



## LARKEN ASSOCIATES ANNOUNCES FIRST FOUR RETAIL TENANTS AT HILLSBOROUGH, N.J. MIXED-USE COMMUNITY

Hillsborough, NJ, April 20, 2021— Larken Associates announces it has inked its first retail space leases at Hillsborough Village Center, a mixed-use project comprised of 191 luxury market rate and affordable apartments for rent with approximately 28,000 square feet of ground-level retail space for lease, located at 650 US Highway 206 in Hillsborough, N.J. Scheduled to open in 4Q 2021, the four leases include JAG-ONE Physical Therapy for 2,409 square feet, Tropical Smoothie Cafe for 1,494 square feet, Star Glow Salon for 1,315 square feet and Village Barber Shop for 1,224 square feet.

Currently under construction, Hillsborough Village Center will feature a clubhouse and nine multifamily residential rental buildings comprised of one and two-bedroom units apartments as well as three mixed-use buildings with 28,000 square feet of ground level retail and elevated apartments above. Conveniently located along Hillsborough's vibrant Route 206 retail corridor, the project shop space for rent will bring an in-demand retail and residential hub to the heart of one of New Jersey's most dynamic communities.

"Defined by unique retail and entertainment experiences, high quality schools and a wide range of residential options, Hillsborough continues to be one of New Jersey's most sought-after communities," said Victor Kelly, Executive Vice President of Raider Realty, the in-house brokerage division of Larken Associates. "Through our Hillsborough Village Center project, we are confident that we are providing a rare opportunity for businesses and residents to experience what makes Hillsborough such a special place to live, work and play. We are pleased to welcome Tropical Smoothie Café and Village Barber Shop to Hillsborough, and we look forward to announcing additional retail tenants in the months to come."

Kelly oversaw three of the first four retail transactions at Hillsborough Village Center. He worked closely with Daniel Reider of Newmark who represented JAG-ONE Physical Therapy. In addition, Kelly represented Larken Associates and Gary Krauss of Pierson Commercial Real Estate represented Tropical Smoothie Cafe in its 1,494 square feet lease. Kelly also worked directly with Star Glow Salon to help relocate the company from Larken Associates' Kingsbridge Center property at 378 South Branch Road in Hillsborough.

Rob Marek, Executive Vice President of Raider Realty, the in-house brokerage division of Larken Associates added, "The Route 206 corridor has long been one of central New Jersey's premier retail destinations. This strong early leasing activity at Hillsborough Village Center showcases the tremendous unmet demand for this type of product in the market and I am excited to continue to work to bring unique retail businesses to this property."

Marek represented Larken Associates in the direct transaction with Village Barber Shop.

Hillsborough Village Center's one and two-bedroom elevator and duplex garage apartments boast in-unit laundry and a variety of open-concept floorplans and modern fixtures. For added convenience, the nine residential buildings in the complex will feature private garages as well as on-site storage.



Additional amenities at the luxury mixed-use residential rental community include a two-story clubhouse featuring a business center, game room and theater for tenants to enjoy. The stand-alone community center will also boast an outdoor heated pool and spa. Other community amenities will include a fully equipped gym and fitness center exclusive to tenants, a playground, a dog park and pet salon, as well as a secure mailroom with a package concierge system.

In addition to becoming a significant part of the Hillsborough community, the project build-to-suit store for lease is the latest property to join the firm's rapidly growing Larken Living portfolio. Comprised of 22 unique communities made up of approximately 2,500 owned and/or managed residential units across the northeast, the Larken Living portfolio defines excellence in residential real estate development and management.

Throughout the Larken Living portfolio, Larken Associates leverages their time-tested residential development experience and hands-on management style to create top-of-the-line residential communities in a wide variety of markets.

For more information on retail leasing opportunities at Hillsborough Village Center, please contact Victor Kelly or Rob Marek at (908) 874-8686. To learn more about residential opportunities at Hillsborough Village Center, please visit <https://hvclarkenliving.com/>.

### **About Larken Associates**

Larken Associates is a regional leader in real estate building, development and management. Leveraging over 50 years of experience, they are dedicated to bringing great spaces to live and work to life through a long-term ownership strategy and full suite of in-house capabilities. With a diverse commercial portfolio consisting of nearly three million square feet and 800 tenants across office, industrial, retail and mixed-use and approximately 2,000 owned and/or managed residential units across 22 unique communities, Larken Associates' is deeply committed to the communities in which they work as well as the tenants and residents who call their buildings home.

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