

Retail/
Office
For Lease

COMMERCIAL SPACE
RESTAURANT | RETAIL | OFFICE
WALK TO NASSAU ST & PRINCETON UNIVERSITY
205 Witherspoon Street | Princeton NJ



Features Include:

- Behind Bldg on Witherspoon Street, 1147 SF
- Multiple Space / Leasing Options
- Parking Spots for lease
- Ample on street parking
- Easily converted to restaurant, retail, or office space
- Remodeled storefront, awnings, & lighting.
- New flooring and white boxed walls
- Located within 3 blocks from Nassau Street and Princeton University
- Highly trafficked & rapidly improving area with other retail options on the block
- Princeton Borough Historic Building
- NNN Lease with Competitive Tenant Improvement Allowance
- \$35/SF plus common area charges
- ADDITIONAL STORAGE

Daytime Population: \$114,000
Princeton Area Population: 78,445
Avg. Household Income: \$51,113

FOR MORE INFORMATION PLEASE CONTACT:

P R M G
PRINCETON REALTY MANAGEMENT GROUP LLC

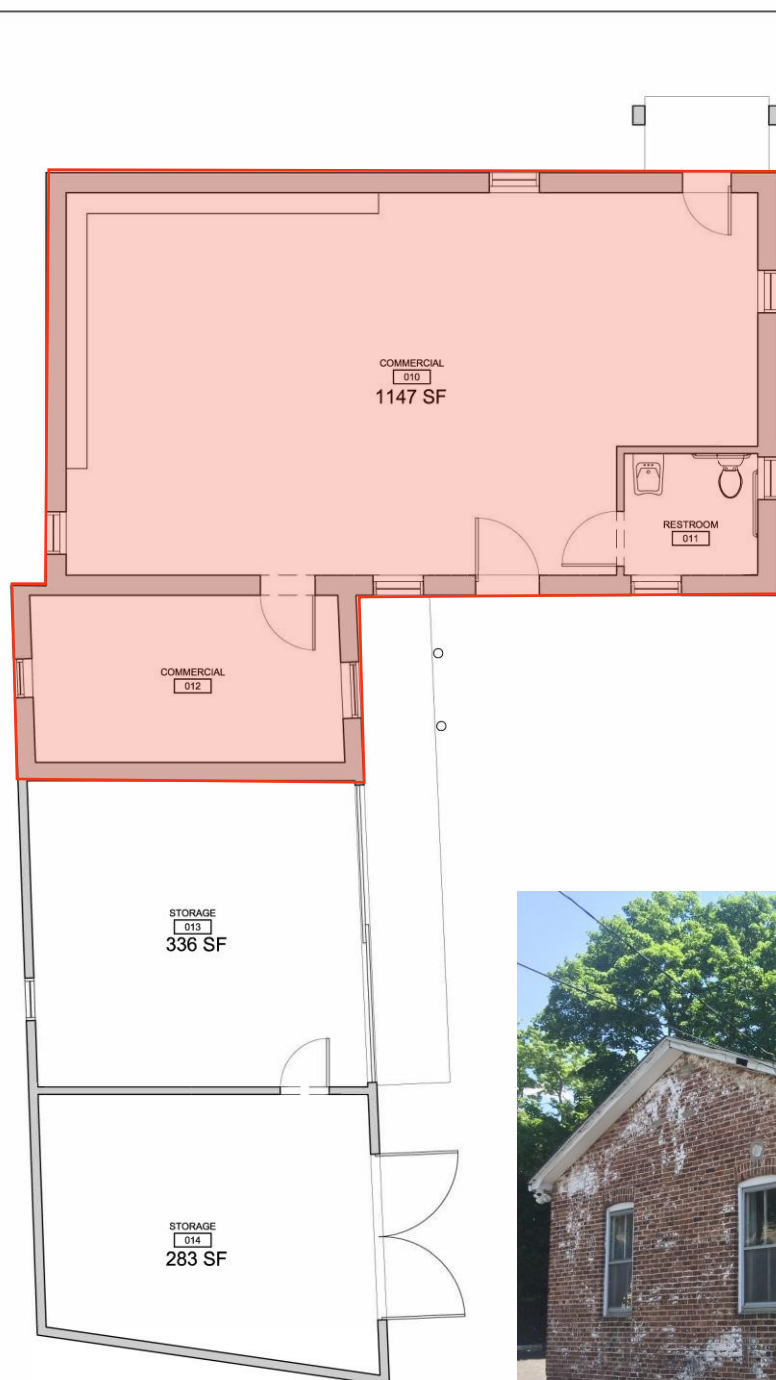
Princeton Realty Management Group LLC
Lauri Names, 609-921-7655 or
Tracy Brannigan, 609-377-7839

For Lease

COMMERCIAL SPACE Restaurant | Retail | Office

205 Witherspoon Street | Princeton NJ

Back Cottage Retail/Office



IDEAL USES

- Creative studio
- Collaborative office space
- Architect Design Studio
- Art Gallery
- Yoga
- Personal services

DESIGN ELEMENTS

- High Ceilings
- Open creative space & lighting
- Modern Industrial Finishes
- Brick walls



205 WITHERSPOON STREET - REAR
FIRST FLOOR PLAN

MAY 8, 2018

JZA+D
JOSHUA ZINDER ARCHITECTURE + DESIGN

20 Nassau Street, Suite 25
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PRMG
PRINCETON REALTY MANAGEMENT GROUP LLC

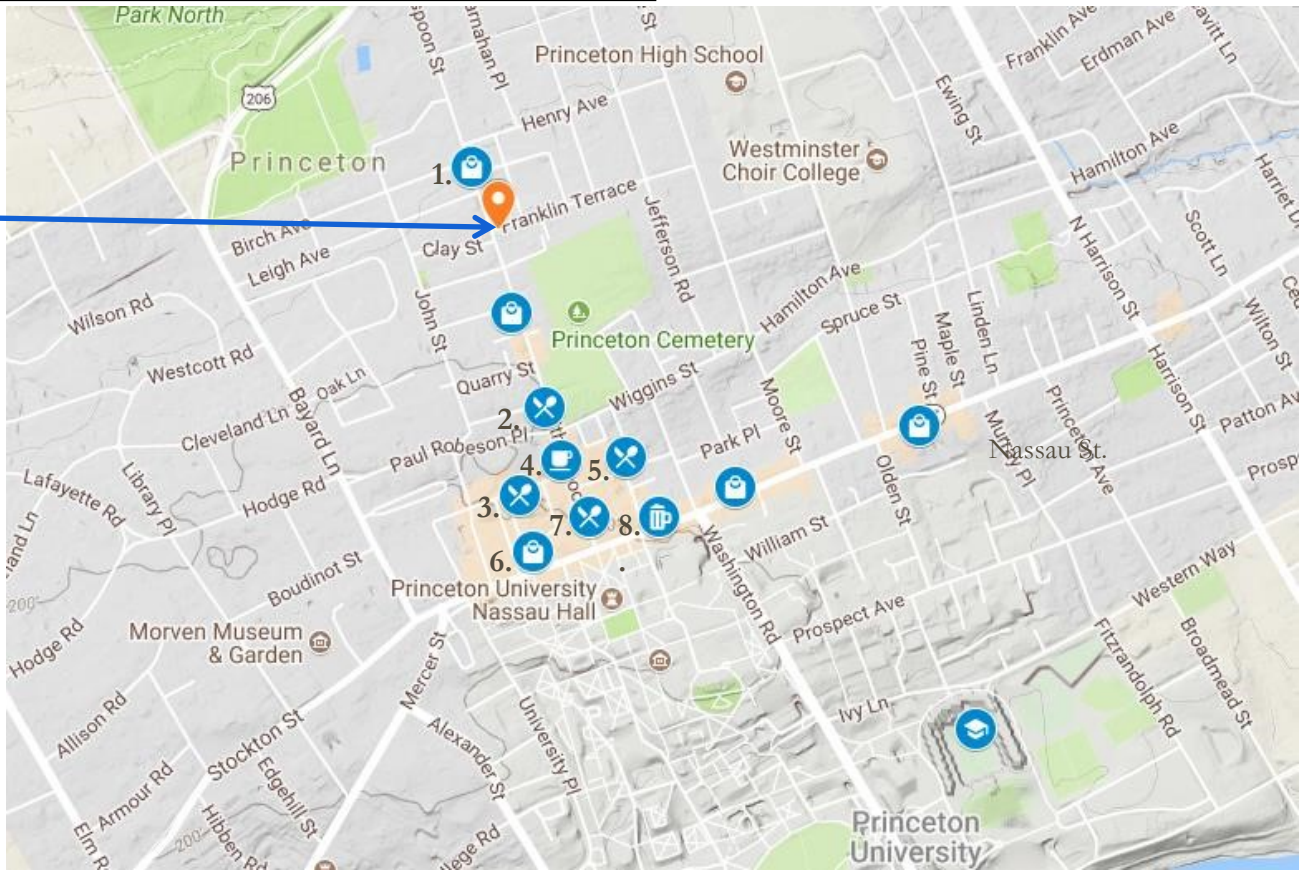
COMMERCIAL SPACE

AREA MAP

KEY

Subject Property

1. Nick Hilton Studio
2. Mistral
3. Theresa Cafe
4. Small World Coffee
5. Mezzaluna
6. Palmer Square Mall
7. Agricola Eatery
8. Triumph Brewing Co.



Pricing and Additional Features

- \$40/SF
- **Modified Gross Lease**
- **Competitive Tenant Improvement Allowance to build to your needs**
- **Princeton Residential Business District**
- **Parks, Schools, University, Nassau Street Retail and Restaurants all within walking distance**
- **Medical Office Capable / Retail Ground floor space**



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