

THE DOCTOR BUILDING
870 Palisade
Avenue
TEANECK, NEW JERSEY

780 SF-4,000 SF
THREE MEDICAL CONDOS
FOR SALE/LEASE



Property Features

- Suite 201 - 4,000 SF condo for sale/lease
- Suite 201A - 780 SF condo for sale/lease
- Suite 204 - 1,400 SF condo for sale/lease
- Located in The Doctors Building—a prestigious, medical-only professional environment
- Great visibility
- Well maintained 23,098 SF building with modern amenities and infrastructure
- Bathrooms in each suite
- Ample on-site parking to accommodate staff and patients
- Existing high-profile tenants include nephrology, pediatrics, orthopedics
- Zoned B-2, Business-Office District
- Call for pricing

FOR MORE INFORMATION

Dominic Fittizzi | Vice President

P: 201.488.5800 x135 | dfittizzi@naihanson.com

NAI James E. Hanson
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

FOLLOW US: [f](#) [@](#) [X](#) [in](#) [v](#) | Offices: Teterboro | Parsippany | Allentown • naihanson.com | naiusummit.com • Member of NAI Global with 325+ Offices Worldwide

SERVICES OFFERED

Brokerage • Property Management • Corporate Services • Financing • Tenant Representation • Cold Storage • Investment Services

THE INFORMATION CONTAINED HEREIN HAS BEEN OBTAINED FROM SOURCES CONSIDERED TO BE RELIABLE, BUT NO GUARANTEE OF ITS ACCURACY IS MADE BY NAI JAMES E. HANSON

THE DOCTOR BUILDING
870 Palisade
Avenue
TEANECK, NEW JERSEY

PROPERTY OVERVIEW

The Doctors Building
870 Palisade Avenue



Property Description

Discover unmatched convenience and prestige in this prominent medical office building at 870 Palisade Avenue, Teaneck. Established practices in nephrology, pediatrics, and orthopedics already call this building home—position your clinic in the middle of a trusted, professional health services ecosystem. With an established tenant base, premier medical zoning, and direct access to major roads and public transit, your practice can thrive in a professional, patient-friendly environment.

Offering Summary

Lease Rate:	Inquire For Pricing
Number of Units Available:	3
Available SF:	780 - 4,000 SF
Parking:	Ample
Building Size:	23,098 SF

Location Description

Situated in the heart of Teaneck's healthcare corridor, 870 Palisade Avenue offers an exceptional location for medical and professional office users. Just moments from Holy Name Medical Center and surrounded by a dense, diverse, and affluent patient base, this well maintained and well established property benefits from strong demographics and steady demand for healthcare services.

The building sits only 6 miles from the George Washington Bridge, providing convenient access to New York City, and is easily reached via Routes 4 and 80 as well as NJ Transit bus lines within walking distance. Nearby imaging centers, labs, pharmacies, and established specialty practices create a built-in referral network, while walkable cafés, shops, and services add daily convenience for staff and patients.

Professionally managed with a proven history of medical tenancy, 870 Palisade Avenue positions your practice in a trusted, high-visibility location within Bergen County's thriving medical community.

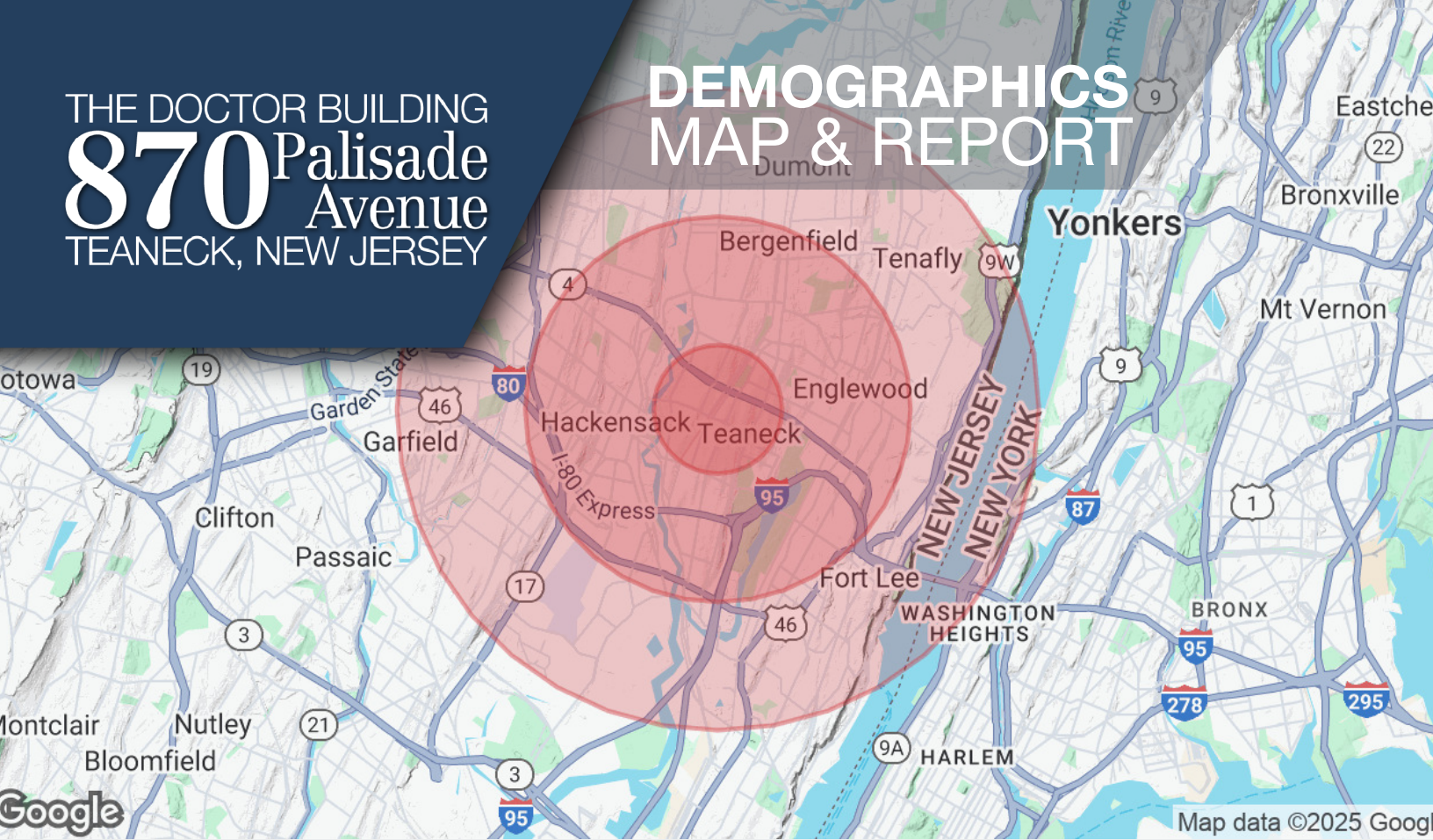
THE DOCTOR BUILDING
870 Palisade
Avenue
TEANECK, NEW JERSEY

**ADDITIONAL
PHOTOS**



THE DOCTOR BUILDING
870 Palisade Avenue
 TEANECK, NEW JERSEY

DEMOGRAPHICS MAP & REPORT



Population

	1 Mile	3 Miles	5 Miles
Total Population	23,770	223,521	477,040
Average Age	41	42	42
Average Age (Male)	40	40	41
Average Age (Female)	43	43	44

Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	7,825	82,307	177,658
# of Persons per HH	3	2.7	2.7
Average HH Income	\$189,609	\$143,555	\$147,329
Average House Value	\$634,420	\$586,712	\$633,915

Demographics data derived from AlphaMap