

152-156 MARKET STREET PATERSON, NJ 07505

70,000 SF
OFFICE FOR LEASE



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NAI James E. Hanson

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Divisible Spaces

PROPERTY DETAILS

100,000 SF office building

70,000 SF available for lease

Elevator building - 2 elevators

Spaces divisible to 3,000 SF

On-Site property management

\$22.00 PSF + Tenant Electric

Paid parking available within walking distance



70,000 SF Office for Lease



NAI James E. Hanson

COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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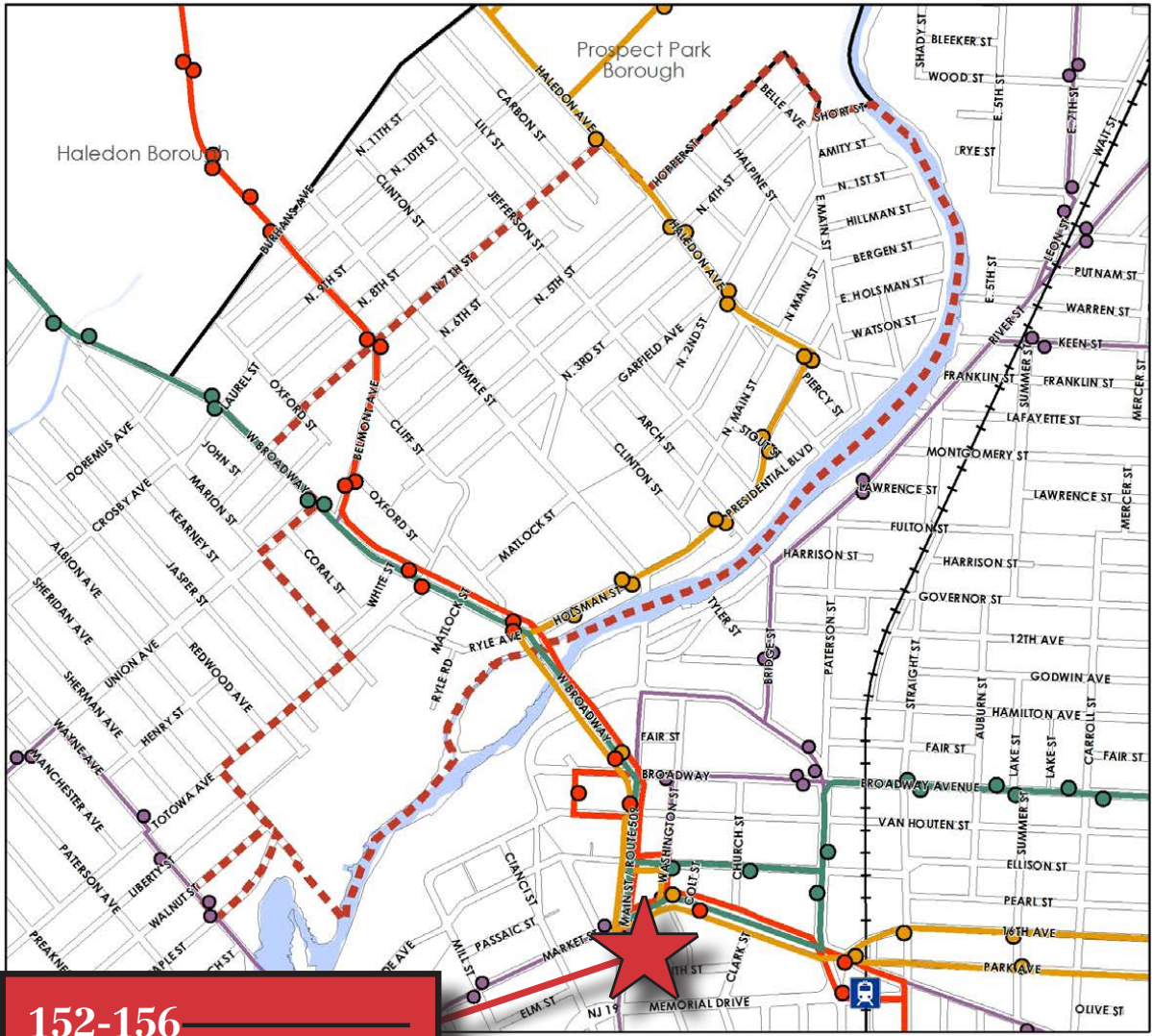
Location
Information

- In the heart of downtown Paterson directly across from City Hall.
- Convenient access to major highways, public transportation and NYC:
NYC: 15.5 miles to Lincoln Tunnel
I-80: Less than 1 mile
NJ Transit - Paterson Train Station: 0.2 miles (5 min walk)
NJ Transit Bus: Walking distance to multiple bus routes serving this location

City of Paterson, NJ
First Ward Redevelopment Plan
Public Transportation

Train Station
Bus Stops
Bus Routes
First Ward Redevelopment Area

Source: NJGIS, NJDEP, NJOGIS, NJDOT, City of Paterson



152-156
MARKET STREET
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PUBLIC TRANSPORTATION INFORMATION

- Route 703:** This route runs between Haledon and East Rutherford, making stops in Carlstadt, Moonachie, Passaic City, and Paterson. This route runs regularly throughout the week approximately every 30 minutes, and on weekends, making several stops along Belmont Avenue and West Broadway in between Haledon and the Meadowlands Sports Complex, which is its terminal destination. This route also connects to Downtown Paterson, making stops at the Broadway Bus Terminal, and other points.
- Route 744:** This route runs between Wayne and Passaic City, making stops in Haledon, Prospect Park, Paterson, and Clifton. The route runs from the Preakness Shopping Center in Wayne, to the Main Avenue Terminal in Passaic. This route makes stops within the First Ward Redevelopment Area along Haledon Avenue and Presidential Boulevard. This route runs approximately every 30 minutes on weekdays and Saturdays from 6:00 am until 9:00 pm, and connects with Downtown Paterson and multiple points of interest in Wayne and Clifton as well.
- Route 748:** This route runs between Wayne and Paterson, making stops in Paterson, Wayne, and Pompton Lakes. Local service in the First Ward Redevelopment Area is provided along West Broadway. This route runs regularly once an hour on weekdays and Saturdays only.

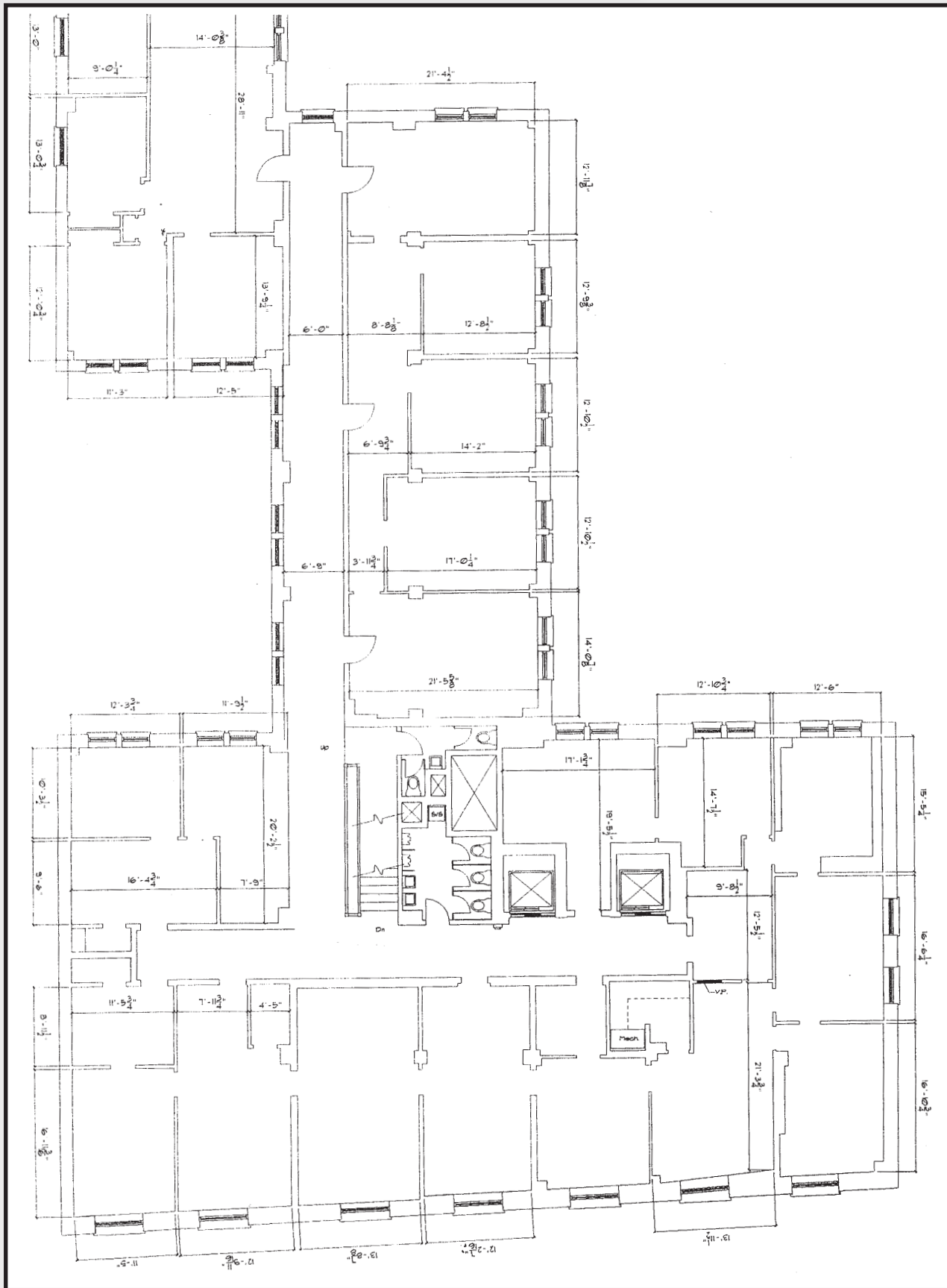
From Downtown Paterson, either at the Broadway Bus Terminal or at the Ward Street Train Station, there are many other connections throughout the region that can be accessed. NJ Transit Paterson Ward Street train station is approximately three quarters (¾) of a mile from the First Ward Redevelopment Area, and the Broadway Bus Terminal is just south of the Area.

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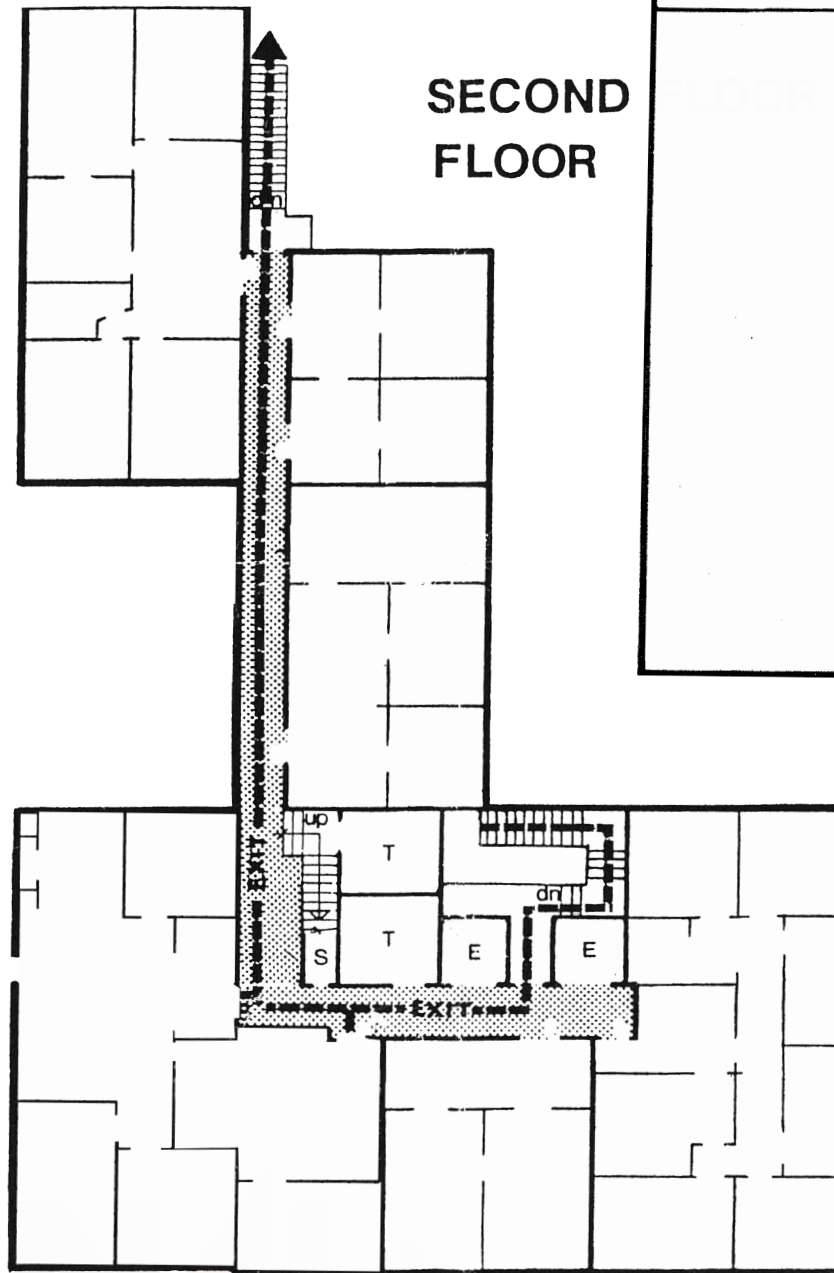
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_____ **PATERSON, NJ 07505**

Floor Plan

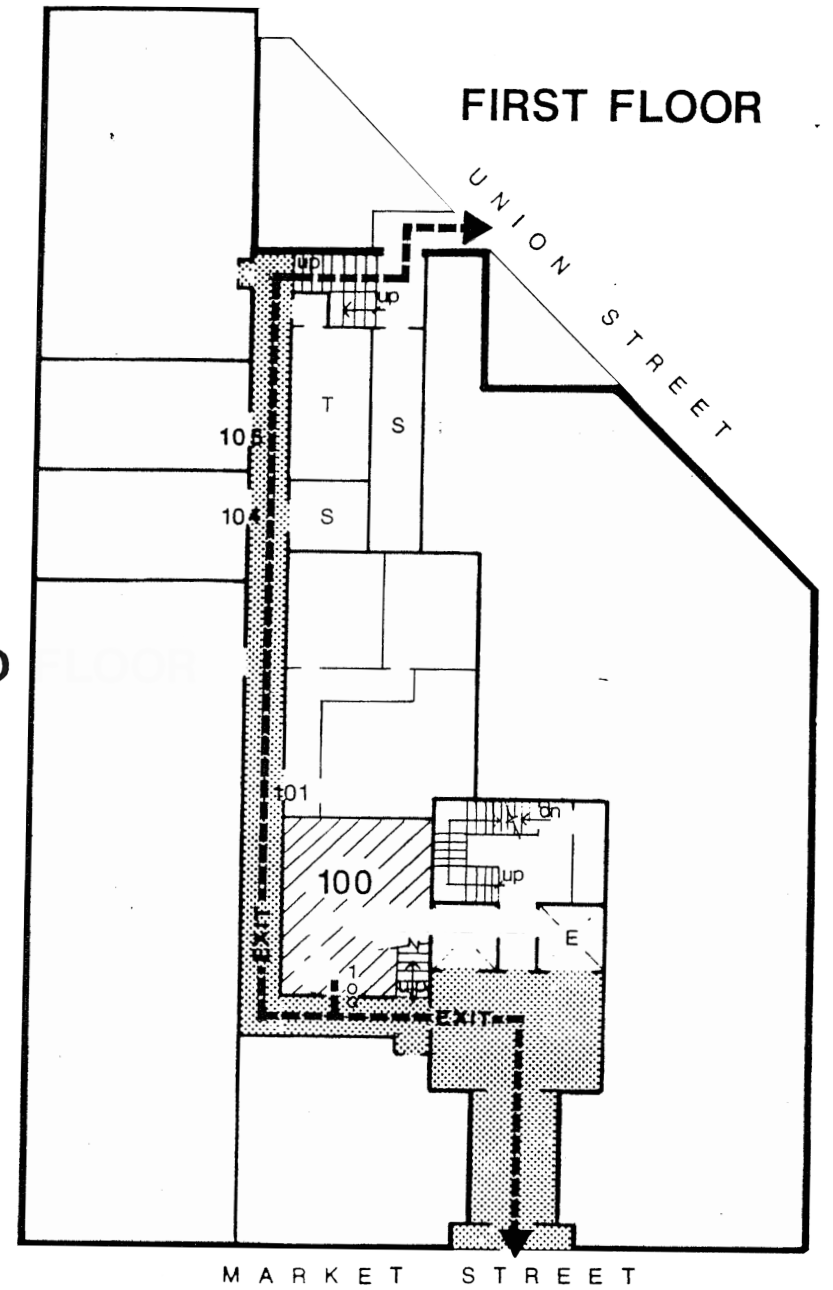
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SECOND FLOOR



FIRST FLOOR

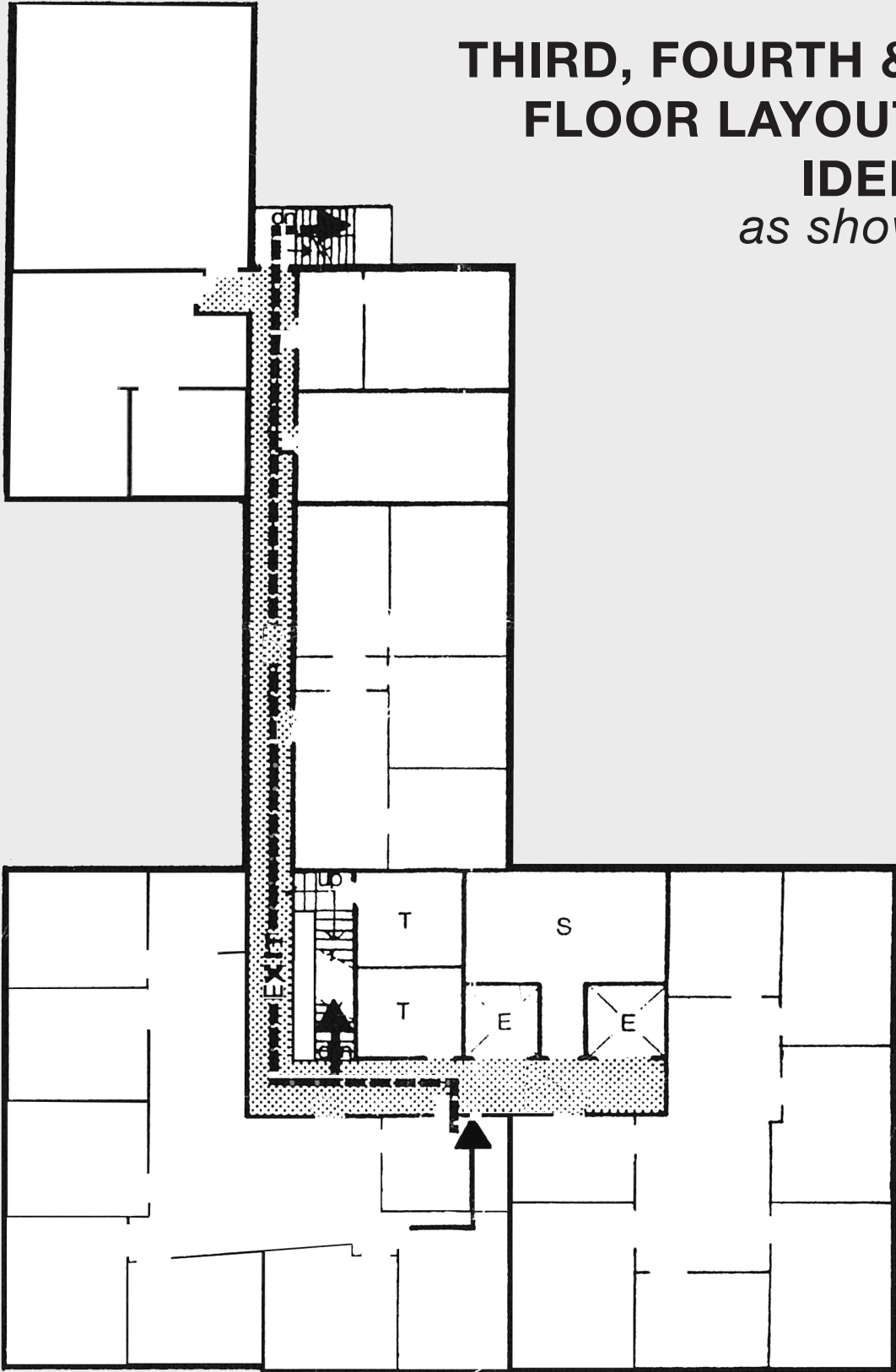


James E. Hanson

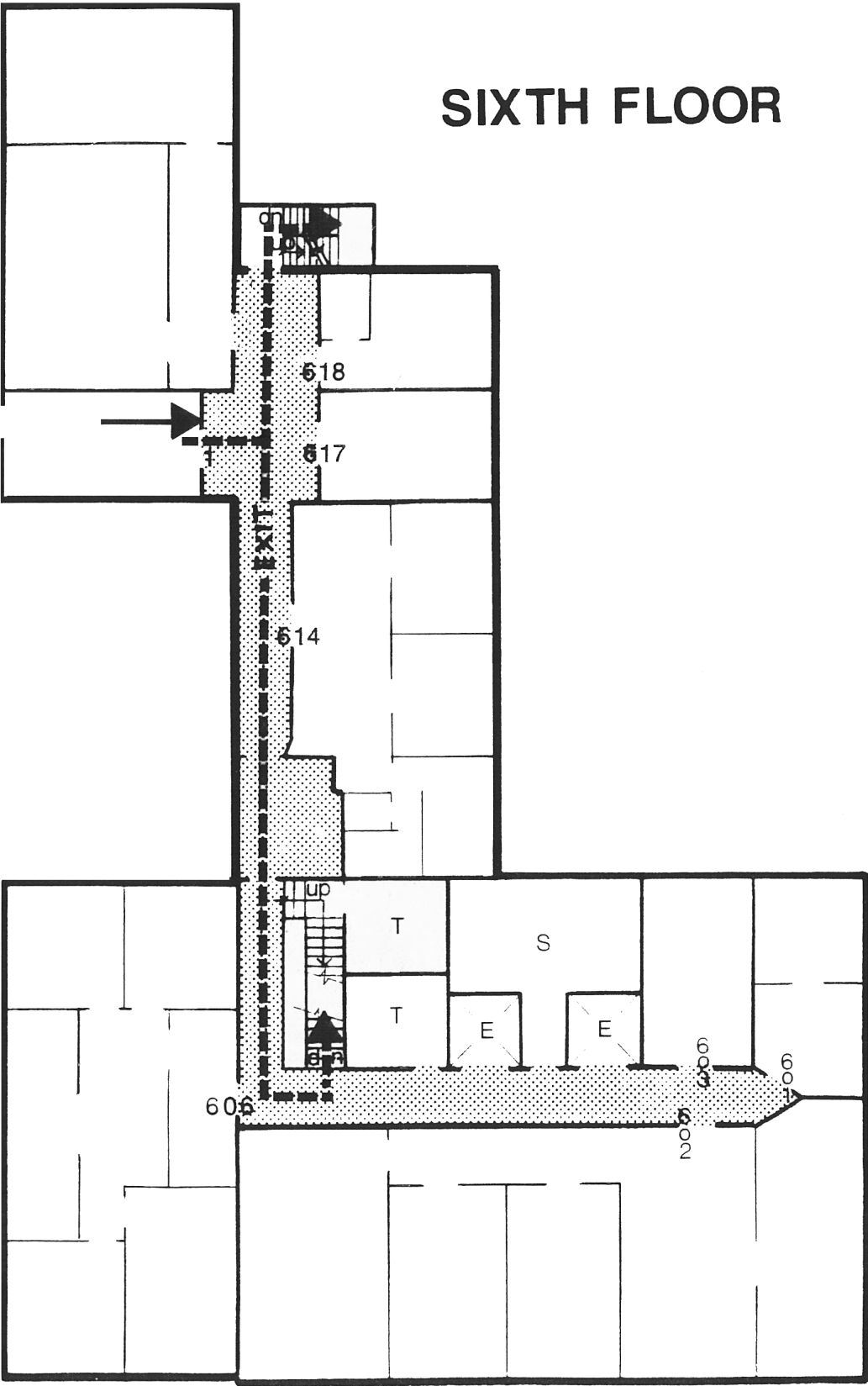
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Floor
Plan

THIRD, FOURTH & FIFTH
FLOOR LAYOUTS ARE
IDENTICAL
as shown here



SIXTH FLOOR



PATERSON, NJ 07505

[illegible]

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