

# 475 Communipaw Ave



**Jersey City, NJ**

**Retail Space- For Lease**





# Highlights

Brand New Construction

Retail, Medical, Restaurants  
& Other Approved Uses

1,400 – 2,500 SF

4 Way Corner Intersection

High Exposure

110' Frontage – Garfield Ave

10,000 Vehicles Per Day

40 Residential Units Above

16' Ceilings







# Local Development



New York City

**Lafayette Lofts**  
46 Units

**Whitlock Mills**  
330 Units

**Steel Tech**  
420 Units

**660 Grand St**  
42 Units

Grand St

Communipaw Ave

**678 Grand St**  
60 Units

Garfield Ave

Communipaw Ave





# Local Development



## New Development

- |     |                    |           |
|-----|--------------------|-----------|
| 1.  | 475 Communipaw Ave | 40 Units  |
| 2.  | 747 Grand Street   | 36 Units  |
| 3.  | 509 Communipaw Ave | 38 Units  |
| 4.  | 500 Communipaw Ave | 71 Units  |
| 5.  | 678 Grand Street   | 60 Units  |
| 6.  | 660 Grand Street   | 42 Units  |
| 7.  | 37 Cornelison      | 37 Units  |
| 8.  | Whitlock Lofts     | 330 Units |
| 9.  | Lafayette Lofts    | 46 Units  |
| 10. | Steel Tech         | 420 Units |

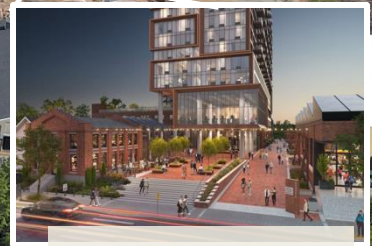


# Local Development



New York City

Liberty Science Center



420 Units



Steel Tech Redevelopment





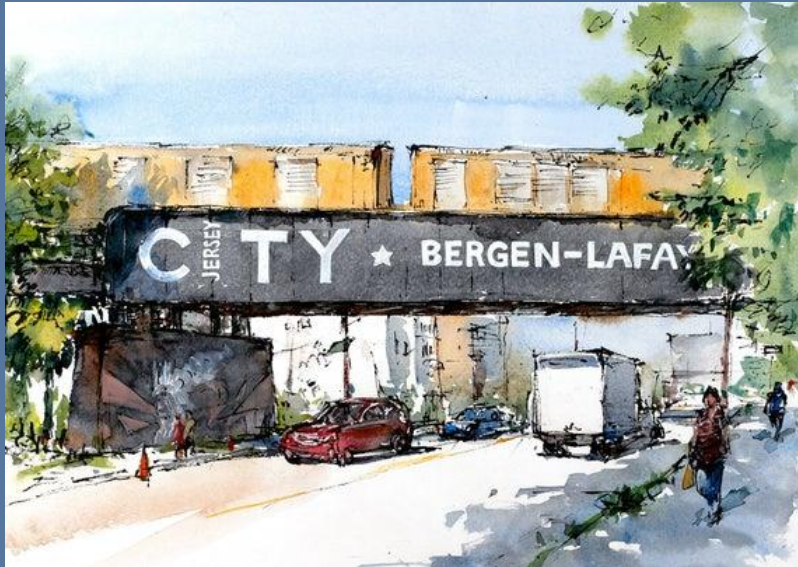


# Bergen-Lafayette, Jersey City

The Bergen-Lafayette neighborhood is a vibrant community located just West of Jersey City's Paulus Hook and Exchange Place neighborhoods, adjacent to Liberty State Park.

Bergen-Lafayette is one of the largest neighborhoods in Jersey City (in terms of land area) and is currently in a rejuvenating state of transformation, as new construction development is rapidly expanding throughout the area.

In addition to the newest inventory coming to market, the Bergen-Lafayette section also offers timeless charm and character, through its well preserved mix of pre-war apartment buildings, historic row homes and large Victorian mansions.







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