

THE RARITAN BUILDING

175 Smith St., Perth Amboy, NJ 08861

**OFFERING SUMMARY**

AVAILABLE SF:	2,885 SF + Basement
LEASE RATE:	Upon Request
BUILDING SIZE:	10,935 SF Retail + Apartments
CROSS STREETS:	Smith St. & Madison Ave.

PROPERTY HIGHLIGHTS

- Prime Retail Space on the busiest street in Downtown Perth Amboy
- Highest pedestrian foot traffic in the entire downtown area
- Co-tenants include Sprint, Vita Centro, Popular Express, Nadia Eyebrow, and Casa de Frutas
- Walking distance to multiple Grammar and Middle Schools
- Immediate tenants include Kicks USA, Dollar Tree, Burger King, Cricket Wireless, and T-Mobile
- 40 Apartments in the building

KW MTD REALTY GROUP
973.761.6700
181 Maplewood Ave
Maplewood, NJ 07040

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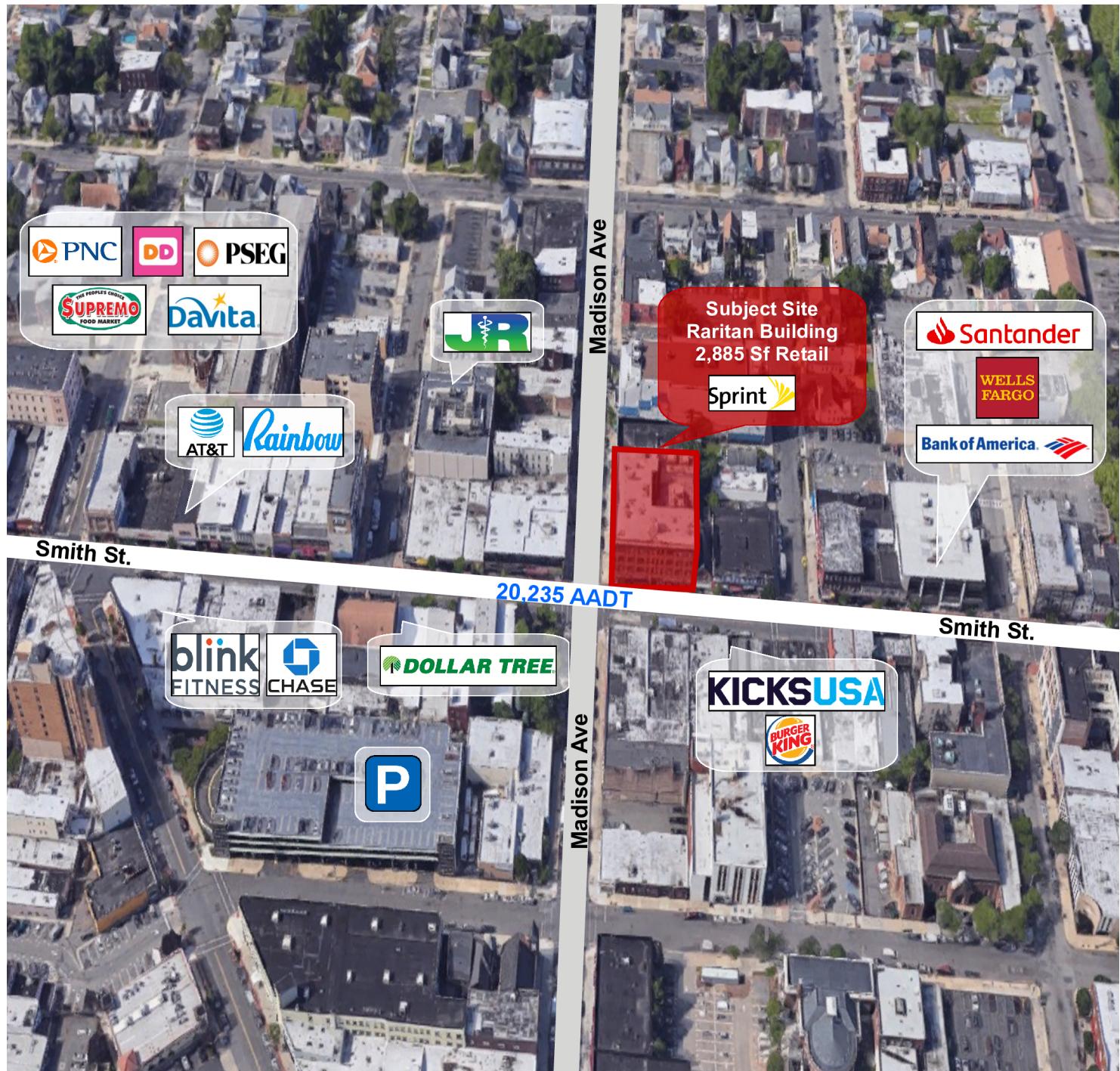
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RETAIL FOR LEASE

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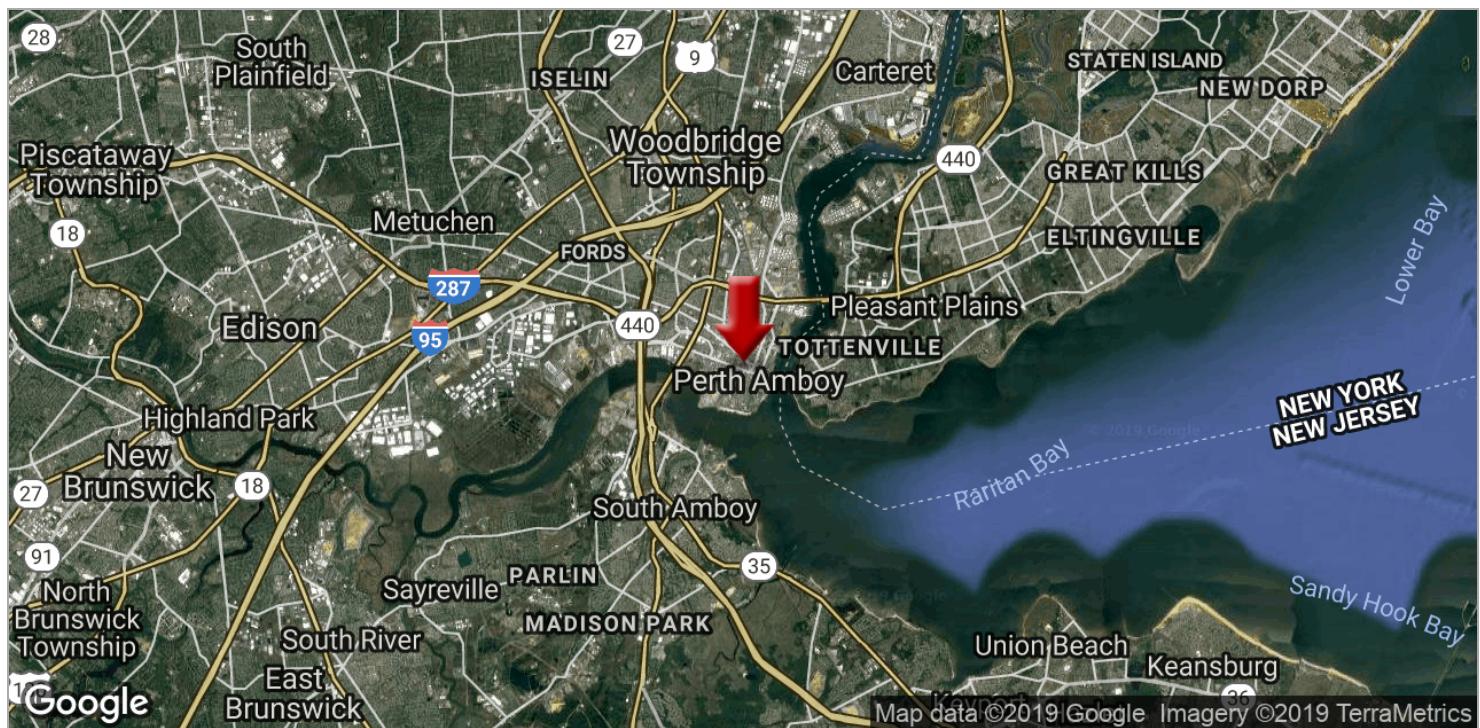
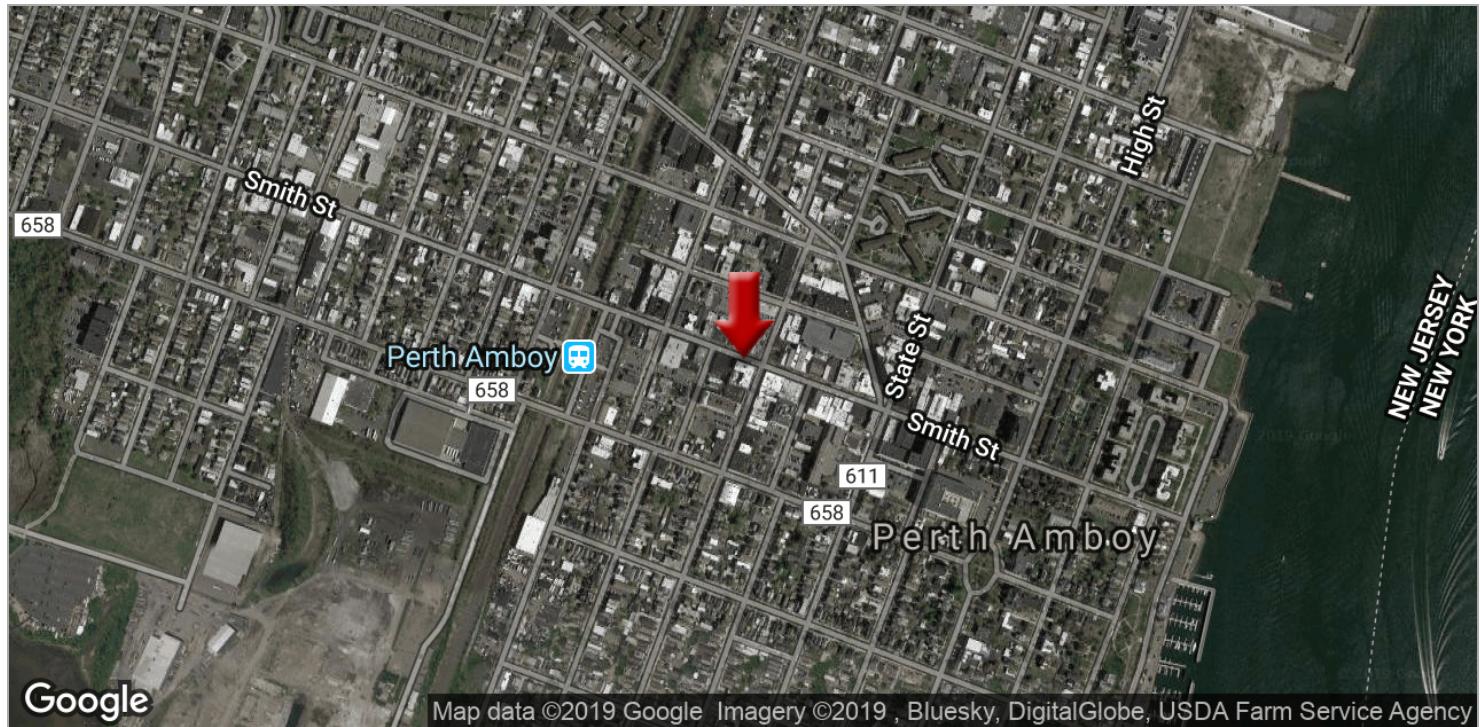
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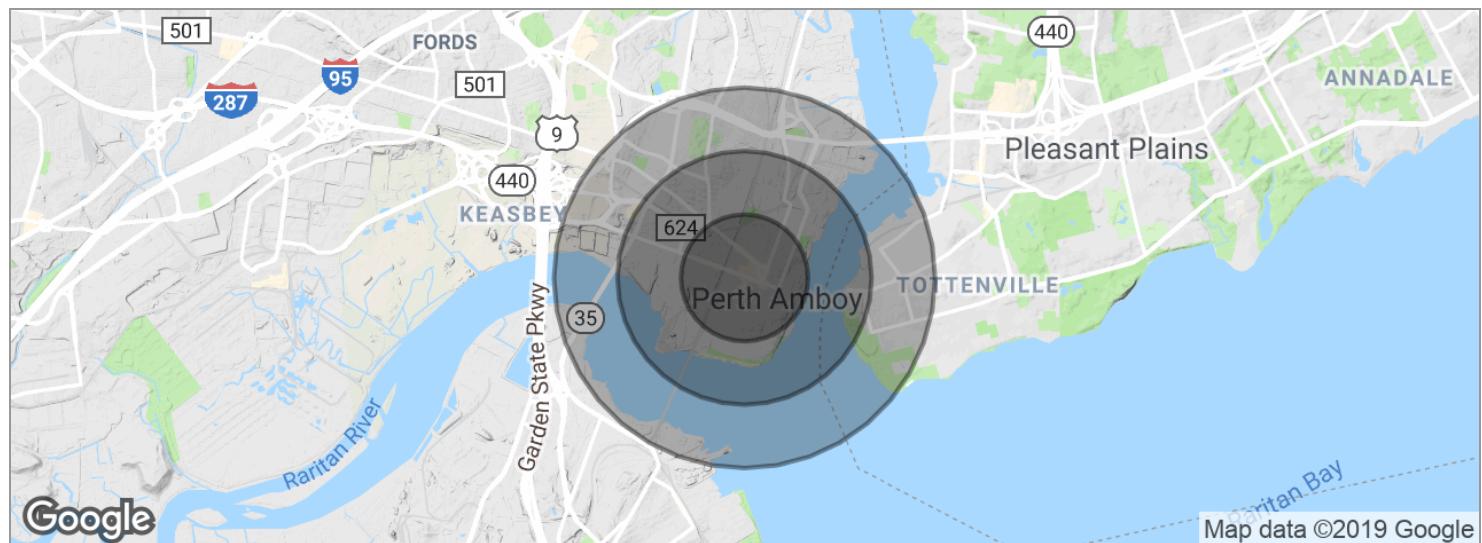
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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total population	9,823	30,542	52,714
Median age	31.5	31.4	32.3
Median age (male)	29.5	29.6	30.2
Median age (Female)	33.1	32.6	33.4

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total households	3,379	10,084	17,166
# of persons per HH	2.9	3.0	3.1
Average HH income	\$53,836	\$56,232	\$60,970
Average house value	\$303,134	\$306,468	\$326,554

* Demographic data derived from 2010 US Census

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