

NEW LEASES: BURLINGTON,  
FIVE BELOW & KIDS EMPIRE



# COLUMBIA PARK CENTER

NORTH BERGEN, NEW JERSEY

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STRATEGICALLY POSITIONED,  
COMMUNITY DRIVEN

# STRATEGICALLY POSITIONED

Columbia Park Center is a 351,000 SF shopping center in North Bergen, a high-density submarket in Hudson County, New Jersey. Located off John F. Kennedy Boulevard, it offers direct access to major road networks, including the 495, Route 3, the New Jersey Turnpike, and Routes 1 & 9. It also has advantageous proximity to the waterfront communities of Hoboken and Union City. And with a convenient drive to Manhattan via the Lincoln Tunnel, a 2-minute car ride from the site, it offers exceptional visibility for inbound and outbound drivers.

The center offers ample on-site parking, and with an excellent mix of local and regional retail, the opportunities at Columbia Park Center offer unmatched visibility for either local retailers or national ones seeking to expand their regional footprint.



VIEW FROM NEW JERSEY

# PROPERTY

■ AVAILABLE SPACE



# HIGHLIGHTS

## COLUMBIA PARK CENTER

There are multiple space opportunities at Columbia Park Center, ranging from 3,300 to over 33,000 square feet. One of the few shopping complexes with on-site parking, the site also offers convenient local

vehicular access and is close to numerous bus routes that help serve this densely populated submarket of working professionals and families with young children.

# NORTH BERGEN FACTS & FIGURES



IN A 3 MILE RADIUS:

**366K**   
POPULATION

7 MI  
1.07M



**46%**   
USE PUBLIC  
TRANSPORTATION

7 MI  
39%



**\$138K**   
AVERAGE INCOME

7 MI  
\$137K



**147K**   
HOUSEHOLDS

7 MI



**54K**   
CHILDREN 0-14

7 MI  
158K





MEADOWLANDS SPORTS COMPLEX

AMERICAN DREAM

TONELLE COMMONS  
Walmart \* BJ's  
PETSMART five BELOW  
THE VITAMIN SHOPPE

TONELLE PLAZA  
ALDI Planet Fitness  
Burlington

COLUMBIA PARK  
OLD NAVY ShopRite  
PartyCity carter's BIG LOTS!

# REGIONAL AERIAL

MILL CREEK  
TJ-maxx BOB'S DISCOUNT FURNITURE  
KOHL'S BEST BUY  
Burlington Marshalls HomeGoods  
Michael's PETSMART

CRUNCH ALDI

KENNEDY CENTER  
BENZER PHARMACY CHASE  
SUPERCUTS KENNEDY MEDICAL CENTER

INTERSTATE 95  
114,664 VPD

495  
140,210 VPD

SECAUCUS JUNCTION  
26,298 WEEKDAY RIDERS

JERSEY CITY APPROX 2 MILES FROM SITE

HOBOKEN APPROX 2 MILES FROM SITE

LINCOLN TUNNEL  
117,775 VPD

(B) BUS STOPS ALONG KENNEDY BOULEVARD



# A COMMUNITY

This highly active, family-oriented center is anchored by a super-Shop Rite, along with co-tenants like Burlington, Five Below, Old Navy, and Gap Factory, that help to serve the everyday needs of this family-oriented community.



# LIFESTYLE

# SITE PLANS

## GREAT VISIBILITY



## GROUND FLOOR SPACES

SPACE 1	SPACE 3	SPACE 4
2,854 SF	7,808 SF (Former Restaurant)	26,324 SF (Available Dec. 2026)
SPACE 5		
3,308 SF		

## LOWER LEVEL SPACES

SPACE 7A Former Gym
25,300 SF
13,500 SF (Ground floor)
11,800 SF (Second Level)
SPACE 7B
6,529 SF

## PYLONS



# LOWER LEVEL



Entrance & Exit  
to/from Lower Level  
Parking: 574 Spaces

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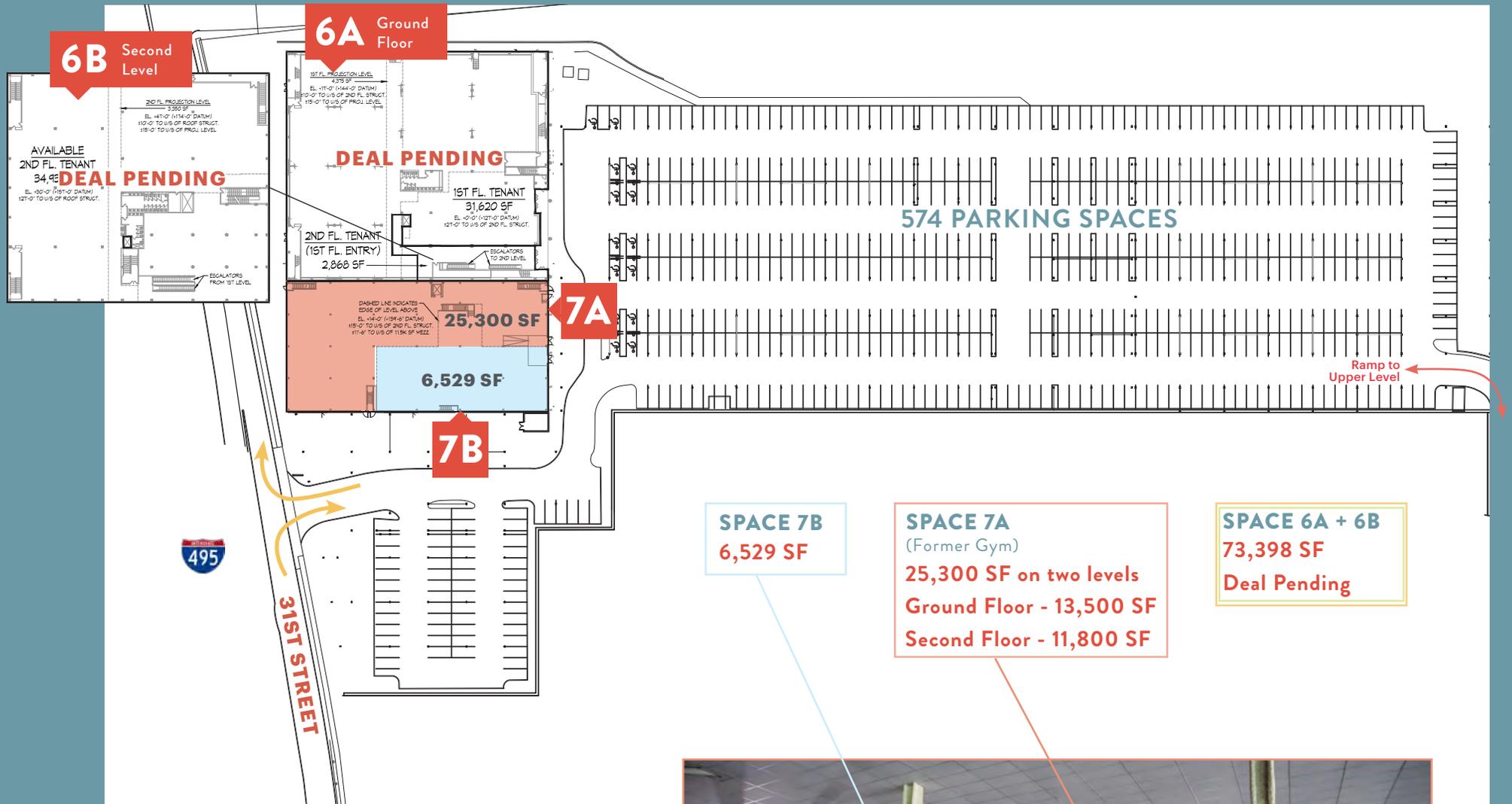
Available - Space 7A  
25,300 SF  
Former Gym

Kennedy Boulevard  
31,874 VPD

495 140,210 VPD

495 East Access

VIEW FROM NEW JERSEY



# LOWER LEVEL SITE PLANS





**LOWER LEVEL**  
**574 PARKING PACES**



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**Please visit us at [ripconj.com](http://ripconj.com) for more information**

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.