

THE HALL BUILDING

40-46 CHURCH STREET | RETAIL AND OFFICE SPACE | MONTCLAIR, NEW JERSEY



CHRISTIE'S
INTERNATIONAL REAL ESTATE
GROUP

SITE DESCRIPTION:

40-46 CHURCH STREET

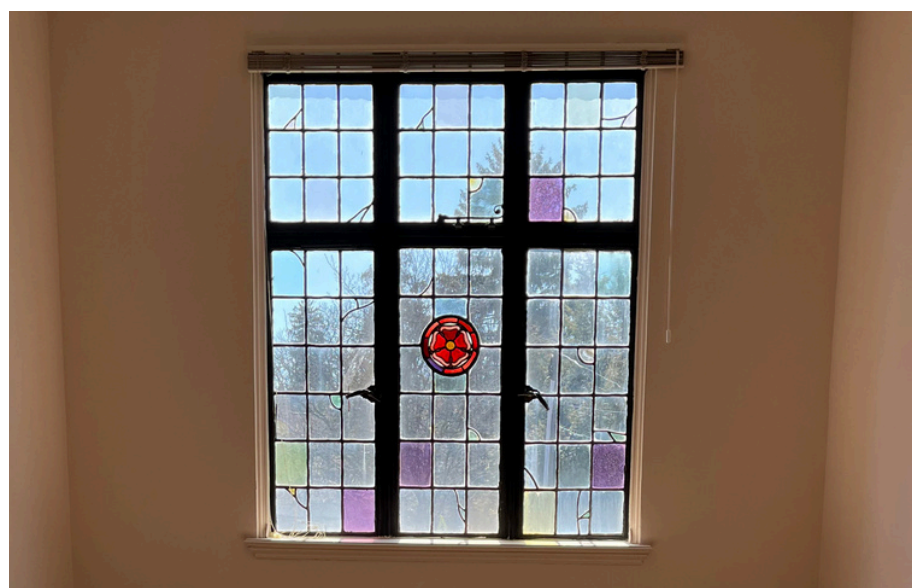
The Hall Building is an iconic, local landmark commercial building located in the heart of Montclair Center. Built in 1925 by C. Maurice Hall and designed by architects Holmes & Von Schmid, this property has been called "the most beautiful office building in Montclair"*. Known for its stunning gothic collegiate style, signature arched windows and entrances, and impressive brick facade, The Hall Building has been featured as a backdrop in several media productions and TV shows. This important building offers a unique opportunity for businesses looking to establish themselves in one of the most heavily foot-trafficked areas of town - Church Street Plaza - a street known for its tremendous charm, character, and gorgeous curb appeal. Perfectly situated just 12 miles west of New York City!

Surrounded by an array of restaurants, high-end retail, offices, and cultural attractions, this is the ideal location to inspire unlimited creativity and collaboration in this iconic building and location! Close to all major transportation including NJ Transit train direct to NYC, international and private airports, and centrally located in downtown Montclair next to Bloomfield Avenue amenities.

HIGHLIGHTS

- Iconic, local landmark building in the heart of Montclair with heavy foot traffic
- Historic building with original woodwork, exquisite stained glass windows, two fireplaces, and gorgeous curb appeal
- Lots of natural light
- Prime Location in Montclair Center
- Stunning gothic collegiate style, signature arched windows and entrances, and impressive brick facade
- Beautiful original details like arched windows, stained glass windows, custom woodwork, and carved fireplaces
- Onsite Private Parking
- Just 12 miles west of New York City





AVAILABLE: 42-46 CHURCH STREET, 2ND FLOOR

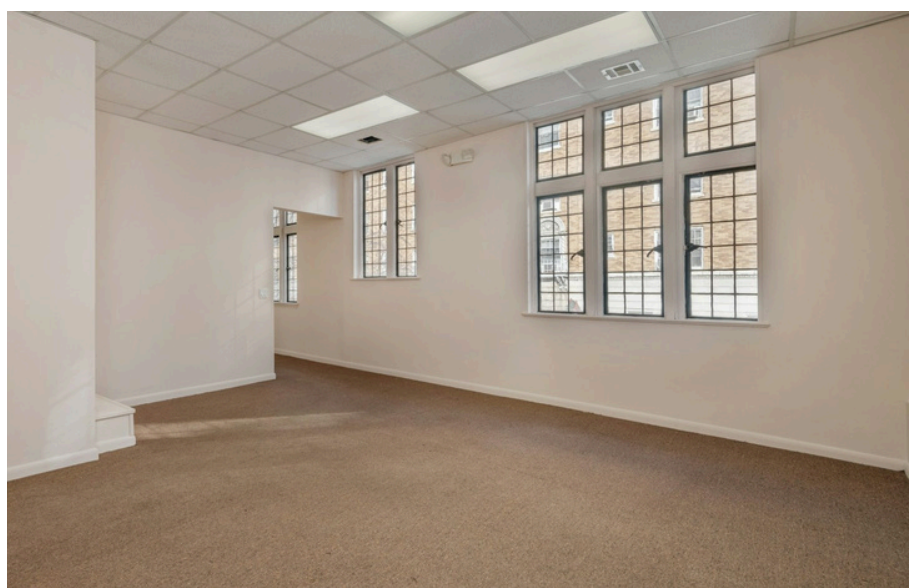
With over 2,600+SF of customizable space, this top-level office suite is ready for a variety of business types. The possibilities are endless in a setting that boasts high ceilings, intricate architectural features, including exquisite original woodwork, two fireplaces, and beautiful stained glass windows that flood the space with natural light. Private parking lot is available behind the building with assigned spaces.

There's also a special opportunity to combine an additional 1,400+SF adjacent space (40 Church) to occupy the entire top floor of this historic building (totaling approx. 4,000+SF), suitable for a headquarters and flagship location for many different businesses.

HIGHLIGHTS

- 7 Private Offices
- 1 Conference Room
- Space is in Excellent Condition
- Reception Area
- Private Restrooms
- Historic Landmark Building
- Multiple Entrances
- Private Offices Including Executive Suites
- Stained Glass Window Details
- Original Woodwork and Hardwood Floors
- 2 Fireplaces





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Curtis J. Wright Christie's International

Real Estate, NNJ

325 Claremont Avenue Montclair NJ 07042 Direct
Phone: (973) 509-4649 Mobile Phone: 973-306-
2752 Email:
cwright@christiesrealestategroup.com www.chri
stiesrealestate.com



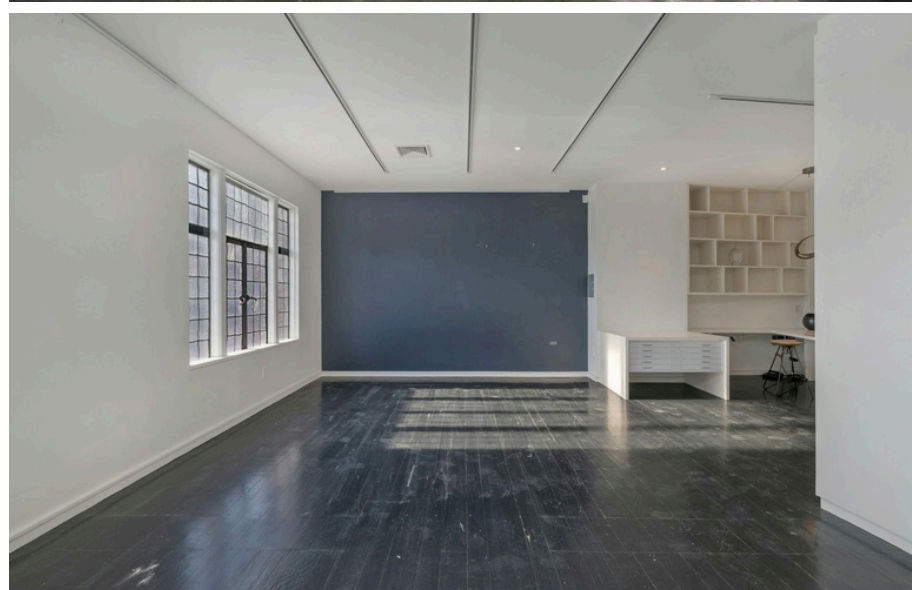
AVAILABLE: 40 CHURCH STREET, 2ND FLOOR

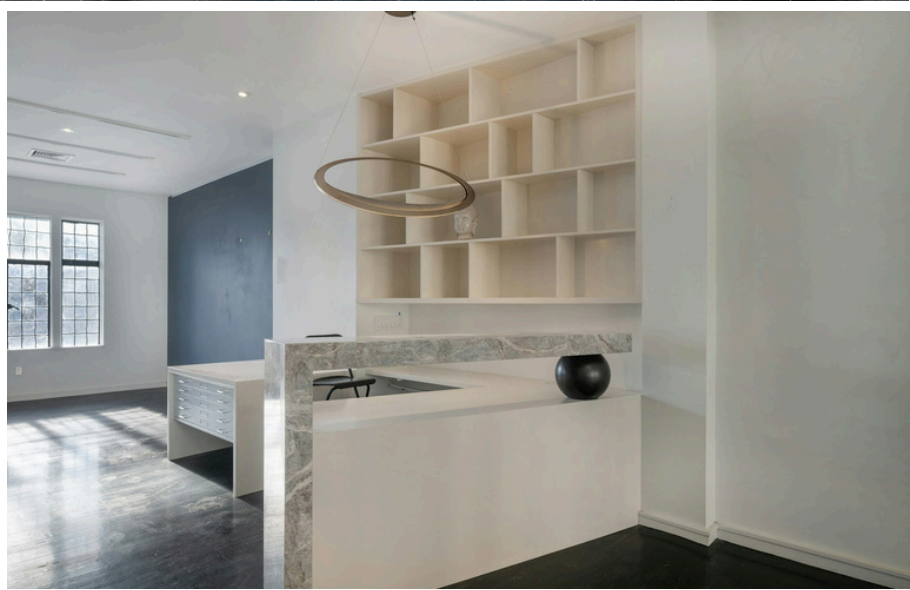
With more than 1,400+SF, this newly updated and modernized top-level space features high ceilings, great natural light, exposed brick and hardwood floors throughout. Recently renovated bathroom and kitchenette, mechanicals, and other systems upgraded as well in this unique layout with a custom built-in closet.

Private parking lot is available behind the building with assigned spaces. There's also a special opportunity to combine the other 2nd floor space (42-46 Church) an additional 2,600+SF, to occupy the entire top floor of this historic building (totaling approx. 4,000+SF), suitable for a headquarters and flagship location for many different businesses.

HIGHLIGHTS

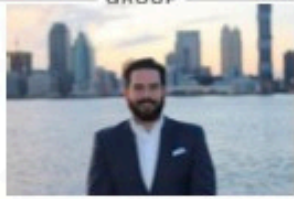
- Open-Concept Designed Space
- Beautiful Leaded Glass Window Details
- Exposed Brick and Hardwood Floors Throughout
- Large Built-In and Custom Storage Closet
- Recently Renovated Bathroom and Kitchenette
- Onsite Private Parking





40 Church St Mo 40 Church Street Montclair NJ 07042

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Curtis J. Wright

Christie's International Real Estate, NNJ

325 Claremont Avenue

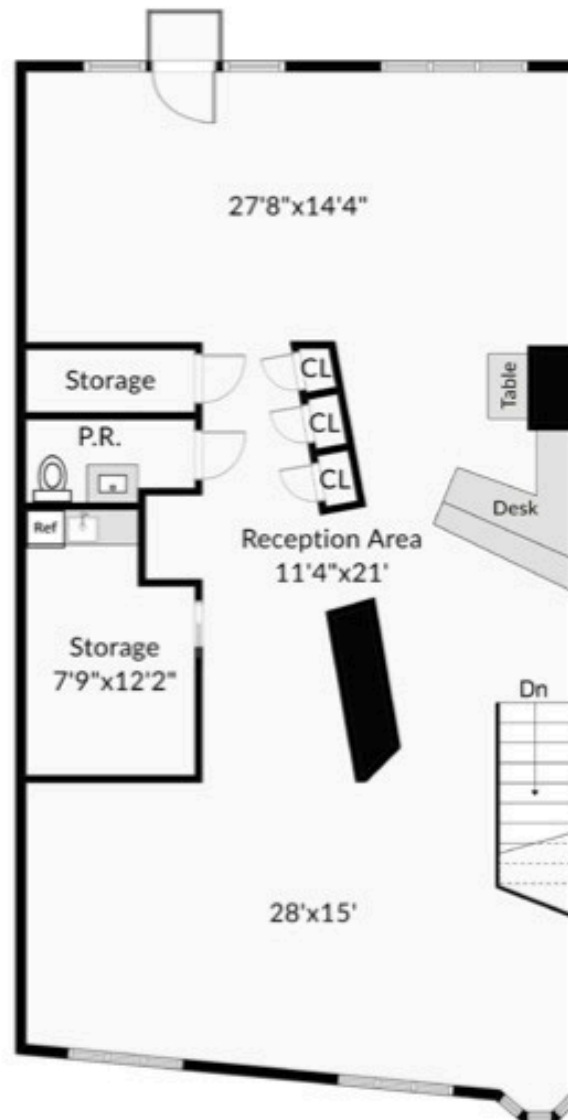
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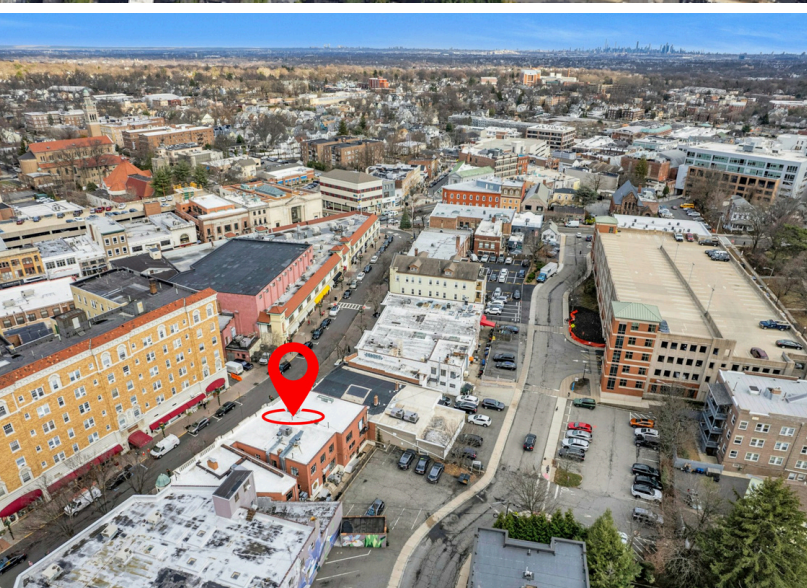
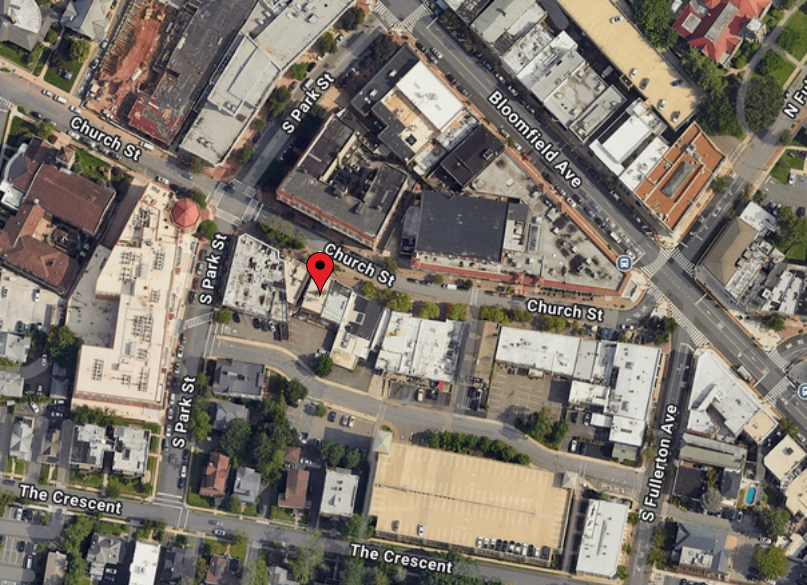
Direct Phone: (973) 509-4649

Mobile Phone: 973-306-2752

Email: cwright@christiesrealestategroup.com

www.christiesrealestate.com





FOOT TRAFFIC DATA

7.5 MILLION

visits from January to December 2024.

Up from
7.4 million in 2023

1.6 MILLION

unique visitors to the BID

118 MINUTES

average dwell time for each visitor to
Montclair Center in 2024

*COURTESY OF MONTCLAIR CENTER BID

NEARBY RETAILERS:

- Anthropologie
- blueMercury
- Starbucks
- The Shade Store
- The YMCA
- Pure Barre
- Rumble Boxing
- The Gravity Vault Rock Climbing
- MC Hotel, Marriott Autograph
- Verizon
- Urban Outfitters
- Whole Foods Market

AREA & LOT

- Total Available: 4,400+ Sq.Ft.
- Total Building: 8,800 Sq.Ft.
- Type: Commercial
- Status: For Lease
- Walk Score®
 - Walker's Paradise (97)



CURTIS J. WRIGHT

Broker Associate | Founder, The Wright Group

Ph. 973.289.8972

CWright@christiesrealestategroup.com

LEARN MORE



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