

FOR SALE

RETAIL SIGNAGE

**| 2849 JFK
BOULEVARD |**

**JOURNAL SQUARE
JERSEY CITY, NJ**

For Sale - Contact

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2849 JFK Boulevard

Journal Square, Jersey City

Details

- Size: +/- 2,464 SF (Ground Floor)
+/- 2,560 SF (2nd Floor)
+/- 2,495 SF (3rd Floor)
- Block: 10601
- Lot: 50
- Taxes: \$22,500
- Sale Price: \$3,450,000

Zoning & Tax Credit Market Eligibility: Zone 3 - Commercial Center

- Within the Journal Square 2060 Redevelopment Plan
- Opportunity Zone
- Urban Enterprise Zone
- NJ Redevelopment Authority Eligible Municipality
- New Market Tax Credit Eligible Census Tract
- Neighborhood Preservation Program Eligible Census Tract
- Neighborhood Revitalization Tax Credit Eligible Census Tract
- Housing and Mortgage Finance Agency Urban Target Area
- Housing and Mortgage Finance Agency Targeted Urban Municipality
- Smart Growth Area

**2849 JFK
BOULEVARD**

Neighboring Tenants



Walking Distance Demographics

Radius	Population	Total Daytime Population	Average HH Income	Median Age
5 Minute	7,378	8,873	\$100,081	34.7
10 Minute	27,619	27,354	\$107,013	34.5
15 Minute	49,631	45,437	\$105,875	35.0

Demographics

Radius	Population	Total Daytime Population	Average HH Income	Median Age
.25 Mile	9,730	10,722	\$114,139	34.2
.5 Mile	34,194	33,852	\$109,435	34.8
1 Mile	88,812	78,630	\$113,665	34.9
2 Mile	292,305	284,323	\$157,907	34.3

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2849 JFK Boulevard

Journal Square, Jersey City

Site Description

- Highly visible retail space available in the heart of Journal Square's shopping district
- Unique opportunity to purchase in the heart of Journal Square
- Centrally located to major retail & residential development projects
- Within a five minute walk to the Journal Square Path Station which sees an average of 240,155 riders per week
- Easily accessible by car to major highways including Route 139, NJ Turnpike, Route 1 & 9 and the Holland Tunnel
- Steps from Hudson County Community College, serving approximately 18,000 students annually
- Walking distance to Jersey City Municipal Courts, a key civic destination with consistent daily traffic
- Surrounded by major mixed-use residential developments, including the 1,723-unit The Journal, set to open in Q3 2025
- Located within the Journal Square 2060 Redevelopment Plan
- Delivered fully vacant

State Map



**2849 JFK
BOULEVARD**

Additional View

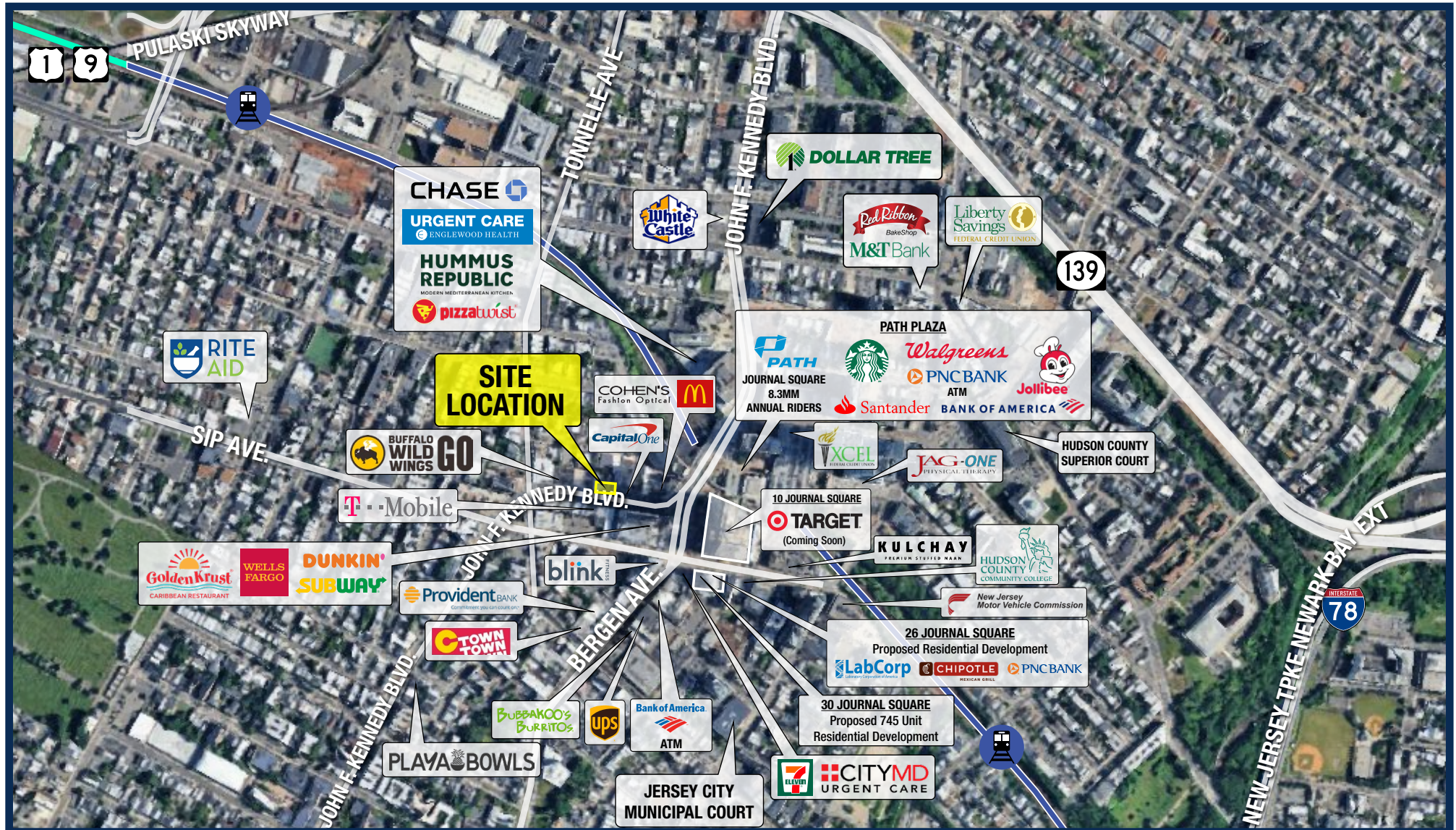


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2849 JFK Boulevard

Journal Square, Jersey City

Market Aerial



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BOULEVARD**

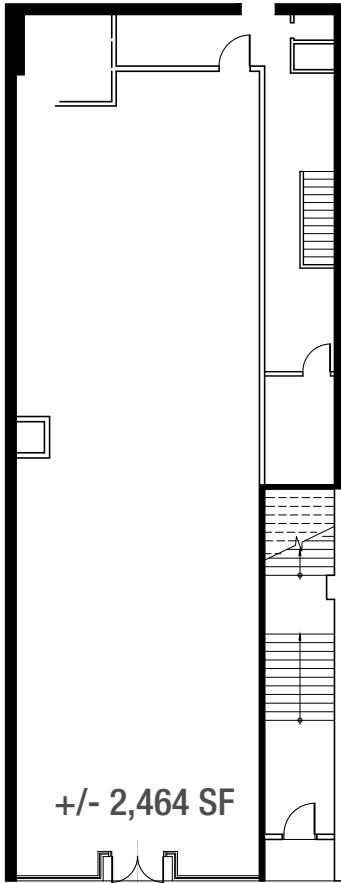
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Floor Plans

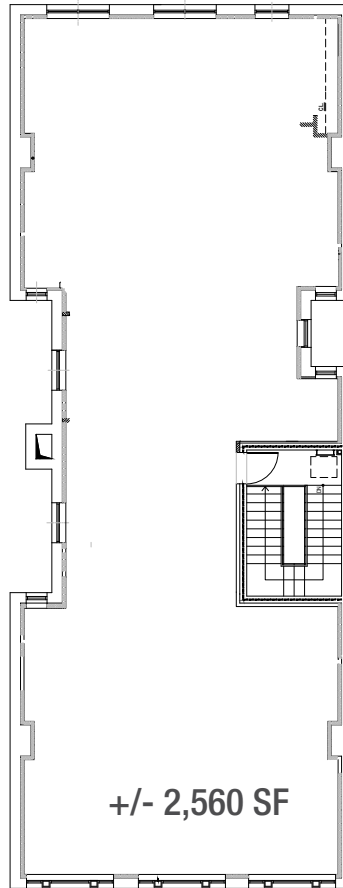
FIRST
FLOOR
PLAN



+/- 2,464 SF

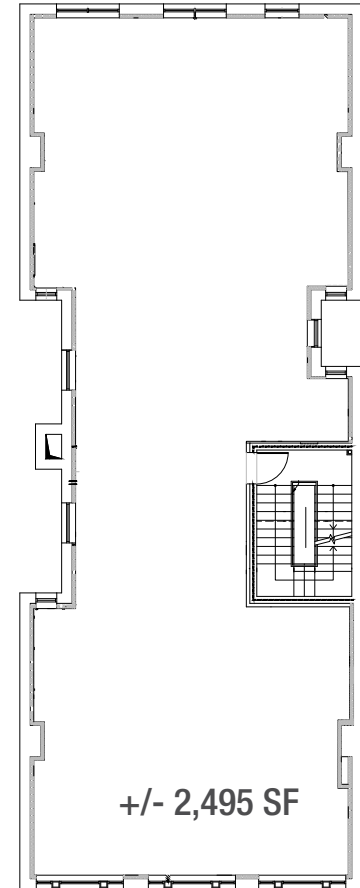
JFK BOULEVARD

SECOND
FLOOR
PLAN



+/- 2,560 SF

THIRD
FLOOR
PLAN



+/- 2,495 SF

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