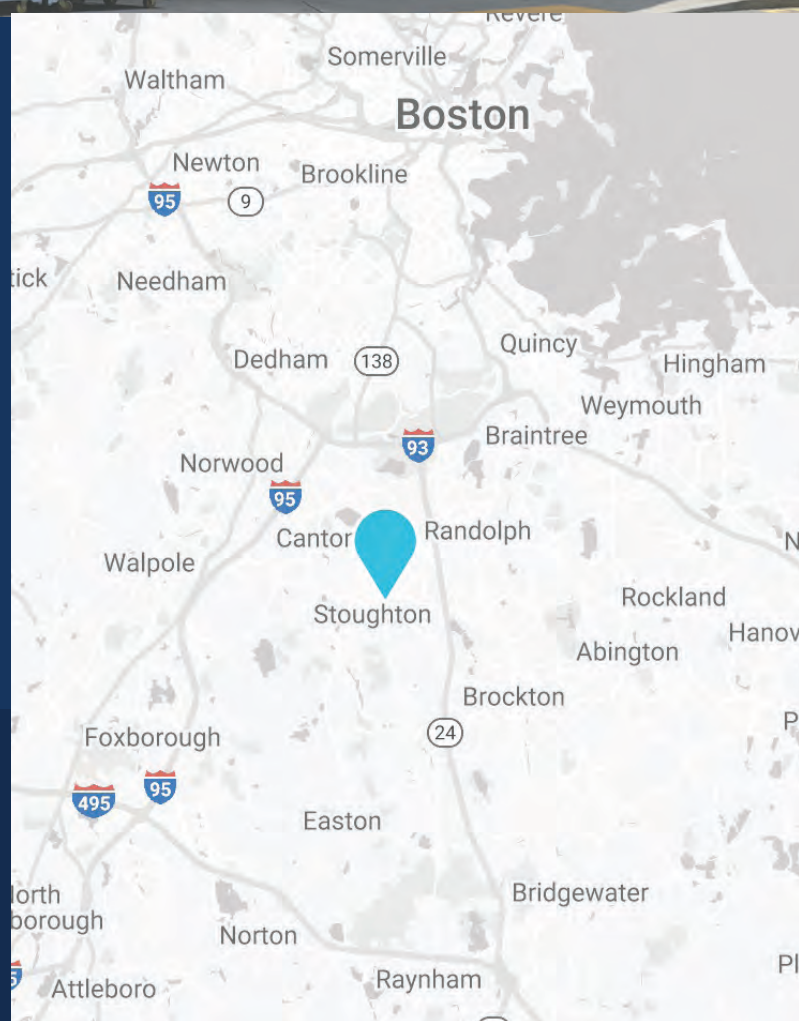


HIGHLIGHTS

- 2,627 SF Retail Space Available
- Neighborhood retail center anchored by Price Rite
- Located just 16 miles south of Boston
- Densely populated with over 162,000 people within a five mile radius
- Nearby Route 24 and the I-93 & I-95 interchange with direct access to downtown Boston

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





POWDER MILL PLAZA

ACTON, MA

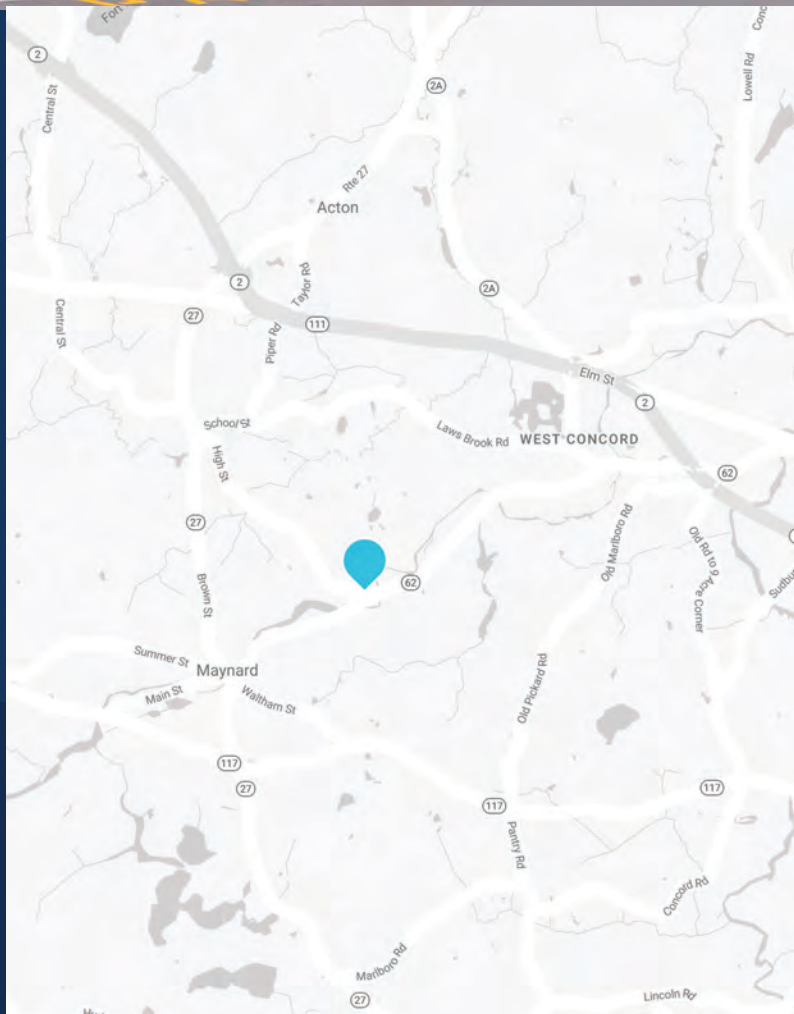


HIGHLIGHTS

- 1,220 SF Retail Space Available
- Strong Anchor in Stop & Shop, surrounded by expansive and affluent demographic profile
- Co-tenants include Anytime Fitness, Walgreens, Dunkin Donuts, & Action Liquors
- The center services a 5-mile radius encompassing a population of 71,269 with Average HH Income of \$180,174.00

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





OCEAN LANDINGS

BERLIN, MD

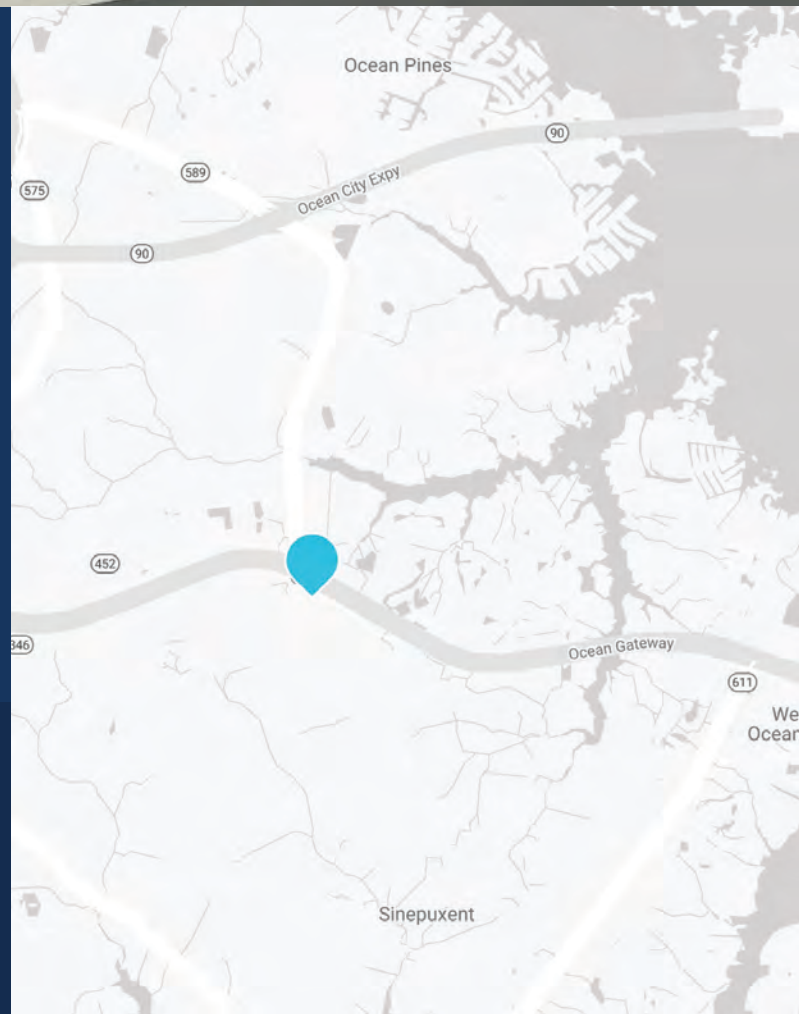


HIGHLIGHTS

- Up to 9,230 SF Available for Lease
- Join Ross, Petsmart, Michael's and Dollar Tree
- 130,000 SF of New Retail adjacent to a Super Wal-Mart and Home Depot
- 450,000 SF Power Center
- Area Tenants: Tanger Outlets, McDonald's, Bed Bath Beyond, Ulta, Staples, Marshalls, Walmart and Home Depot
- Excellent strategic location on Route 50 Ocean City, Maryland

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





PASADENA CROSSROADS

PASADENA, MD

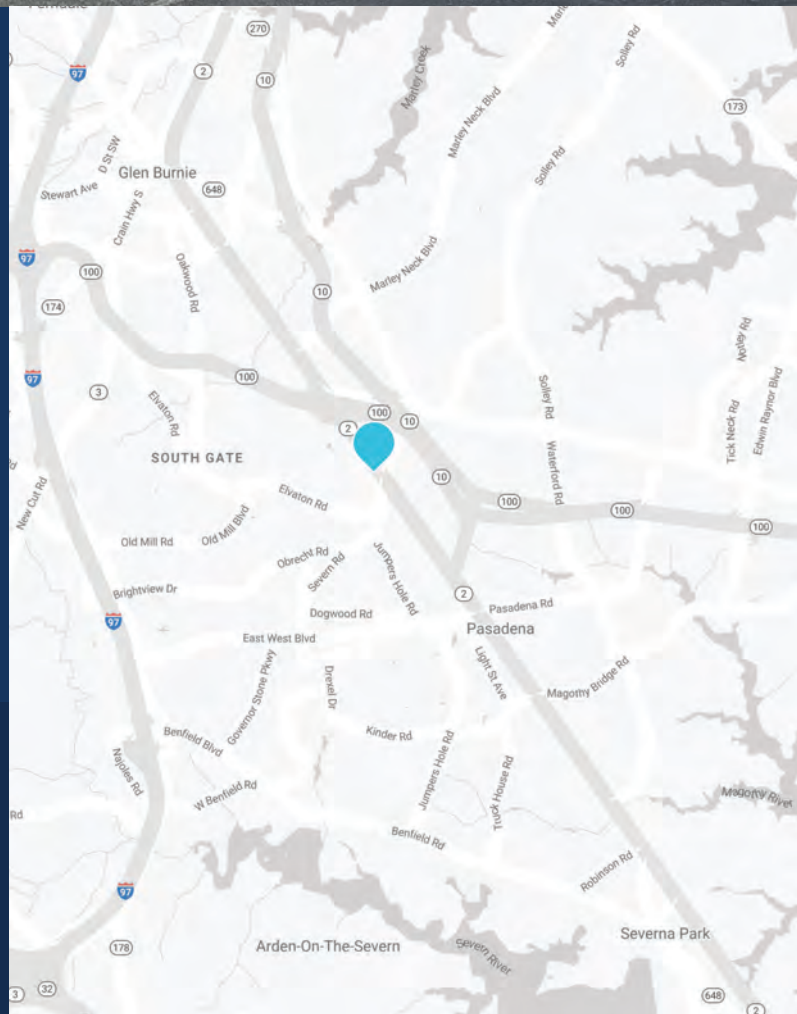


HIGHLIGHTS

- 40,000 SF Endcap for Lease
- Join area tenants BJ's, Aldi, Marshalls, Lidl
- The center is uniquely positioned 24 miles from Washington D.C. and 10 miles from Baltimore
- 31,000 Cars Per Day on Gov. Ritchie Hwy

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





PARAMOUNT
REALTY

TJ-maxx

Governor Ritchie Hwy (31,000 cars per day)

Governor Ritchie Hwy (31,000 cars per day)



Baltimore Annapolis Trail

HANNAFORD PLAZA

UTICA, NY

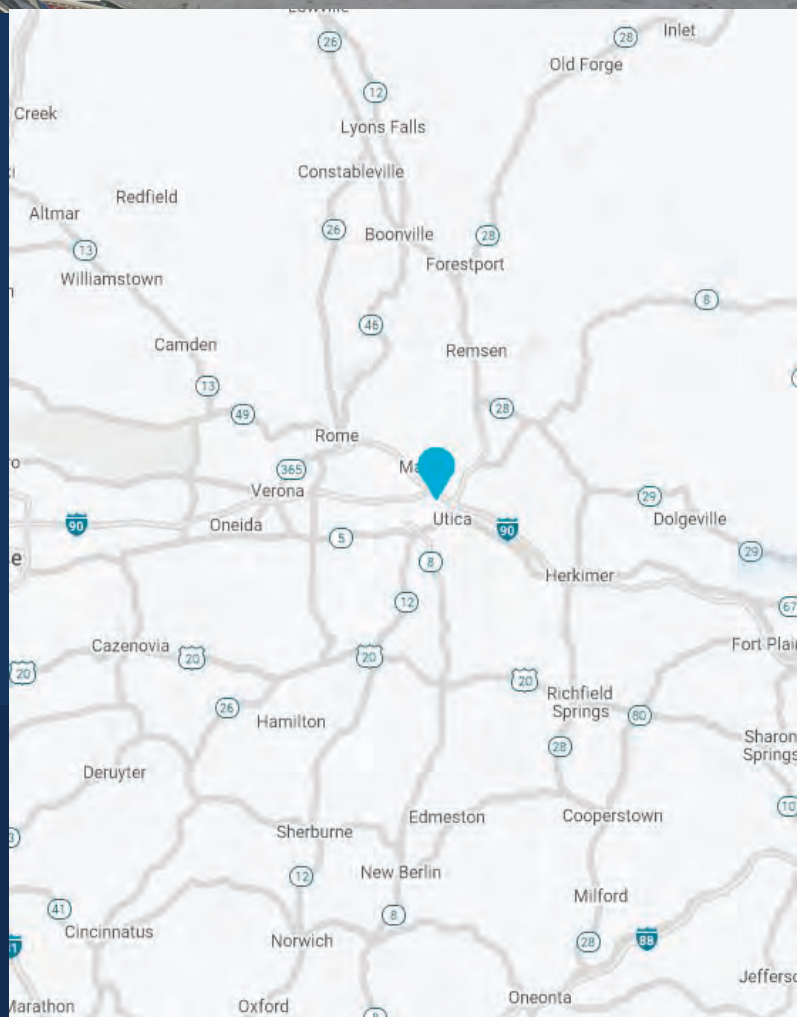


HIGHLIGHTS

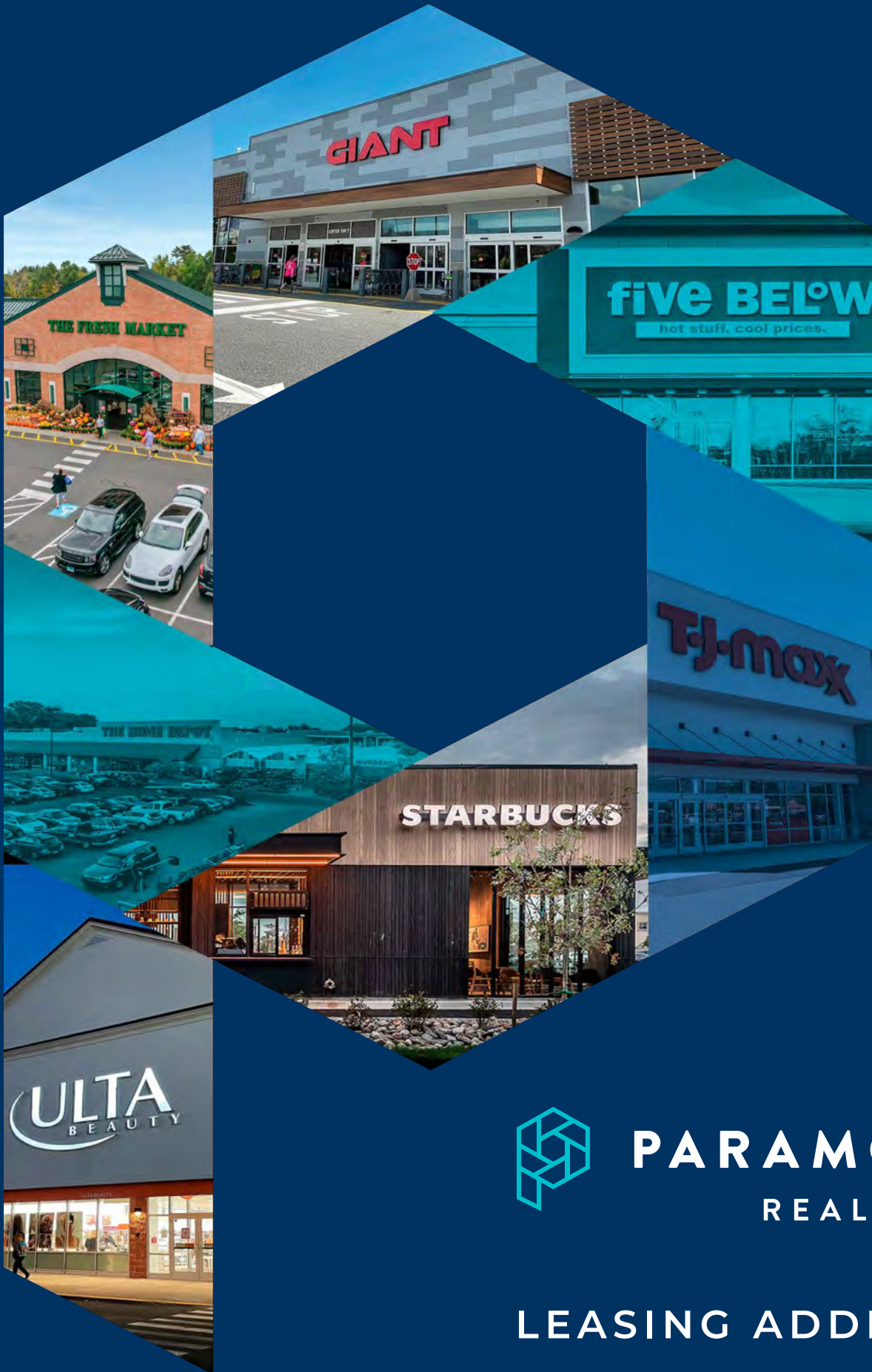
- Up to 25,000 SF Available for Lease
- Hannaford anchored neighborhood center with desirable mix of retail and service-oriented tenants
- Located just off I-90 (NY State Thruway) the primary east-west highway spanning the state and less than a mile from Downtown Utica.
- Well-positioned center within a dense urban residential neighborhood
- Easy access to center from signalized intersection

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com







PARAMOUNT
REALTY

LEASING ADDENDUM

2026

PORTFOLIO

PROPERTY	LOCATION	GLA	ANCHORS	PAGE
Dillsburg Shopping Center	Dillsburg, PA	153,088	Giant, Tractor Supply, Dollar Tree	8
The Plaza at Carolina Forest	Myrtle Beach, SC	138,017	Kroger, Dollar Tree	10
East Manchester Village	Manchester, PA	123,224	Giant, Planet Fitness, Dollar Tree	12
Cleona Square SC	Lebanon, PA	113,845	Giant, Big Lots	14
Two Guys Commons	York, PA	110,980	Aldi, Tractor Supply, Ashley Furniture	3
Lewandowski Commons	Lyndhurst, NJ	77,743	Stop & Shop	3
Hickory Flat Village	Canton, GA	74,020	Publix	4
Airport Village	Coatesville, PA	70,459	Aldi, Dollar Tree	16
Flat Shoals Crossing	Decatur, GA	69,699	Publix	4
Kroger Plaza	Virginia Beach, VA	67,540	Kroger	5
Cascade Corners	Atlanta, GA	66,844	Kroger	5
Briar Creek Plaza	Berwick, PA	65,862	Giant, Wine & Spirits	18
Deshon Plaza	Stone Mountain, GA	64,055	Publix, Auto Zone	6
Quakertown Shopping Center	Quakertown, PA	61,839	Giant	6
Shippensburg Marketplace	Shippensburg, PA	59,866	Giant	20

100% LEASED PROPERTIES



100% LEASED PROPERTIES

HICKORY FLAT VILLAGE Canton, GA



FLAT SHOALS CROSSING Decatur, GA



100% LEASED PROPERTIES

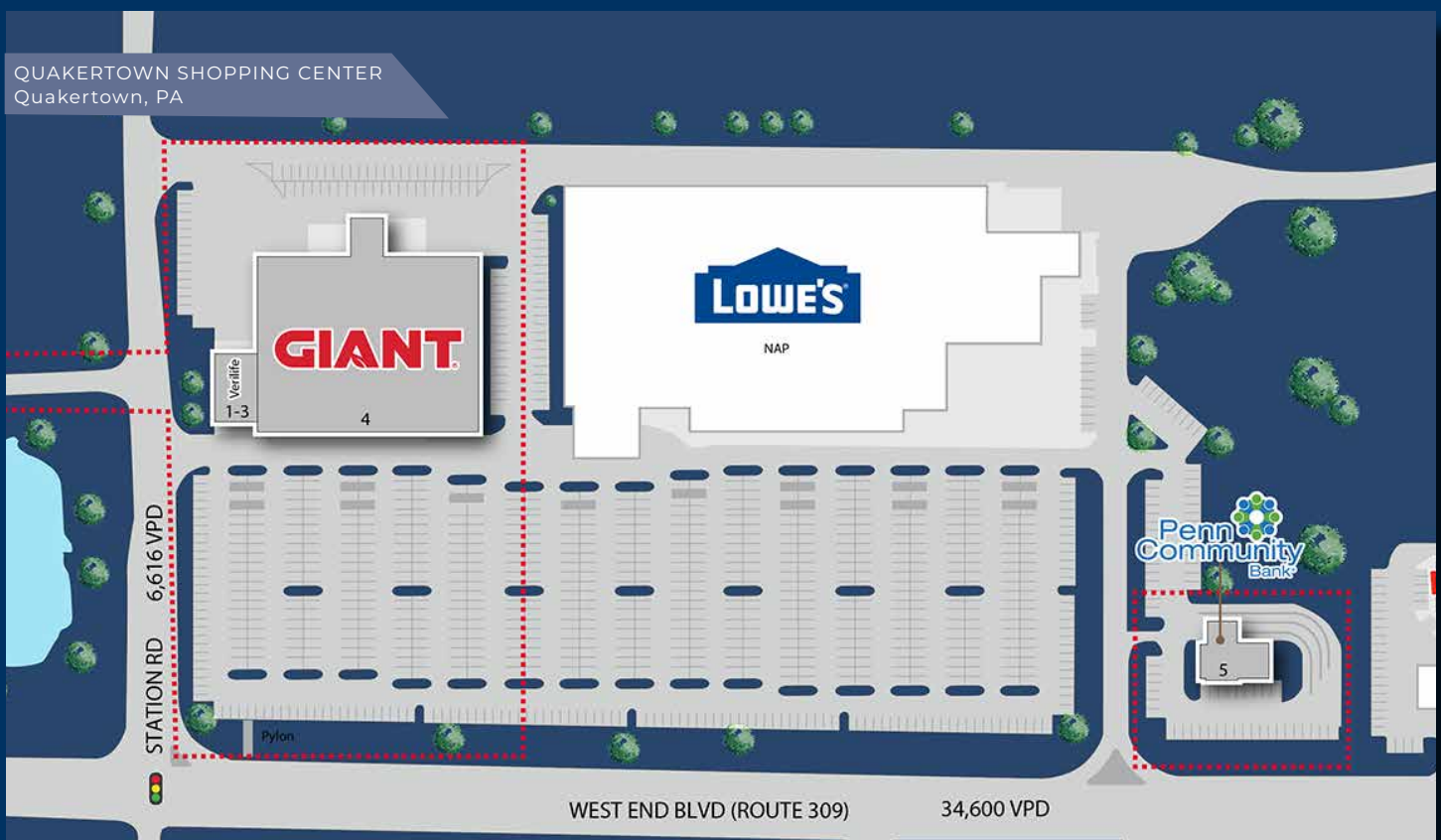
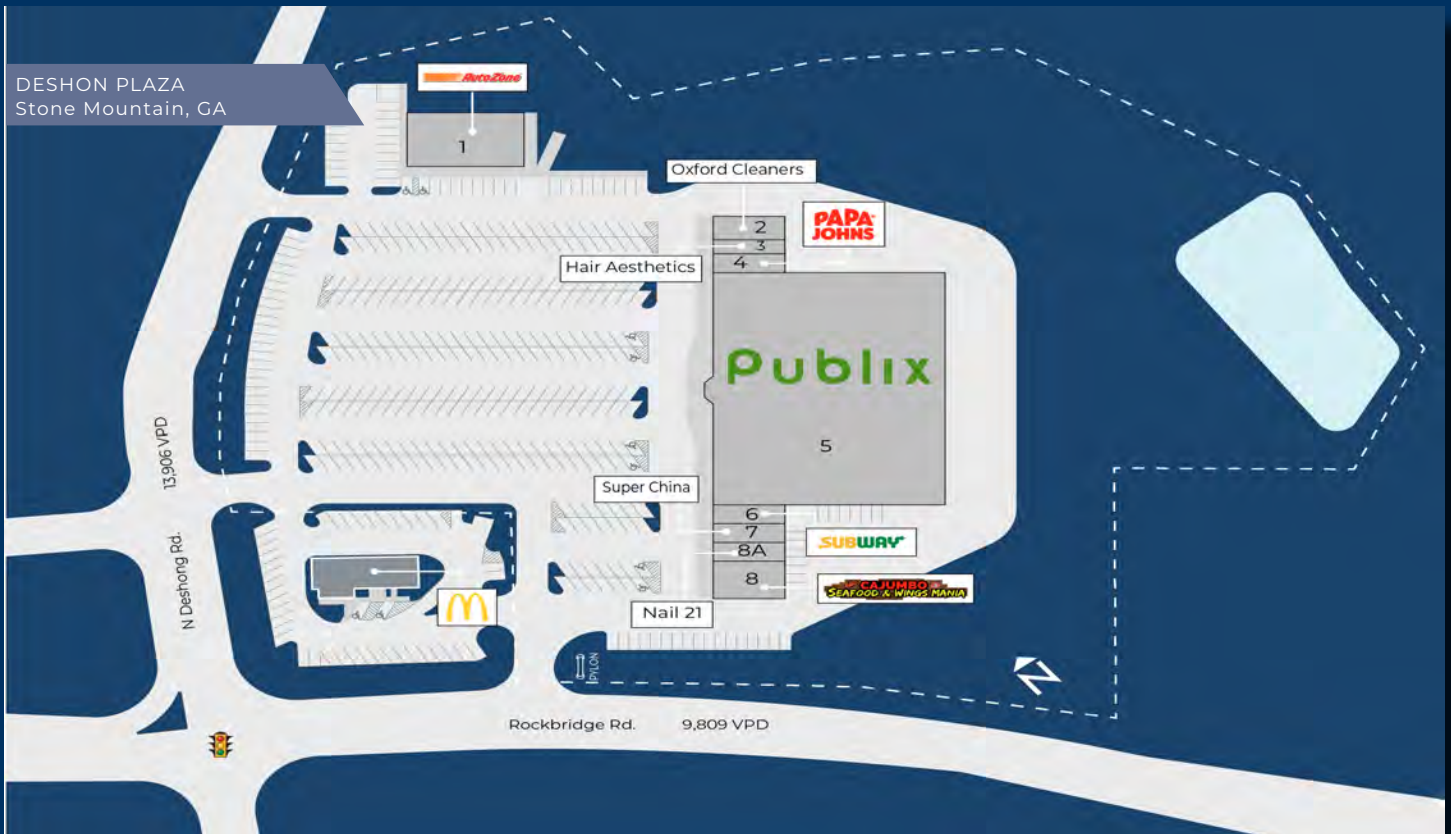
KROGER PLAZA
Virginia Beach, VA



CASCADE CORNERS
Atlanta, GA



100% LEASED PROPERTIES





DILLSBURG SHOPPING CENTER

DILLSBURG, PA

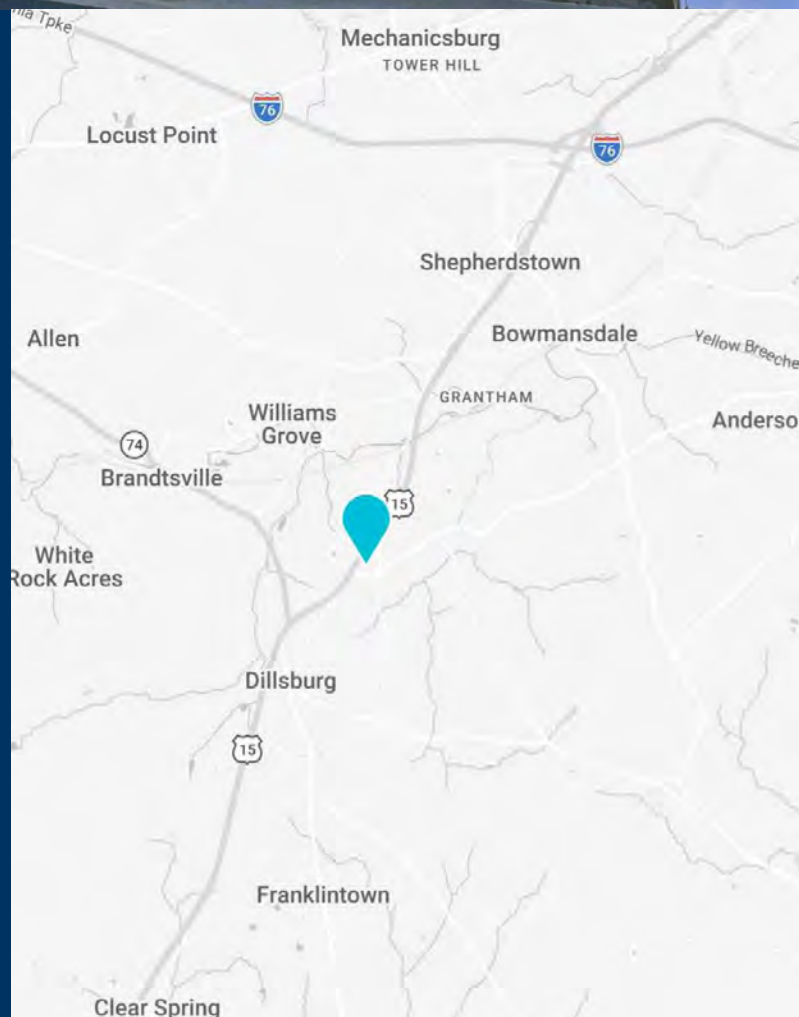


HIGHLIGHTS

- Up to 2,800 SF available
- Anchored by a high-volume Giant Food Store, driving consistent, daily foot traffic
- Situated on the western edge of York County along the heavily traveled Route 15 corridor
- Benefits from exceptional exposure to over 33,000 vehicles per day
- Located immediately adjacent to dense residential neighborhoods, ensuring a loyal local draw

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





THE PLAZA AT CAROLINA FOREST

MYRTLE BEACH, SC

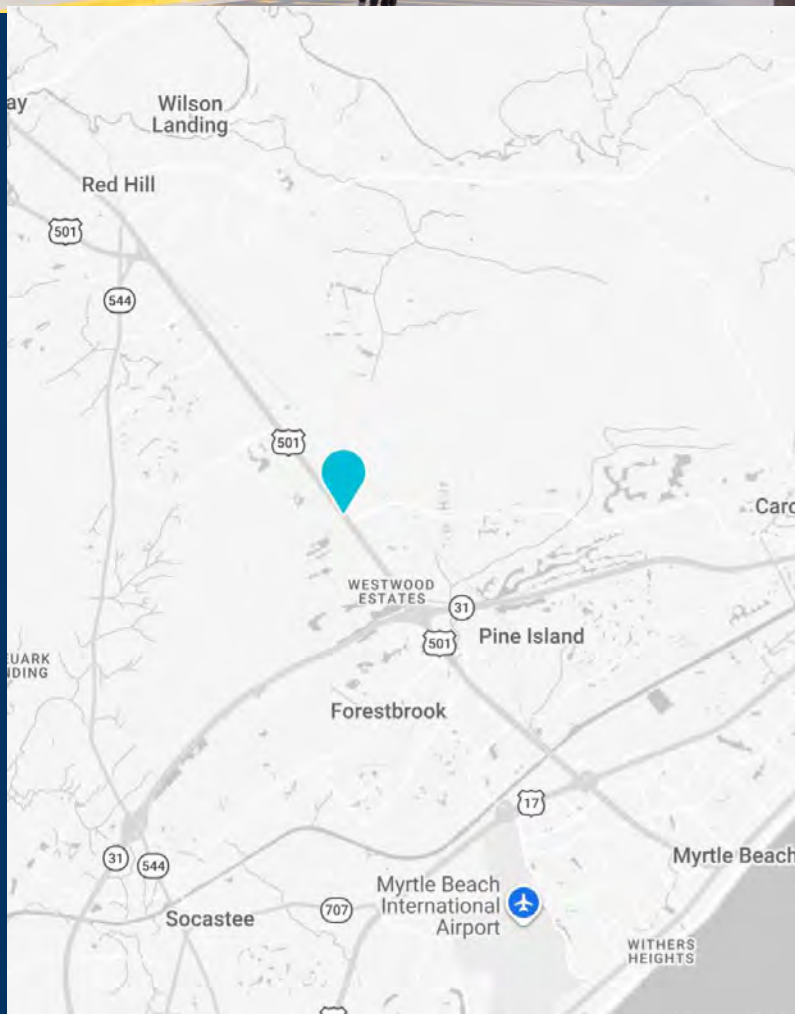


HIGHLIGHTS

- 2,000 SF in-line space available
- Kroger anchored center situated at the high-traffic intersection of US-501 and Carolina Forest Blvd, with combined traffic counts over 61,700 vehicles daily
- Located at the entrance of the rapidly growing Carolina Forest community, just 6 miles from downtown Myrtle Beach
- Premier retail center catering to both year-round residents and millions of annual tourists

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





EAST MANCHESTER VILLAGE

MANCHESTER, PA

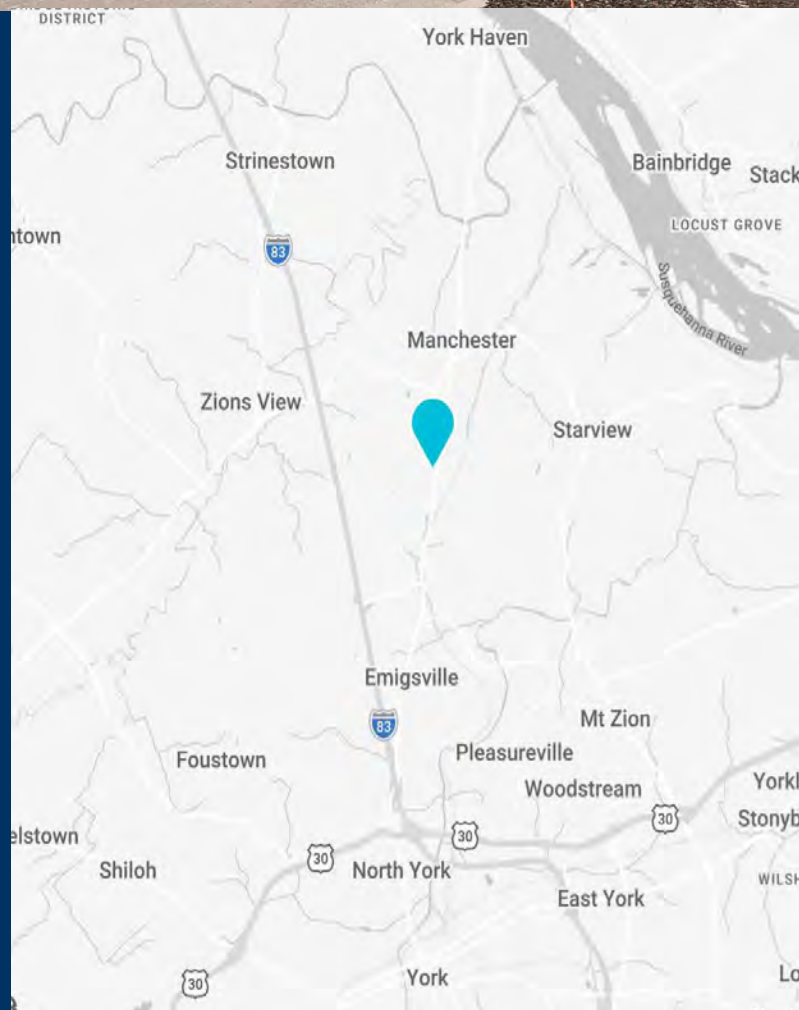


HIGHLIGHTS

- Up to 7200 SF available
- East Manchester Village is a 123,224 SF center anchored by Giant
- Located north of York at signalized intersection with traffic counts over 11,500 VPD
- Busy daytime center with a mix of local and national retailers such as Planet Fitness, Dollar Tree and Wine & Spirits

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





CLEONA SQUARE SHOPPING CENTER

LEBANON, PA

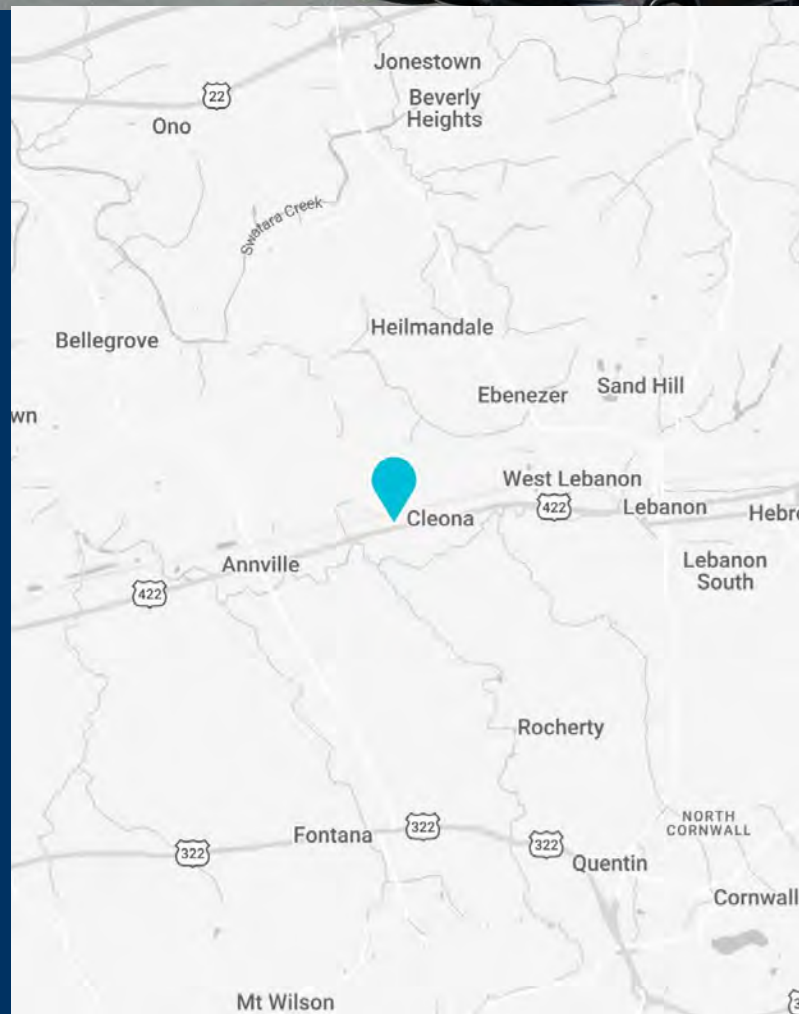


HIGHLIGHTS

- Up to 10,800 SF in-line space available
- Grocery anchored center with desirable mix of retail and service-oriented tenants
- Located at intersection of Rt. 422 and Mill Road with traffic counts over 14,000 VPD
- Busy center with excellent visibility and access from signalized intersection

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





AIRPORT VILLAGE

COATESVILLE, PA

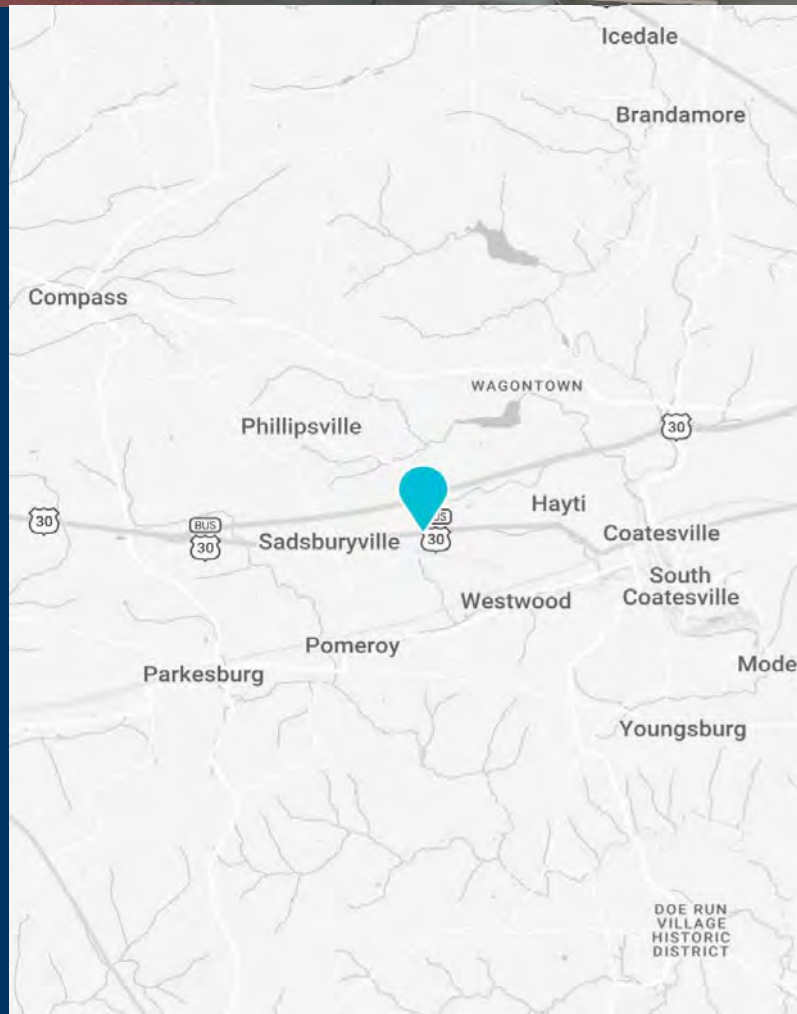


HIGHLIGHTS

- Up 8,468 SF in-line space available
- ALDI anchored center located in Coatesville, Pennsylvania
- Situated on Route 30 Business across from Chester County Airport
- Center boasts a mix of local and national tenants

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





BRIAR CREEK PLAZA

BERWICK, PA

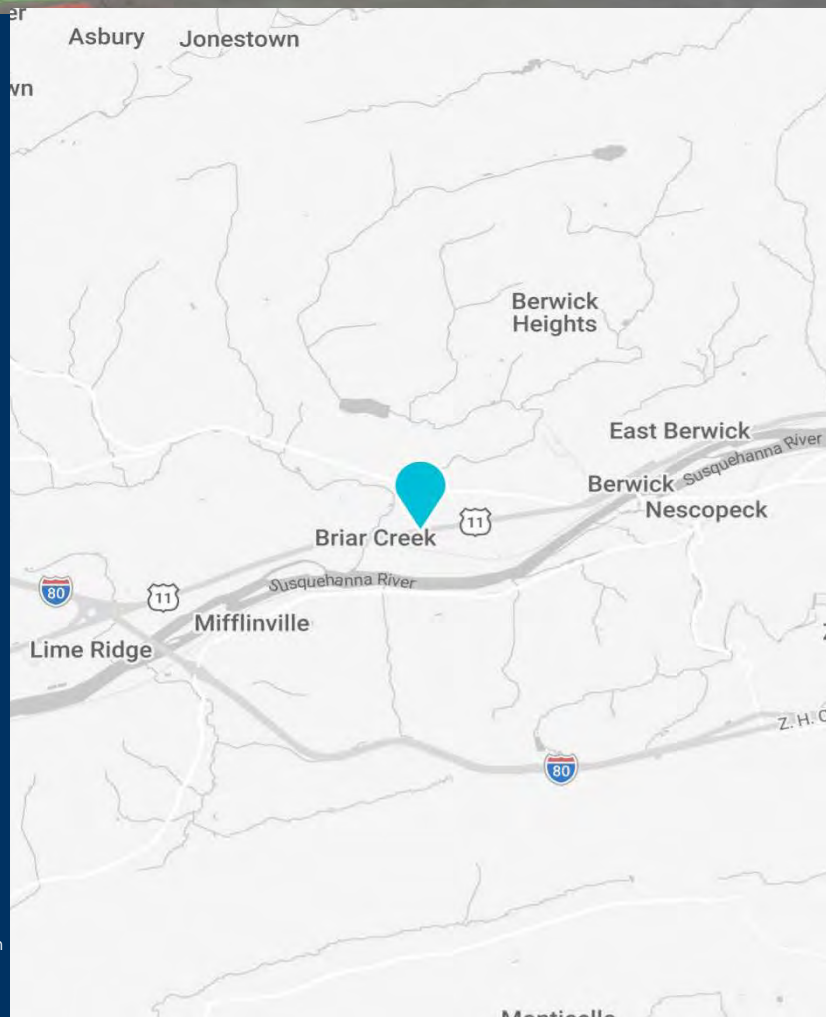


HIGHLIGHTS

- 4.4 Acre future development available
- Giant anchored center located in Berwick Pennsylvania
- Serviced by signalized intersection with traffic counts over 13,600 VPD
- Busy service-oriented center with bustling daytime activity

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com





SHIPPENSBURG MARKETPLACE

SHIPPENSBURG, PA

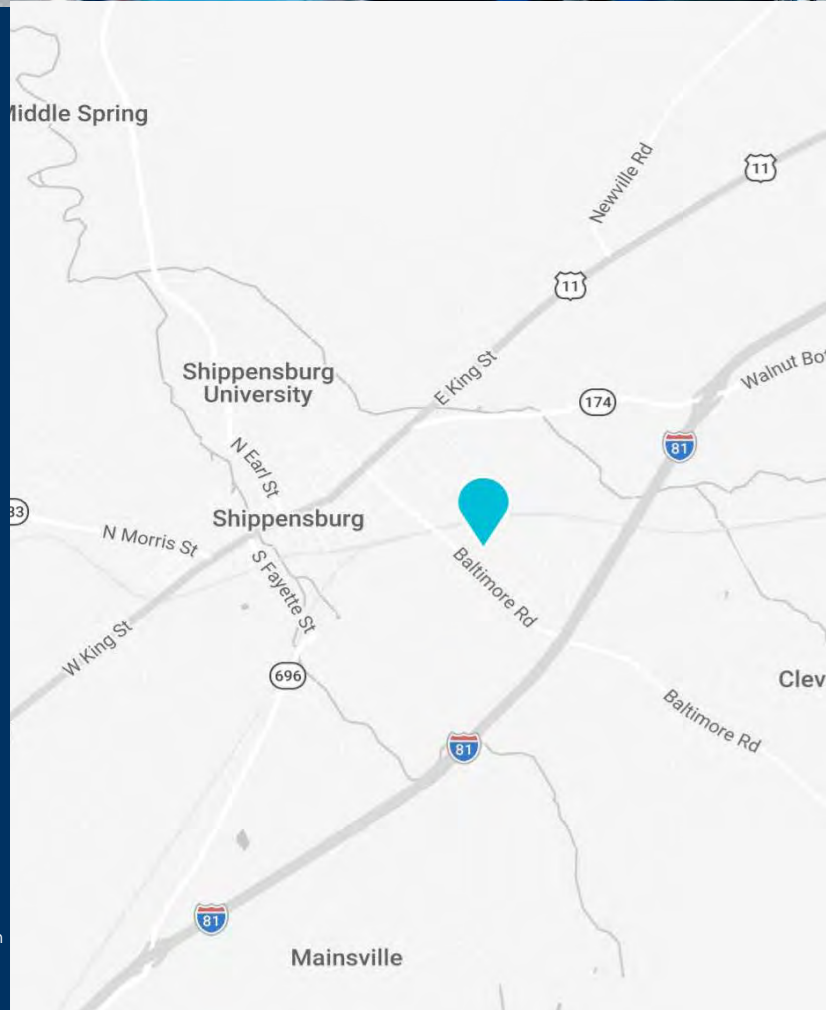


HIGHLIGHTS

- 2,990 SF pad site and up to 3,383 SF in-line space available
- Giant anchored center located on the eastern side of Shippensburg
- Situated on Baltimore Road with easy access to I-81
- Located nearby dense residential development

Leasing Information:

Betsey Szemela	732.961.8131	bszemela@paramountrealty.com
Joe Zekaria	732.961.8143	jz@paramountrealty.com
Arlene Gray	717.723.4489	agray@paramountrealty.com
Jason Fox	609.706.6446	jfox@paramountrealty.com
Jordan Korris	732.961.8123	jkorris@paramountrealty.com
Kristi Pennington	717.569.9373	kpennington@paramountrealty.com







PARAMOUNT
REALTY