



OFFICE BUILDING

FOR LEASE

±1,500 SF OFFICE SPACE

26 Papetti Plaza, Elizabeth, NJ 07206

For More Information, Contact the Exclusive Brokers

CHRISTIAN WALSIFER, CCIM, SIOR

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Executive Director
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830 Morris Turnpike, Suite 201, Short Hills, NJ 07078

www.blauberg.com

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LOCATION DESCRIPTION

Less Than 1 Miles to US Highway 1 & 9

Approx. 2.3 Miles to NJ Turnpike Exit 13A

Approx. 3.9 Miles to Newark Liberty International Airport

Approx. 6.9 Miles to Newark Penn Station

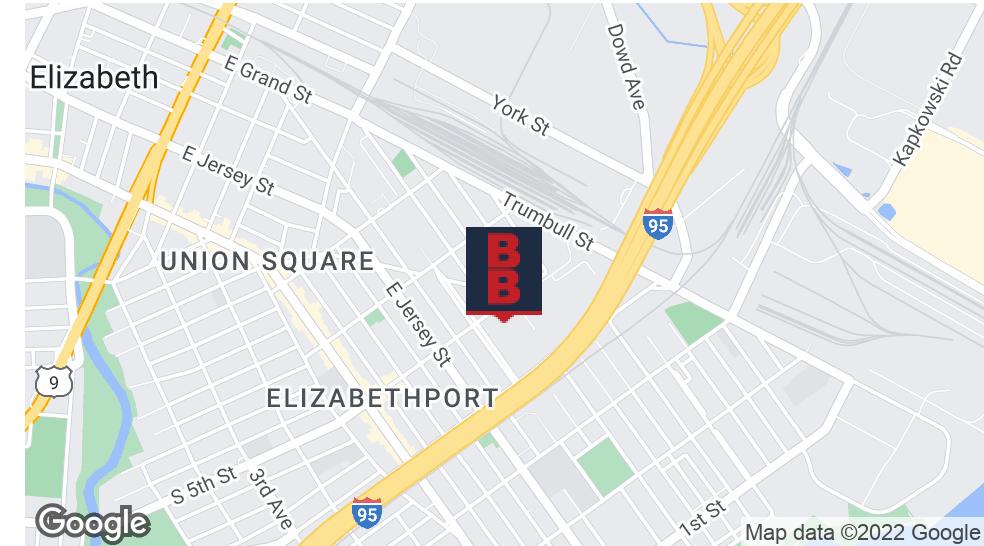
OFFERING SUMMARY

Lease Rate:

Please Call for Lease Rate

Available SF:

1,500 SF



PROPERTY HIGHLIGHTS

- ±1,500 SF Professional Office Space with Flexible Terms
- Aggressive Ownership
- 50-Car Parking Available
- Bus Service Nearby
- Nearby Retailers Include Restaurants, Grocery Stores, Trinitas Medical Center, Pharmacies
- 1.5 Miles to The Mill of Jersey Gardens and 2.3 Miles to Ikea

| DEMOGRAPHICS | 0.25 MILES | 0.5 MILES | 1 MILE |
|-------------------|------------|-----------|----------|
| Total Households | 1,420 | 4,951 | 12,869 |
| Total Population | 4,751 | 15,795 | 39,560 |
| Average HH Income | \$57,370 | \$54,784 | \$54,986 |

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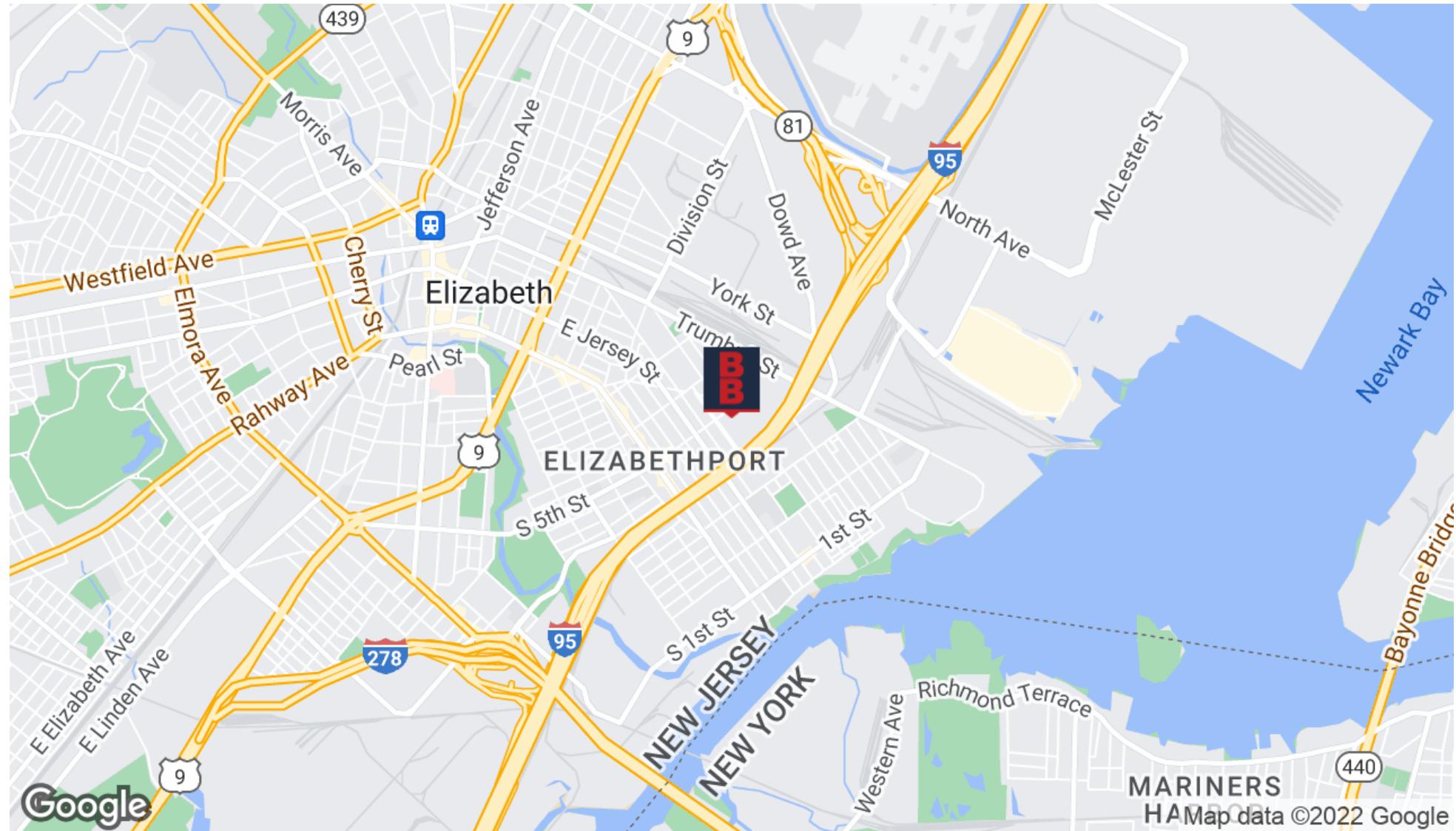
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THE BLAU & BERG COMPANY

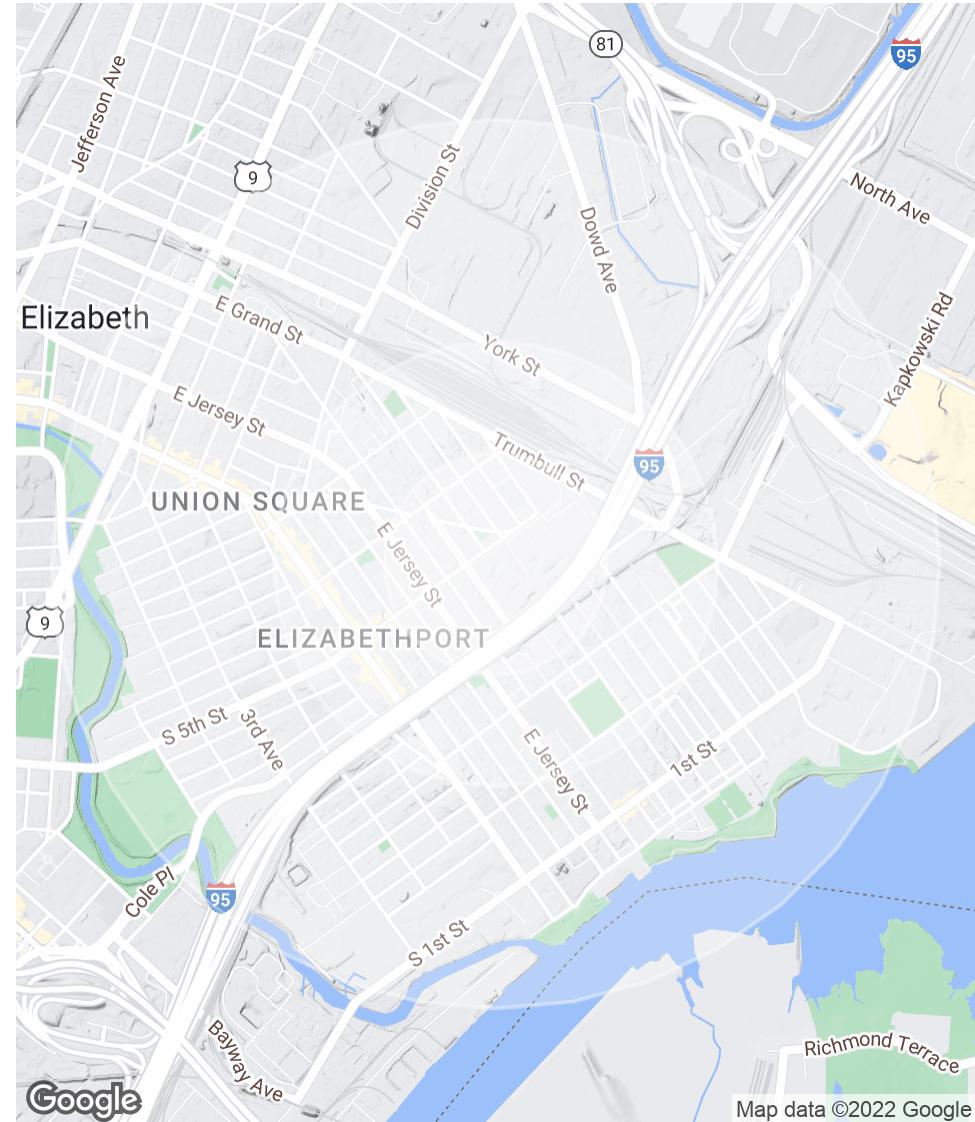
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| POPULATION | 0.25 MILES | 0.5 MILES | 1 MILE |
|----------------------|------------|-----------|--------|
| Total Population | 4,751 | 15,795 | 39,560 |
| Average Age | 31.9 | 30.8 | 32.1 |
| Average Age (Male) | 32.2 | 29.5 | 31.3 |
| Average Age (Female) | 32.3 | 32.0 | 33.0 |

| HOUSEHOLDS & INCOME | 0.25 MILES | 0.5 MILES | 1 MILE |
|---------------------|------------|-----------|-----------|
| Total Households | 1,420 | 4,951 | 12,869 |
| # of Persons per HH | 3.3 | 3.2 | 3.1 |
| Average HH Income | \$57,370 | \$54,784 | \$54,986 |
| Average House Value | \$252,751 | \$186,094 | \$236,264 |

* Demographic data derived from 2020 ACS - US Census



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