

Rare Commercial Mixed Use Investment Opportunity

For Sale

Welcome to 1076 Summit Avenue, a unique mixed-use investment property in the heart of Jersey City Heights. Situated on a 3,200 SF lot, this eight-unit building with ground-floor retail seamlessly blends historic charm with extensive modern upgrades, offering a turnkey opportunity for savvy investors. The property stands out with a restored exterior that highlights its original architectural character, featuring new siding, a rebuilt cornice, a restored cast iron column entryway, freshly repainted upper levels, refinished stair railings and banisters, and a newly repaved and striped 8-car parking lot. Secure fob entry with video surveillance adds modern convenience. Major structural and infrastructure improvements include reframed and reinforced commercial-level framing, new electrical service extended from the street, updated gas and sewer lines, a new steel cellar door and skylight, and 2024 NJ Green Card certification—making this a stabilized, income-generating asset with future value-add potential in a high-demand location.



Revamped Residential Units with Character

- Modern amenities & styling
- Redone layouts
- New central air systems

3 of the 6 units have been gut renovated, each featuring:

- All new framing and sheetrock
- New kitchen & bathrooms

2 COMMERCIAL STOREFRONTS • 6 RESIDENTIAL UNITS • 3,200 SF LOT



Enhanced Commercial Appeal

- Gut renovated
- New shopfront windows & doors
- ADA-compliant bathrooms
- High ceilings & open floor plans
- New HVAC systems



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