

RETAIL/RESTAURANT SPACE

# WESTFIELD, NJ

WALGREENS PLAZA

278 NORTH AVENUE E

**+2,100 SF**  
Endcap  
Available



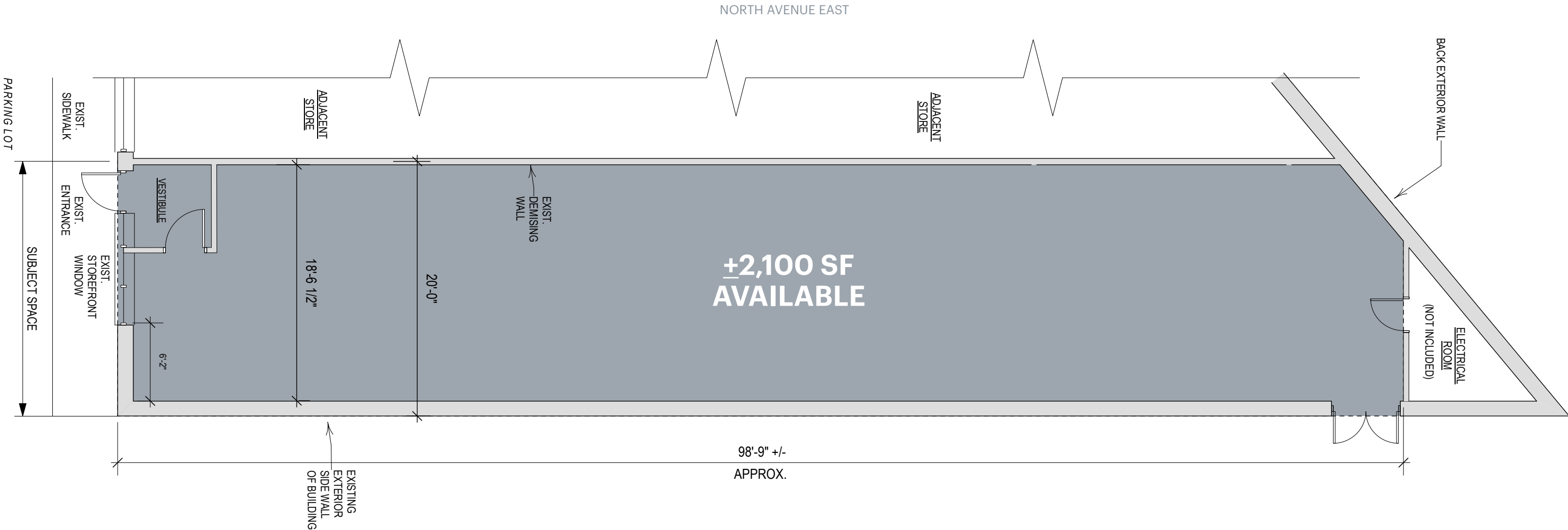
**RIPCO**  
REAL ESTATE



SPACE DETAILS

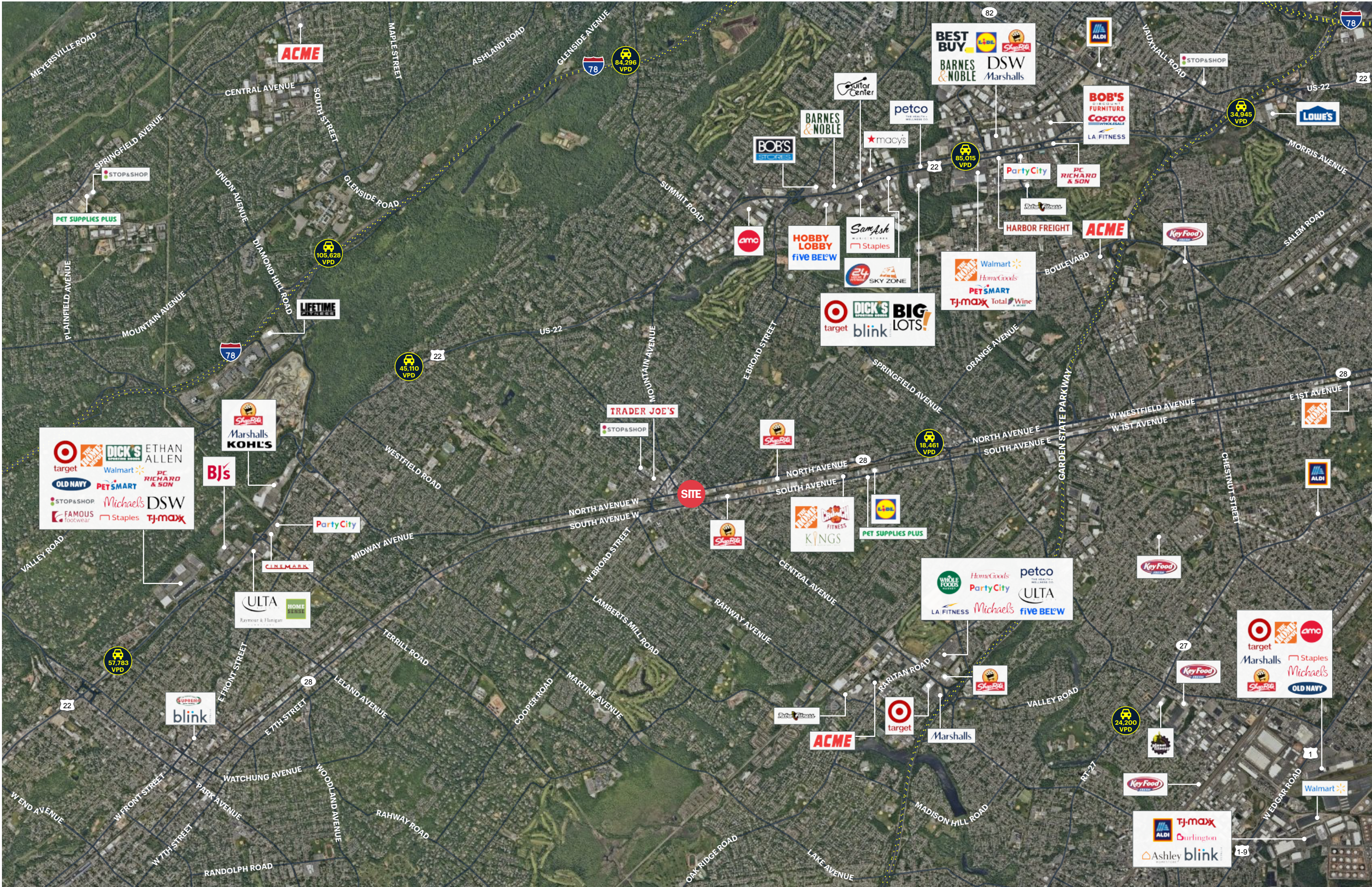
<b>SIZE</b>	<b>CAM</b>	<b>POSSESSION</b>	<b>NEIGHBORS</b>	<b>COMMENTS</b>
Endcap                    ±2,100 SF	\$4.00 psf (est.)	60 Days	Westfield Diner, The UPS Store, Verizon, Maya Thai Eatery, Jay’s Cycle Shop	New vanilla box space
<b>ASKING RENT</b>	<b>RE TAXES</b>	<b>CO-TENANTS</b>		
Upon Request	\$8.00 psf (est.)	Walgreens, Barre3, Supercuts, Starlight Cleaners, FroYo		Large on-site parking lot 18,500 vehicles per day on North Avenue

FLOOR PLAN



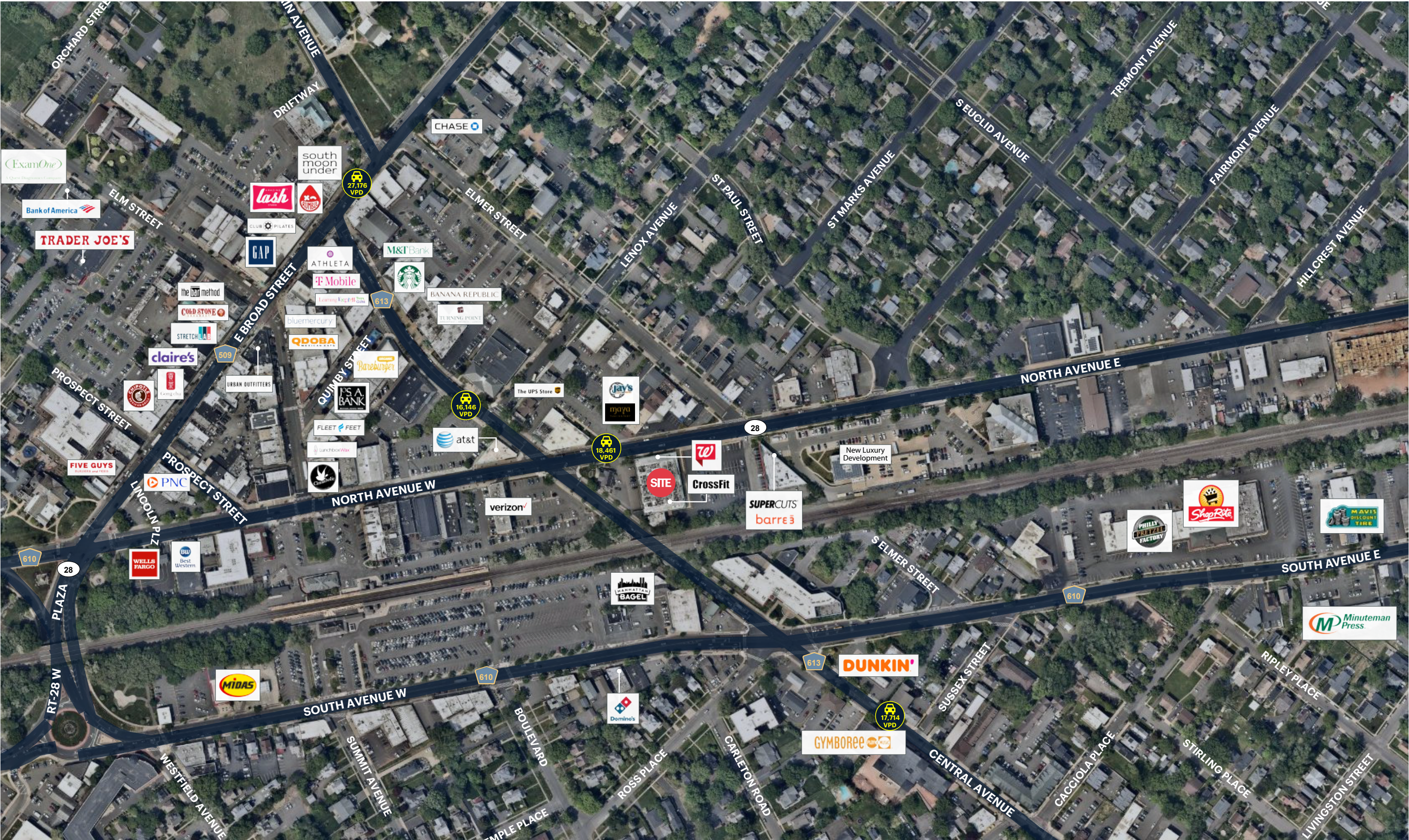


MARKET AERIAL



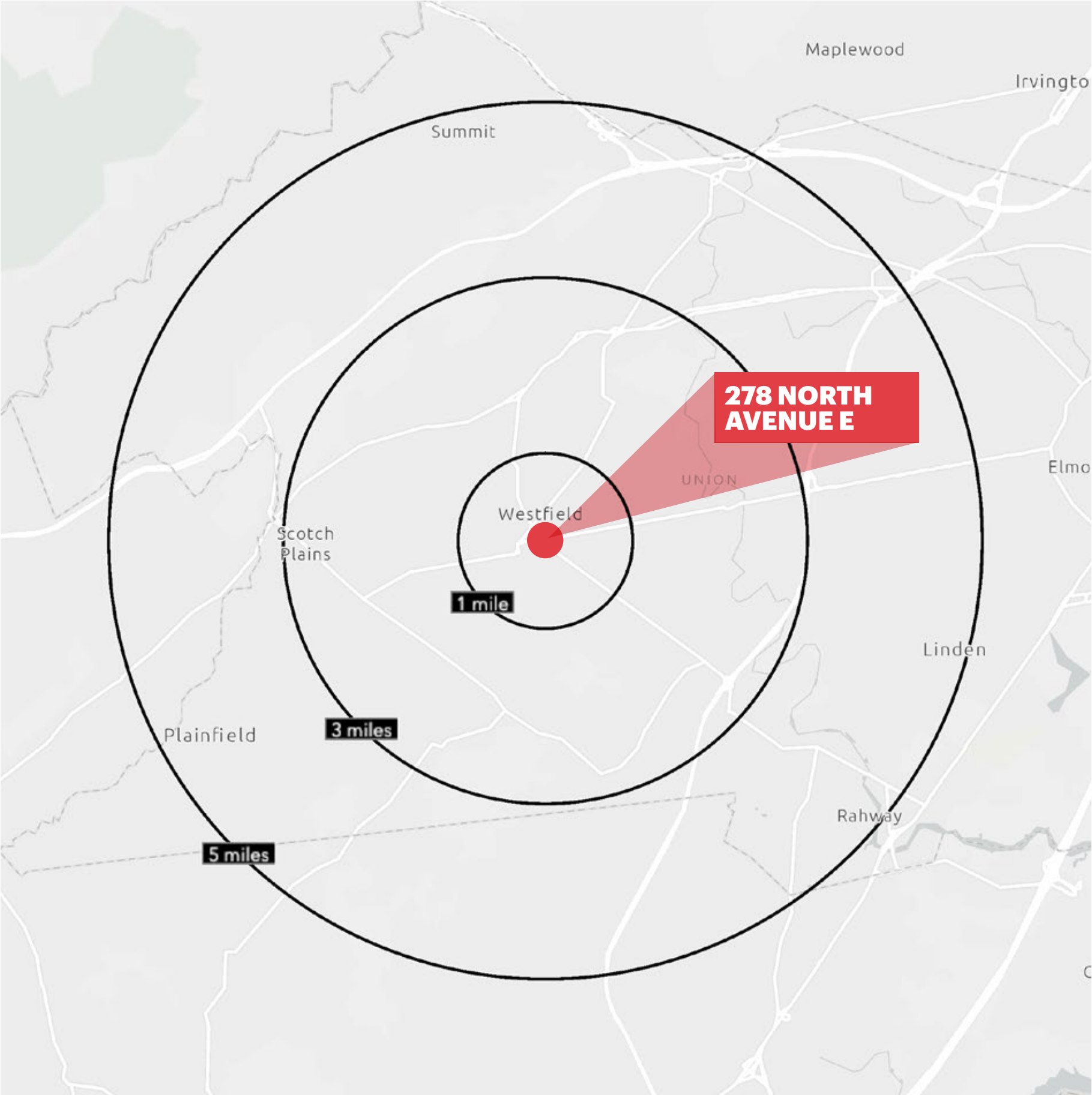


LOW LEVEL AERIAL





DEMOGRAPHICS



1 MILE RADIUS

POPULATION	TOTAL BUSINESSES
17,831	1,142
HOUSEHOLDS	TOTAL EMPLOYEES
6,347	14,226
MEDIAN AGE	AVERAGE HOUSEHOLD INCOME
41.3	\$238,555
COLLEGE GRADUATES (Bachelor's +)	
8,627 - 72%	

3 MILE RADIUS

POPULATION	TOTAL BUSINESSES
112,363	4,827
HOUSEHOLDS	TOTAL EMPLOYEES
40,341	59,187
MEDIAN AGE	AVERAGE HOUSEHOLD INCOME
43.7	\$207,282
COLLEGE GRADUATES (Bachelor's +)	
49,853 - 64%	

5 MILE RADIUS

POPULATION	TOTAL BUSINESSES
365,801	13,686
HOUSEHOLDS	TOTAL EMPLOYEES
130,158	170,347
MEDIAN AGE	AVERAGE HOUSEHOLD INCOME
41.8	\$163,992
COLLEGE GRADUATES (Bachelor's +)	
130,439 - 50%	

\*2023 estimates



## CONTACT EXCLUSIVE AGENTS

### THERESE O'BRIAN

tob@ripconj.com  
201.249.6616

### DAVID MORROW

dmorrow@ripconj.com  
201.636.7329



611 River Drive  
3rd Floor  
Elmwood Park, NJ 07407  
201.777.2300

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