



\$12,000/month + NNN

# PRIME CORNER RETAIL OPPORTUNITY

367 George Street | Downtown New Brunswick, NJ

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Located at one of the most dominant retail intersections in Downtown New Brunswick, 367 George Street offers unmatched visibility, heavy pedestrian traffic, and immediate proximity to Rutgers University, RWJ Hospital, and NJ Transit.

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# Corner Retail – 2,293 SF | Full Commercial Kitchen | Available April 15, 2026



- Prime George Street & Paterson Street corner
- Full commercial kitchen in place (excellent condition)
- Exceptional storefront exposure & signage visibility
- Heavy daily foot traffic
- Ideal for restaurant, café, or food-driven concept
- Expansion potential into adjacent sister space
- Available April 15, 2026



## Additional Availability

### 2,439 SF Street-Level Retail

17' wide x 148' deep | Modified Gross | Available May 1, 2026

### 10,288 SF Fully Built Entertainment Venue

Multiple bars | Walk-in coolers | Professional sound & lighting | Liquor license available

## Why This is the Best Corner in New Brunswick

- One block from \$1B+ HELIX redevelopment
- Steps from Rutgers University campus
- Walking distance to RWJ & Saint Peter's Hospital
- Strong daytime + nighttime population density
- Surrounded by national and regional operators
- Direct access to NJ Transit train station