

explore
brook 35

BROOK 35 & WEST

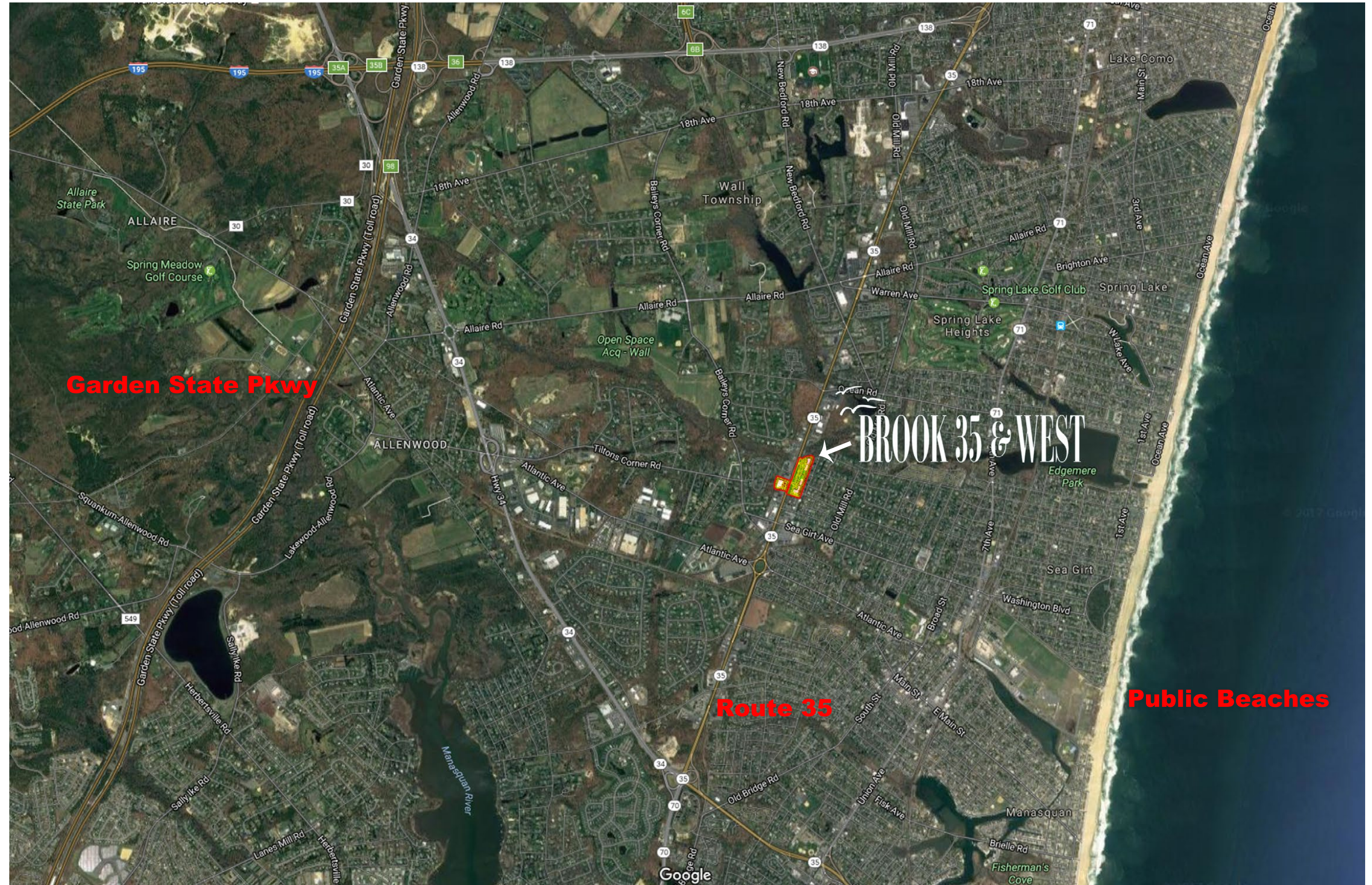
2150 ROUTE 35, SEA GIRT, NJ

Federal Realty
INVESTMENT TRUST

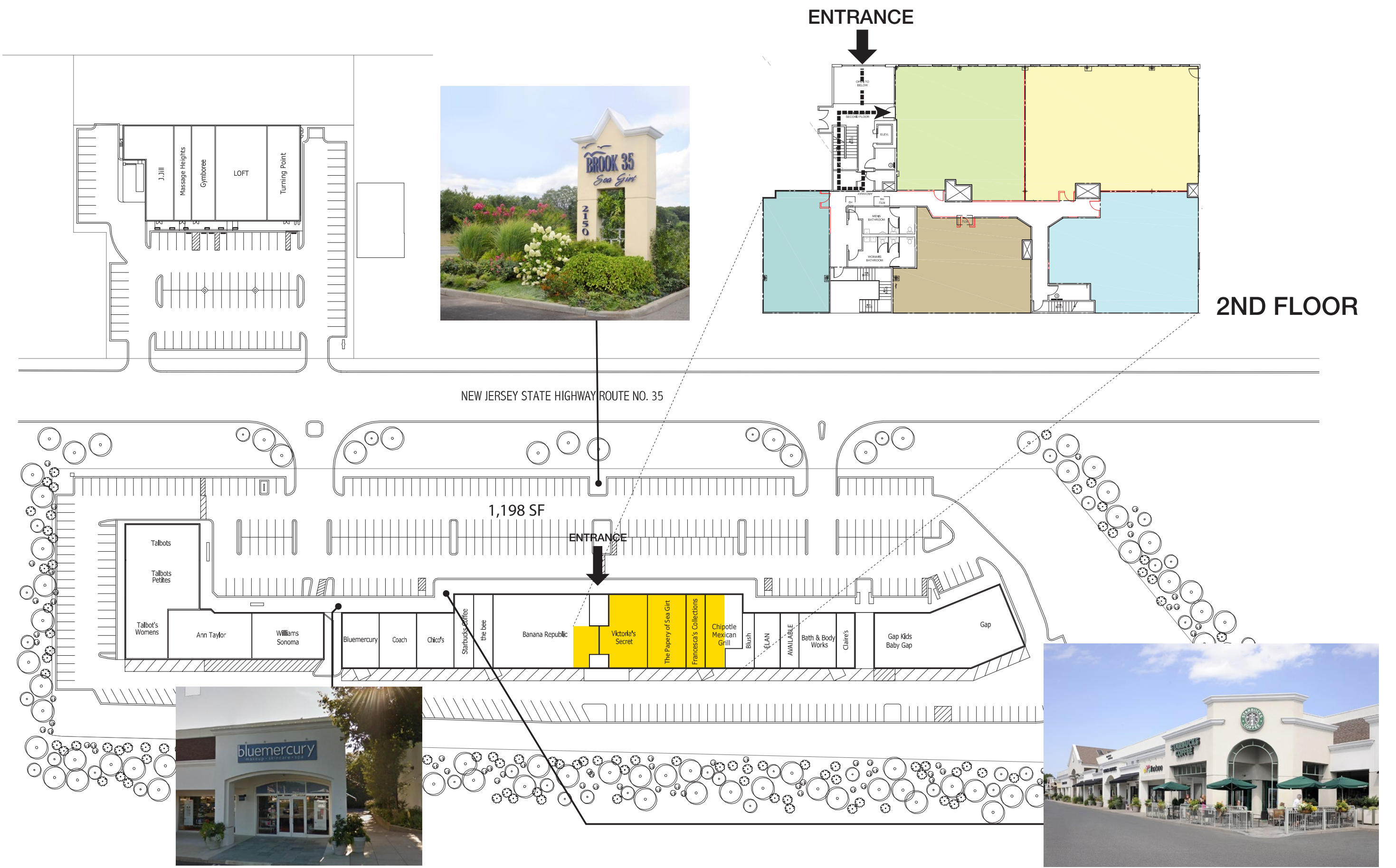


METROVATION

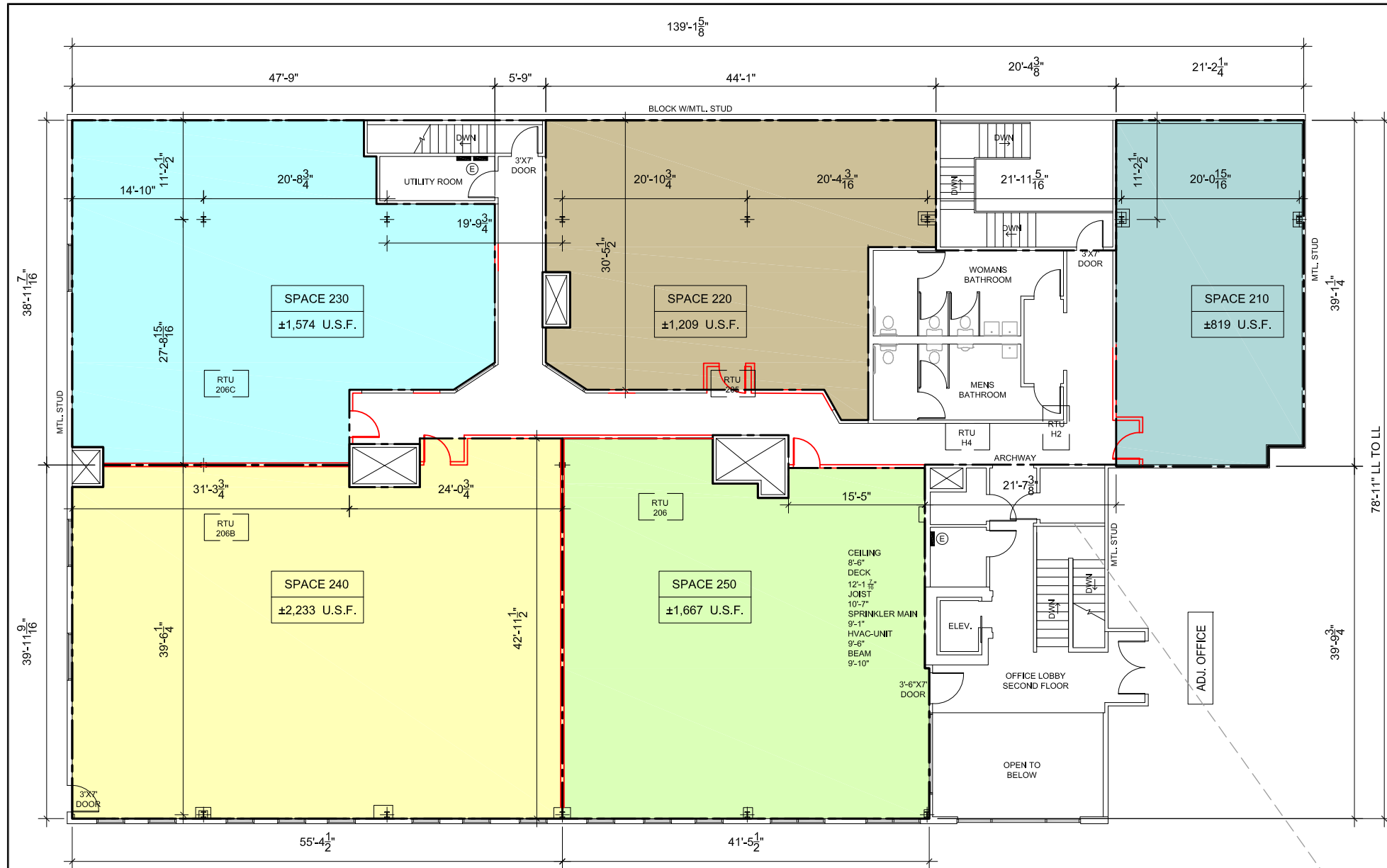
Surrounding Area



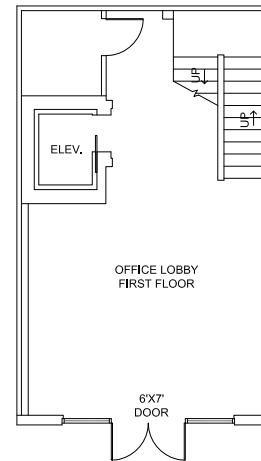
Brook 35 & West Site Plan



Premier Executive Suites Level 2

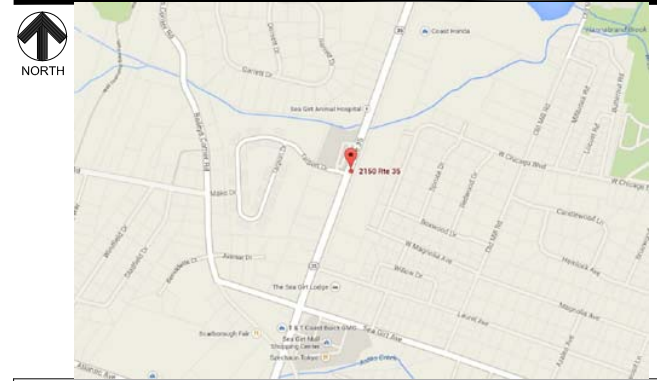


2 PARTIAL SECOND FLOOR
SCALE: NOT TO SCALE

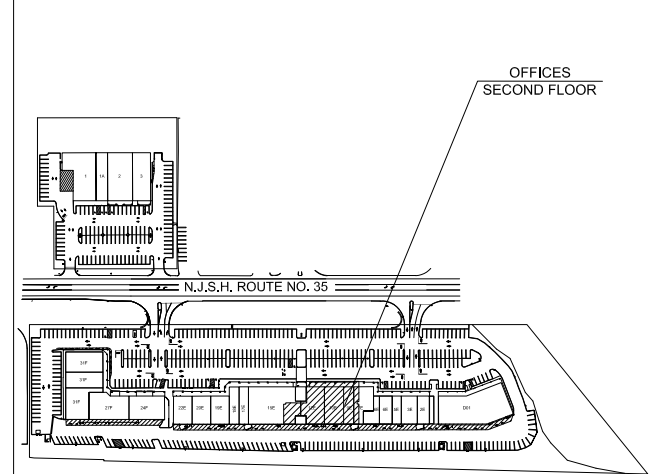


1 FIRST FLOOR LOBBY
SCALE: NOT TO SCALE

Disclaimer:
The parties acknowledge that this Plan is for identification purposes only and does not constitute any covenant, representation, or warranty by Landlord that any existing or future conditions shown exist, or that, if they do exist, will continue to exist, except to the extent such covenant, representation or warranty is expressly set forth in writing by both parties.



KEY PLAN



TENANT DATA			LEGEND		
LEASEABLE AREA:	8,846 SF	FL TO JOIST CLEAR HT; REFER TO PLAN	LEASE LINE		
SPRINKLERED:	YES	NO. OF EXITS:	5	WALL LINE	
CONSTRUCTION CLASS:	II-B	STOREFRONT:		PROPOSED (N)	
FINISHED FL. DATUM:	-	TYPE:	-		
		SILL HGT:	-		
		HEAD HGT:	20'-2"		
ELEC. CAPACITY:	(3) 200A SHUTOFFS			COLUMN LINE	
HVAC TYPE:	ROOF TOP	V.C.T. = VINYL COATED TILE		ELECTRICAL PANEL	
WATER SUPPLY:	YES	A.C.T. = ACOUSTICAL CEILING		WATER METER	
WATER METER:	YES	TILE M.H. = MOUNTING HGT.		HOT WATER TANK	
		U.S. = UTILITY SINK			
		A.F.F. = ABOVE FINISHED FLOOR			
		B.F.F. = BELOW FINISHED FLOOR			

NOTES

- 1) ALL EXISTING CONDITIONS AND DIMENSIONS SHOWN TO BE FIELD VERIFIED BY TENANT.
- 2) ALL UTILITY LOCATIONS SHOWN ARE APPROXIMATE. FIELD VERIFY EXACT LOCATIONS AND SIZES.
- 3) FOR THE PURPOSE OF CALCULATING SQUARE FOOTAGE, ALL MEASUREMENTS SHALL BE MADE FROM THE EXTERIOR FACE OF EXTERIOR WALLS AND COMMON AREA WALLS AND THE CENTERLINE OF DEMISING PARTITIONS.

PROJECT NAME: THE GROVE AT SHREWSBURY	ISSUE DATE: 01-30-18 (SY)	SPACE 210 THRU 250
LOCATION: 597 BROAD STREET SHREWSBURY, NJ 07702	REV. DATE:	
1626 EAST JEFFERSON STREET ROCKVILLE, MD 20852-4041 (301) 998-8100 (800) 658-8980		



PROPOSED
 SECOND FLOOR
 OFFICE SPLIT

LEASABLE PER BOMA OFFICE

Signage Opportunities

