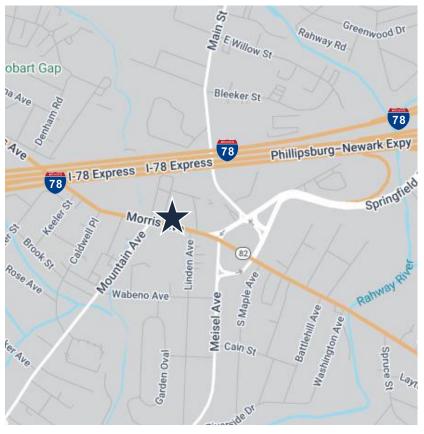


±1,800 SF Retail / Office for Lease





pecifications

±1,800 SF

AVAILABLE RETAIL / OFFICE SPACE – GROUND FLOOR

3 Private Offices, Conference Room, Large Bullpen Area, Kitchenette, Bathroom, 15' High Ceiling

Off-Street PARKING

Ideal Uses Include Small Gym, Pilates, Coffee Shop, Nail Salon, Dog Grooming, Jewelry Store, Other Retail Shops and Professional Offices

Banks, Pharmacy, Gym, Groceries, Short Hills Mall NEIGHBORING AMENITIES

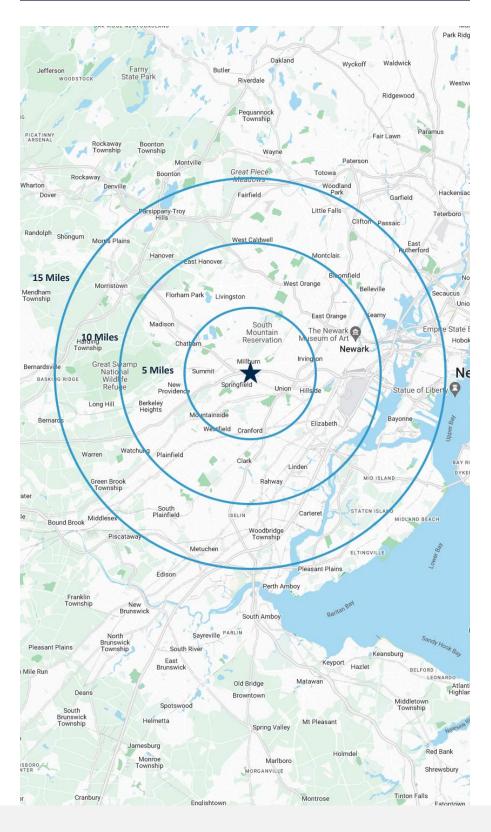
Walking Distance to Bus Stop to NYC 0.6 Miles to GSP Exit 137
ACCESSIBILITY

For additional property information or to arrange an inspection, please contact the exclusive brokers:

Tamara J. Blau Senior Director 973.379.6644 x 148 TBlau@blauberg.com Brad Jacobs Senior Director 973.379.6644 x 143 BJacobs@blauberg.com



The information contained herein has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions, or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.



5 MILES

Total Population: 418,803

• Households: 152,431

Median Household Income: \$136,944

Average Household Size: 2.7

Transportation to Work: 225,736

Labor Force: 333,412

10 MILES

Total Population: 1.63M

Households: 594,067

Median Household Income: \$108,109

• Average Household Size: 2.7

Transportation to Work: 844,230

Labor Force: 1.3M

15 MILES

Total Population: 3.46M

Households: 1.28M

Median Household Income: \$112,503

Average Household Size: 2.6

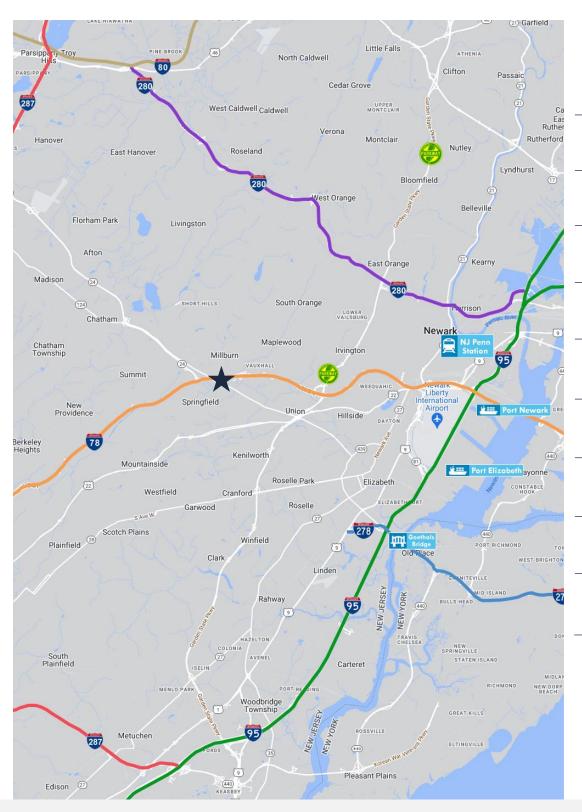
Transportation to Work: 1.81M

Labor Force: 2.79M

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ACCESSIBILITY



1.4 MI Route 24



1.7 MI I-78



2.0 MI Route 22



3.6 MI GSP Exit 140



8.8 MI I-280



9.0 MI US Hwy 1 & 9



9.3 MI I-95 Exit 14



10.2 MI Newark Airport



17.8 MI Holland Tunnel



19.5 MI Lincoln Tunnel

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