

921 Madison St

Hoboken, NJ

2,360 SF Retail Space – For Lease

2,360 SF

LEASED





2,360 SF

LEASED



OFFERING

Location	921 Madison Street Directly Across from Shop Rite
Frontage	Prime Corner Frontage
Ceiling Height	16'
Size	2,360 SF
Delivery Condition	Vanilla Box
Term	5 Years +
Lease Type	MG
Venting	Yes
Lease Rate	Upon Request
Neighboring Tenants	Shop Rite, Jefferson's Coffee, CKO Kickboxing, The Learning Experience, Giovanni's Liquors & more





2,360 SF

LEASED



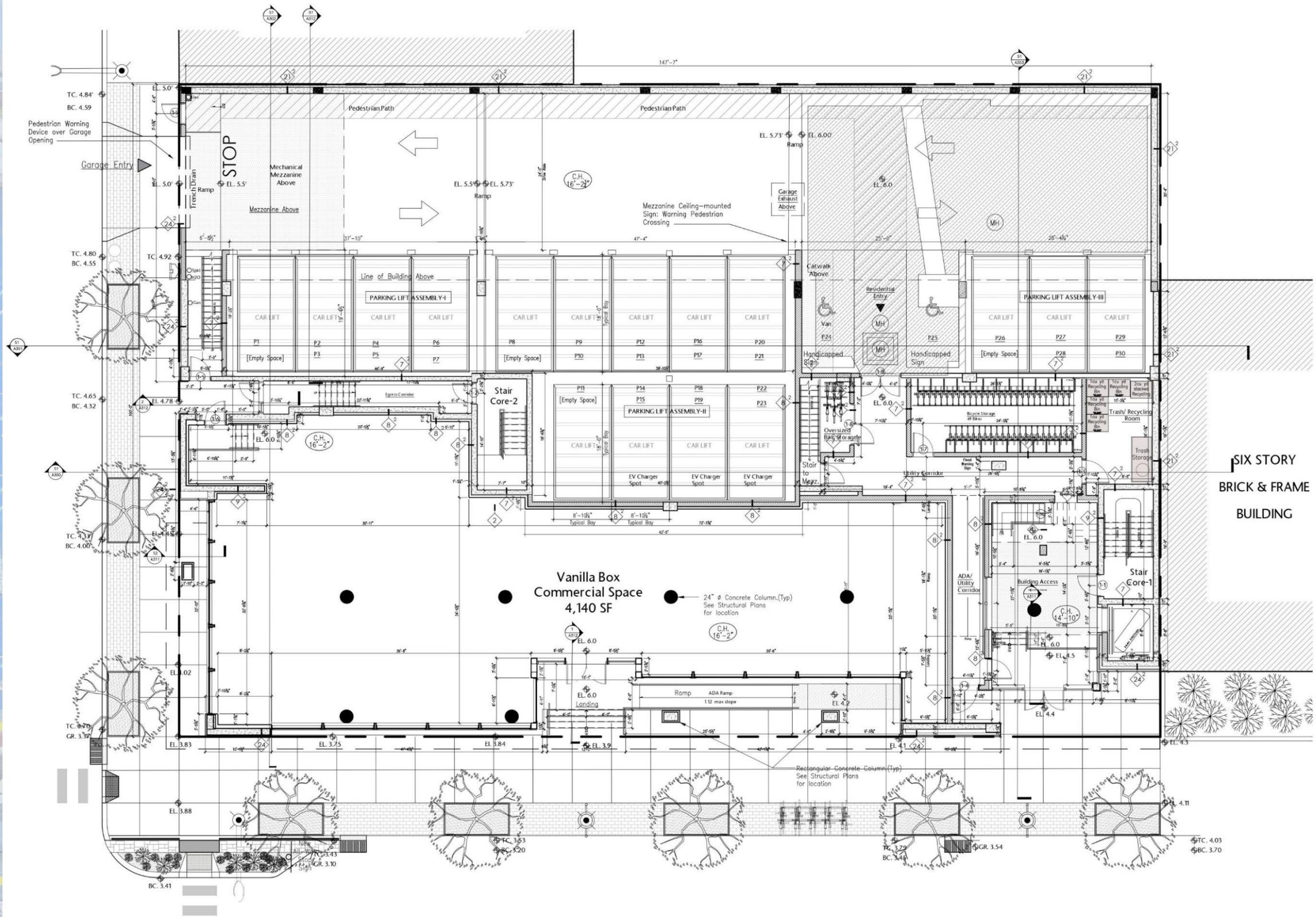


Bright and open new construction retail space on the corner of 10th & Madison, directly across from Shop Rite and among many national tenants in town. 16' ceilings with Prime Corner Frontage combine to offer rare commercial space for 1-3 units totaling 4,140 SF. This retail space sits below 32 new apartments and within close proximity to thousands of new residential units.

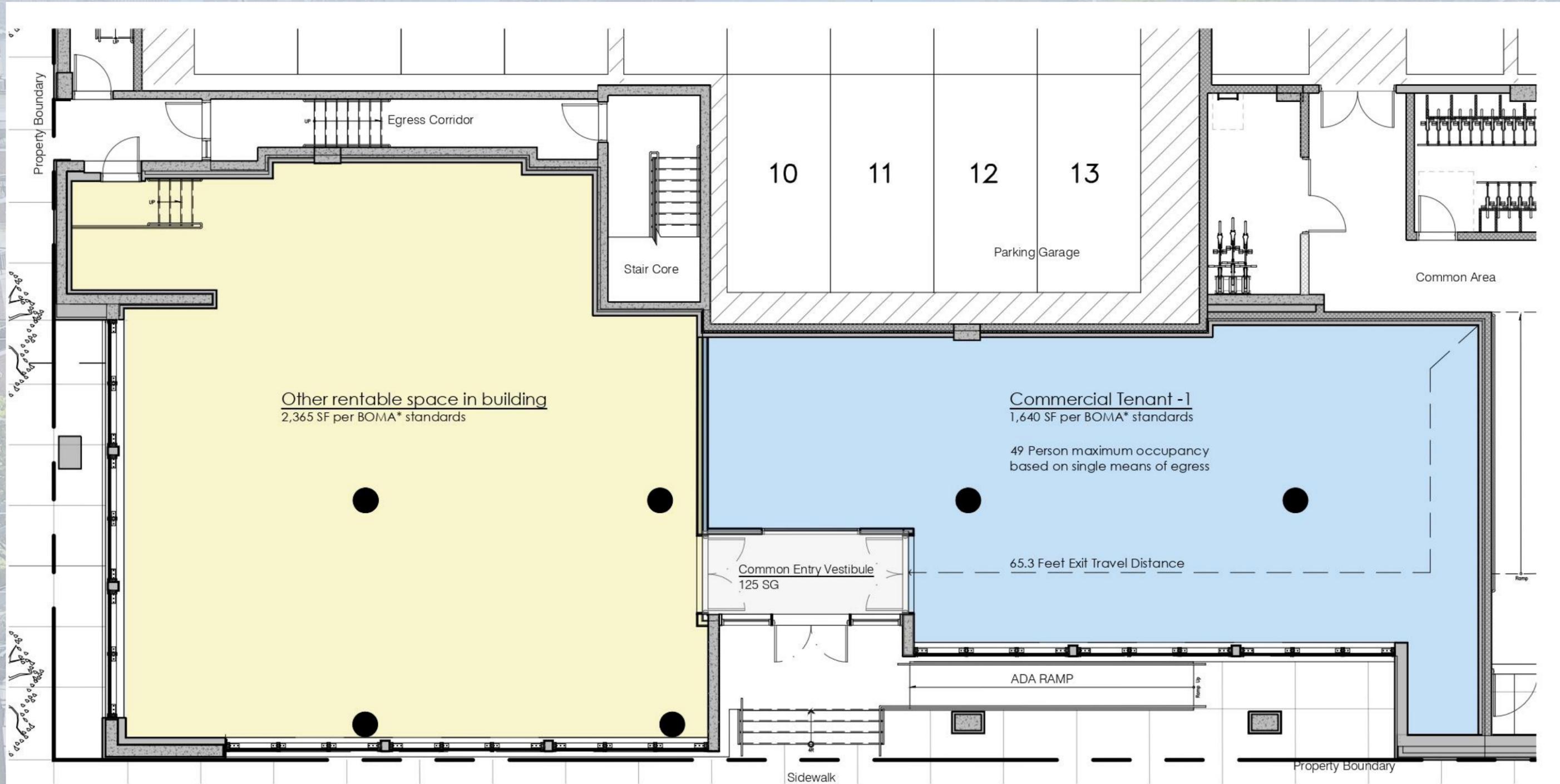
Inquire for additional details



Floor Plan



Floor Plan







LOCATION



New York

DOLCE & SALATO
PREPARED TO ORDER
EST. 1978

THE HIVE
SIP · SHOP · STAY

SAKU

10TH & WILLOW
BAR & GRILL

MoneyGram.
money transfer
CVS

ACME

Hoboken High School

DUNKIN' DONUTS

TENTH STREET
PASTA & PIZZA
HOBOKEN
@TENTHSTREET_

BISCUIT BABE

OrGanja
CAFE CARTEL
HOBOKEN

PLAY! HOBOKEN
1012 GRAND ST.
WWW.PLAYHOBOKEN.COM

Columbus Park
Spray Park

M.O.V.E.
FITNESS & PERFORMANCE

DREAMZ

Courtyard at Jefferson
144 Units

Terrace
by ALESSIO'S

JEFFERSON'S
COFFEE

GIOVANNI'S
LIQUORS

1000 Jefferson
217 Units

ShopRite

CKO
kickboxing

Avalon Hoboken
217 Units

The Doric
Apartment
Corporation
434 Units

THE LEARNING EXPERIENCE
Academy of Early Education

Smart Start Academy
A Smart Start for Your Child's Future

LOCATION



Demographics

	1- MILE	3- MILES	5- MILES	3- MILE RADIUS DEMOGRAPHICS
POPULATION	115,988	730,574	1,778,462	 730,574 DAYTIME POPULATION
HOUSEHOLDS	1- MILES 51,913	3- MILES 390,451	5- MILES 968,437	 390,451 TOTAL HOUSEHOLDS
INCOME Median	1- MILES \$63,742	3- MILES \$72,718	5- MILES \$75,997	 \$72,718 AVERAGE HOUSEHOLD INCOME



NON-ENDORSEMENT & DISCLAIMER NOTICE

CONFIDENTIALITY & DISCLAIMER

All materials and information received or derived from KW Commercial its directors, officers, agents, advisors, affiliates and/or any third party sources are provided without representation or warranty as to completeness, veracity, or accuracy, condition of the property, compliance or lack of compliance with applicable governmental requirements, developability or suitability, financial performance of the property, projected financial performance of the property for any party's intended use or any and all other matters.

Neither KW Commercial its directors, officers, agents, advisors, or affiliates makes any representation or warranty, express or implied, as to accuracy or completeness of the any materials or information provided, derived, or received. Materials and information from any source, whether written or verbal, that may be furnished for review are not a substitute for a party's active conduct of its own due diligence to determine these and other matters of significance to such party. KW Commercial will not investigate or verify any such matters or conduct due diligence for a party unless otherwise agreed in writing.

EACH PARTY SHALL CONDUCT ITS OWN INDEPENDENT INVESTIGATION AND DUE DILIGENCE.

Any party contemplating or under contract or in escrow for a transaction is urged to verify all information and to conduct their own inspections and investigations including through appropriate third party independent professionals selected by such party. All financial data should be verified by the party including by obtaining and reading applicable documents and reports and consulting appropriate independent professionals. KW Commercial makes no warranties and/or representations regarding the veracity, completeness, or relevance of any financial data or assumptions. KW Commercial does not serve as a financial advisor to any party regarding any proposed transaction.

All data and assumptions regarding financial performance, including that used for financial modeling purposes, may differ from actual data or performance. Any estimates of market rents and/or projected rents that may be provided to a party do not necessarily mean that rents can be established at or increased to that level. Parties must evaluate any applicable contractual and governmental limitations as well as market conditions, vacancy factors and other issues in order to determine rents from or for the property. Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Tip Commercial/KW Commercial in compliance with all applicable fair housing and equal opportunity laws.



Exclusively
Marketed By:



Jason Trembicki
917.526.2982
Jtrembicki@kwcommercial.com
301 Route 17, Suite 204
Rutherford, NJ 07070