



FOR LEASE ASSIGNMENT
100 BROADWAY SUITE 5,
ELMWOOD PARK, NJ 07407



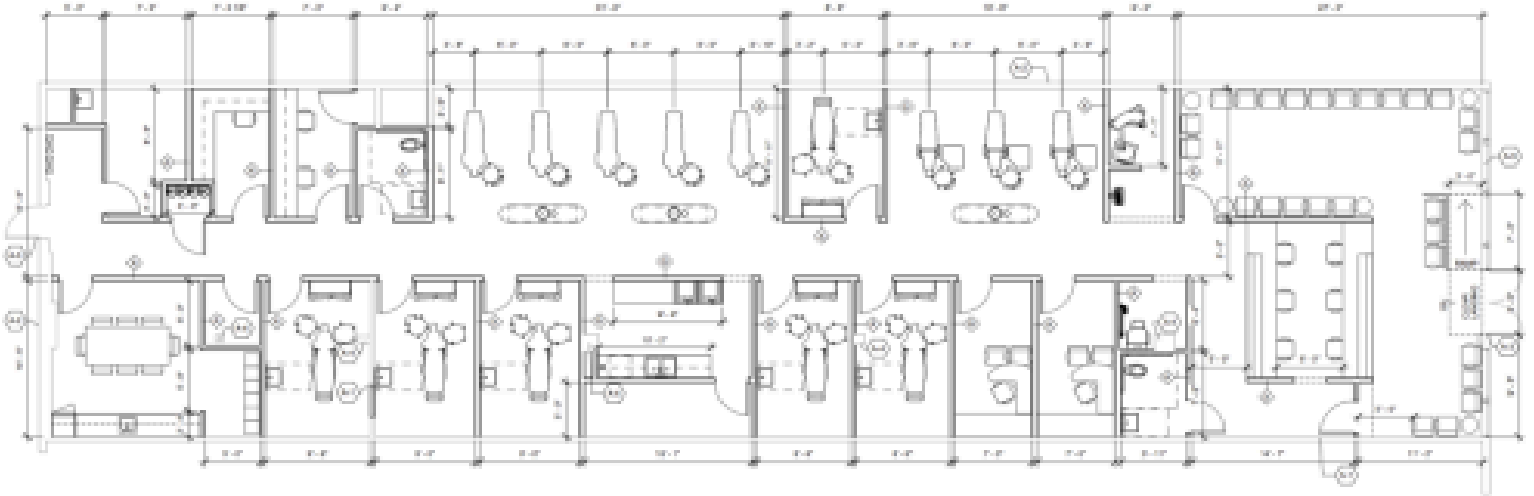
About Property

Former Dental office that can accommodate a variety of uses. Equipment can be included or removed depending on Tenant's needs.

Neighboring national tenants include, Five Below, T Mobile, Chase Bank, and Walgreens. Over 30,000 VPD on Broadway Rd, population of over 650,000 within 5 miles, and an average household income of \$117,000 within 5 miles.

Get in Touch

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FIRST FLOOR DIMENSION PLAN
SCALE: 1/8" = 1'-0"



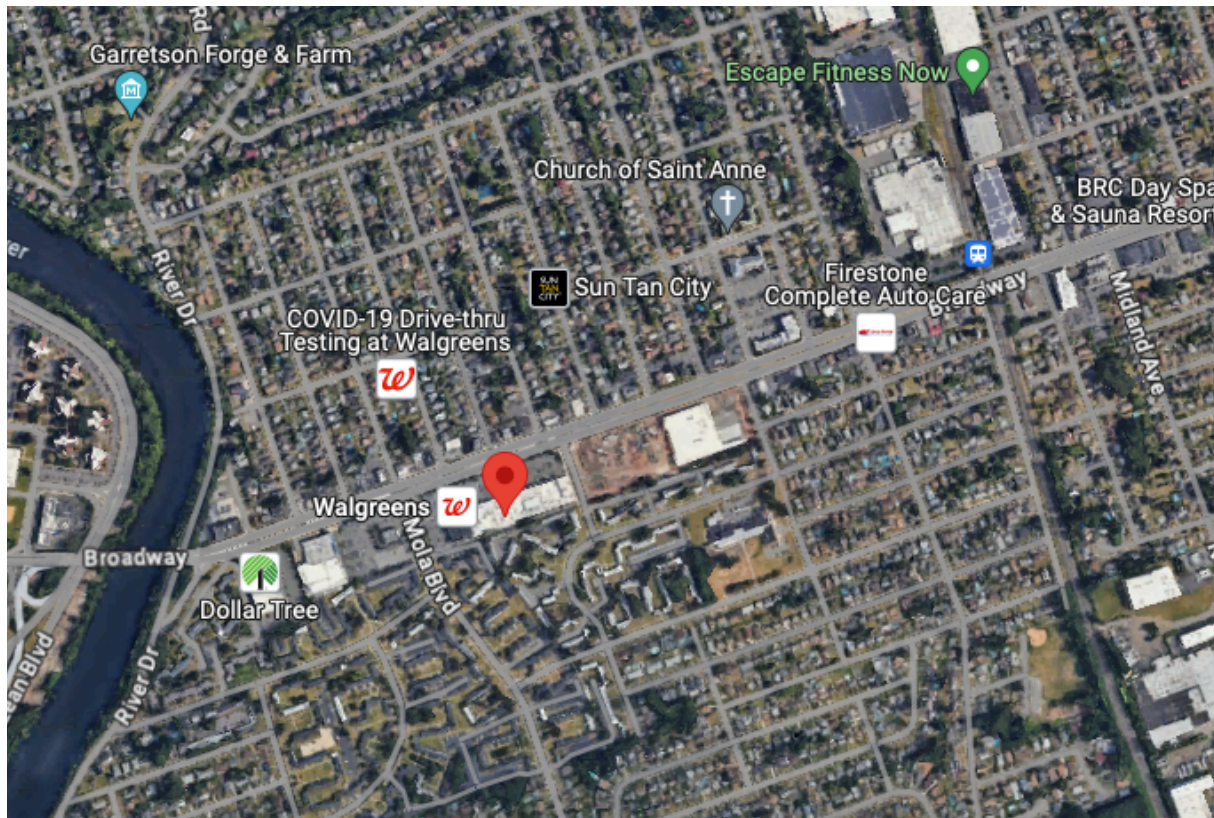
Property Features

- 4,434 SQ FT
- \$28 SF/YR/NNN
- Lease expiration 9/30/32
- 14 Chair fully equipped dental facility
- 6 Hygiene chairs
- 5 Clinical chairs
- 3 Ortho chairs
- Pan-Ceph
- DCI Edge Dental Chairs

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Demographics

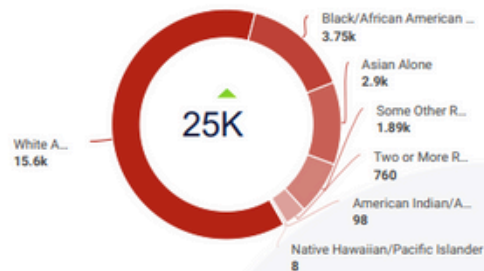


High Density Populati...

1160% Above your average location density

11.9K

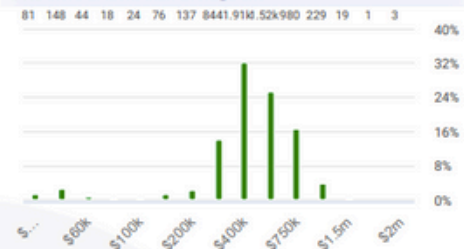
13K



Median Home Value

64% more affluent than average site

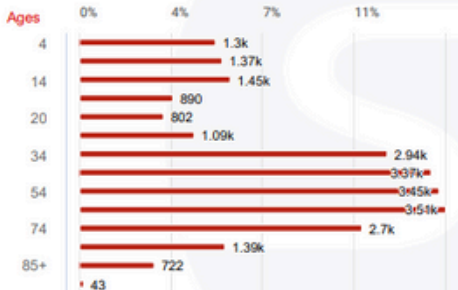
385K



Median Age

22% older than average site

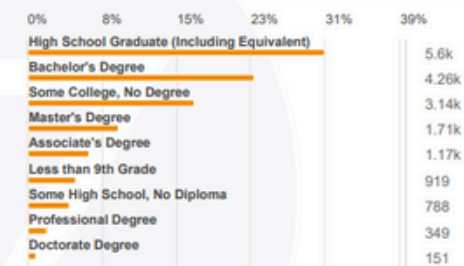
43 YEARS



Education

More Educated than average site

BACHELOR'S



Median Income

51% more affluent than average site

96.2K



Employed Workforce

1147% more employed workforce than average site

13.3K

