

Trophy Retail Site

2142 Lemoine Avenue Fort Lee, NJ



**5,820 SF Retail Space Available
For Lease**

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Market Aerial



Property Details

- » 5,820 SF former New Age Autosport
- » Space includes both Industrial (Garage) and Retail (Showroom)
- » High ceilings – approximately 15 feet throughout
- » Property has not been marketed for lease in over a decade
- » Asking Rent Upon Request



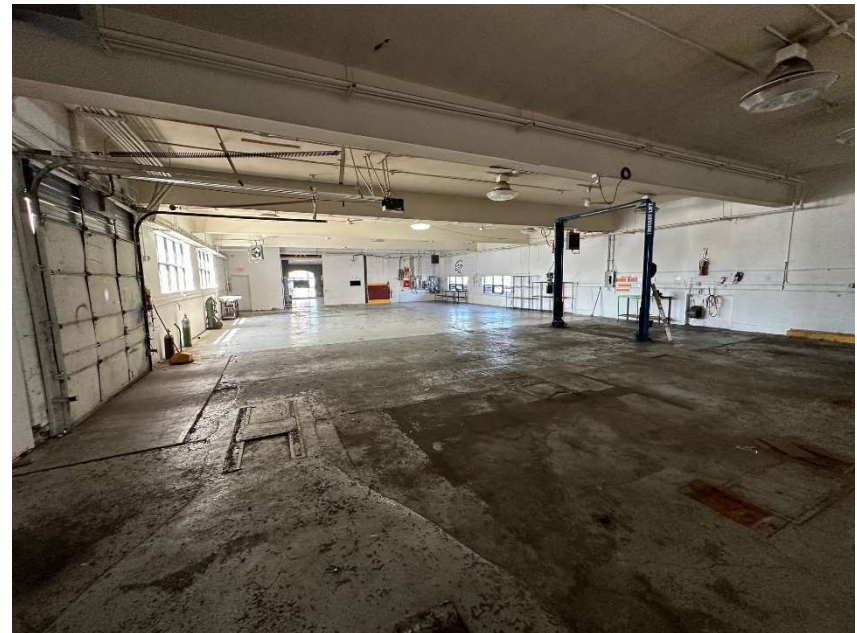
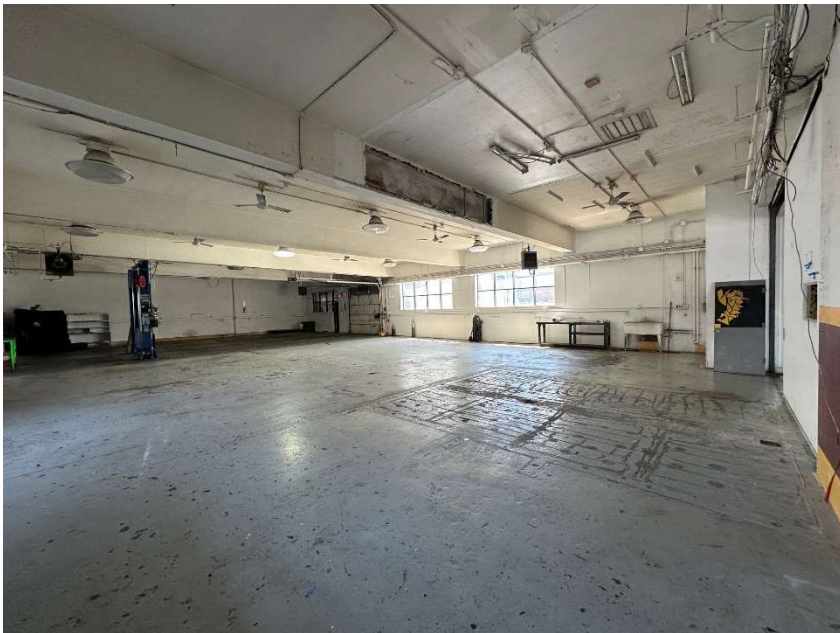
Property Location

- » Located at Bridge Plaza with convenient access & high visibility to the George Washington Bridge, NJ Turnpike and Routes 80,46,4 & 95
- » 17,737 VPD on Lemoine Avenue & Bridge Plaza North
- » High pedestrian traffic, adjacent to NJ Transit Bus Stops at GW Bridge Plaza West
- » 4-minute walk (0.2 mi) to Fort Lee High School with 1,160 students
- » Located within the C3 Zone

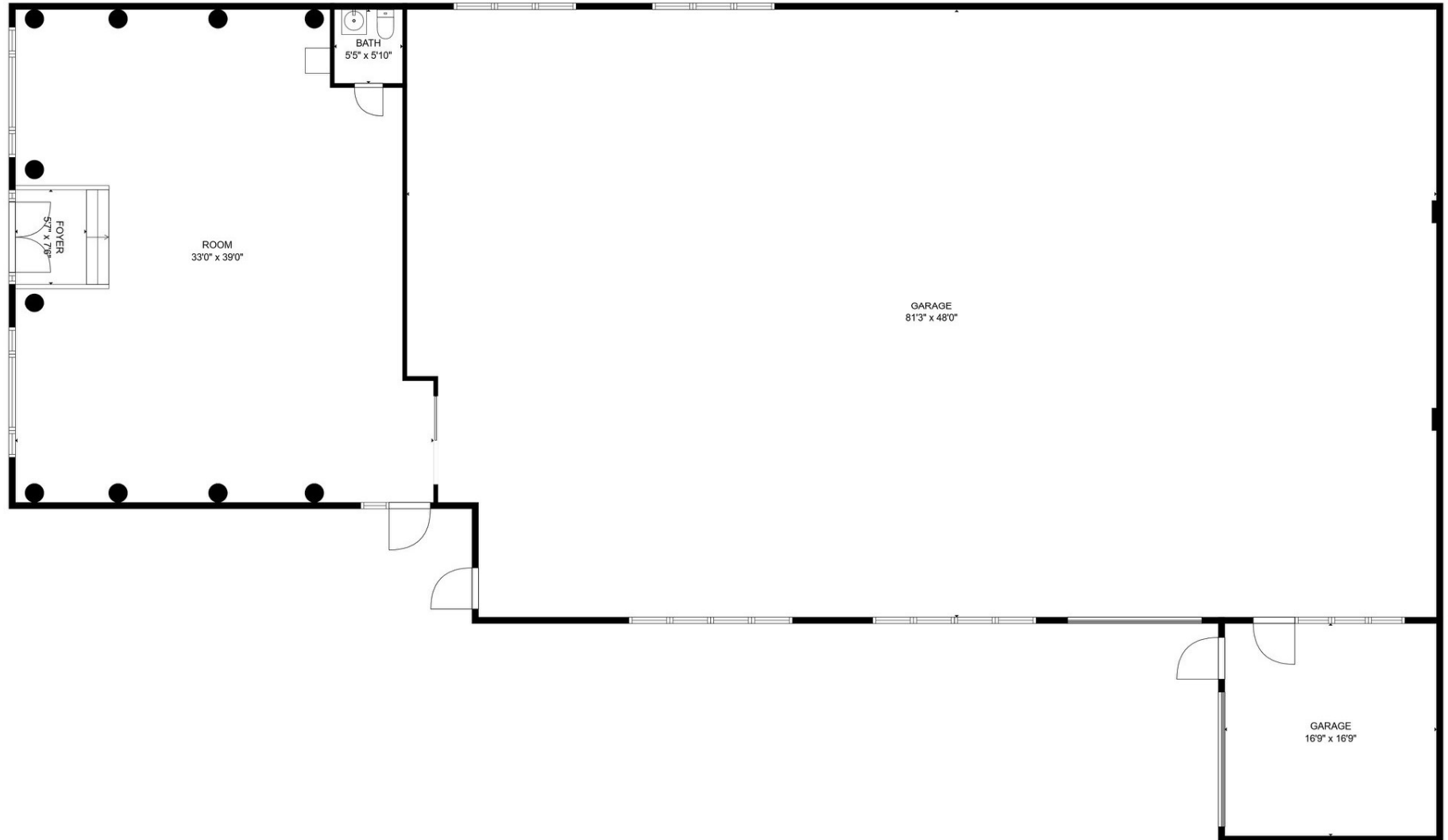
Trade Area Tenants



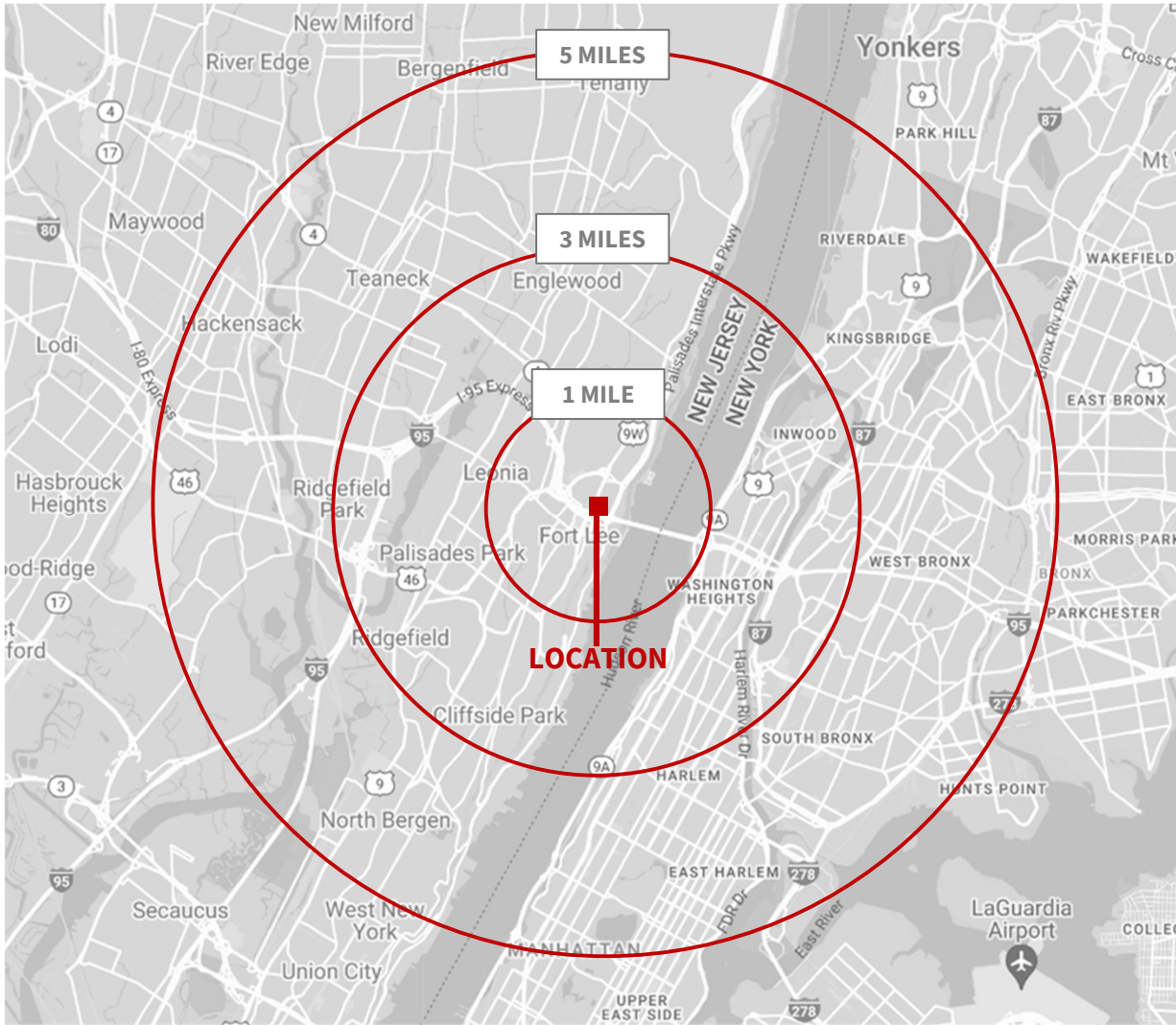
| Interior Photos



Floor Plan



Demographics



Demographics



1 mile	3 mile	5 mile
33,369	601,675	1,913,112

Population



1 mile	3 mile	5 mile
\$106,203	\$62,427	\$57,700

Med. HH Income



1 mile	3 mile	5 mile
13,551	185,246	636,393

Employees



1 mile	3 mile	5 mile
1,614	15,542	48,781

Businesses

For more information contact:

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***Please note demographics denoted include New York**