



Specifications

±37,810 SF
TOTAL BUILDING SIZE

±0.53 AC
TOTAL ACREAGE

±37,810 SF
AVAILABILITY

Wet System
SPRINKLER SYSTEM

Gas Suspended
HEAT

5 Drive-Ins
LOADING

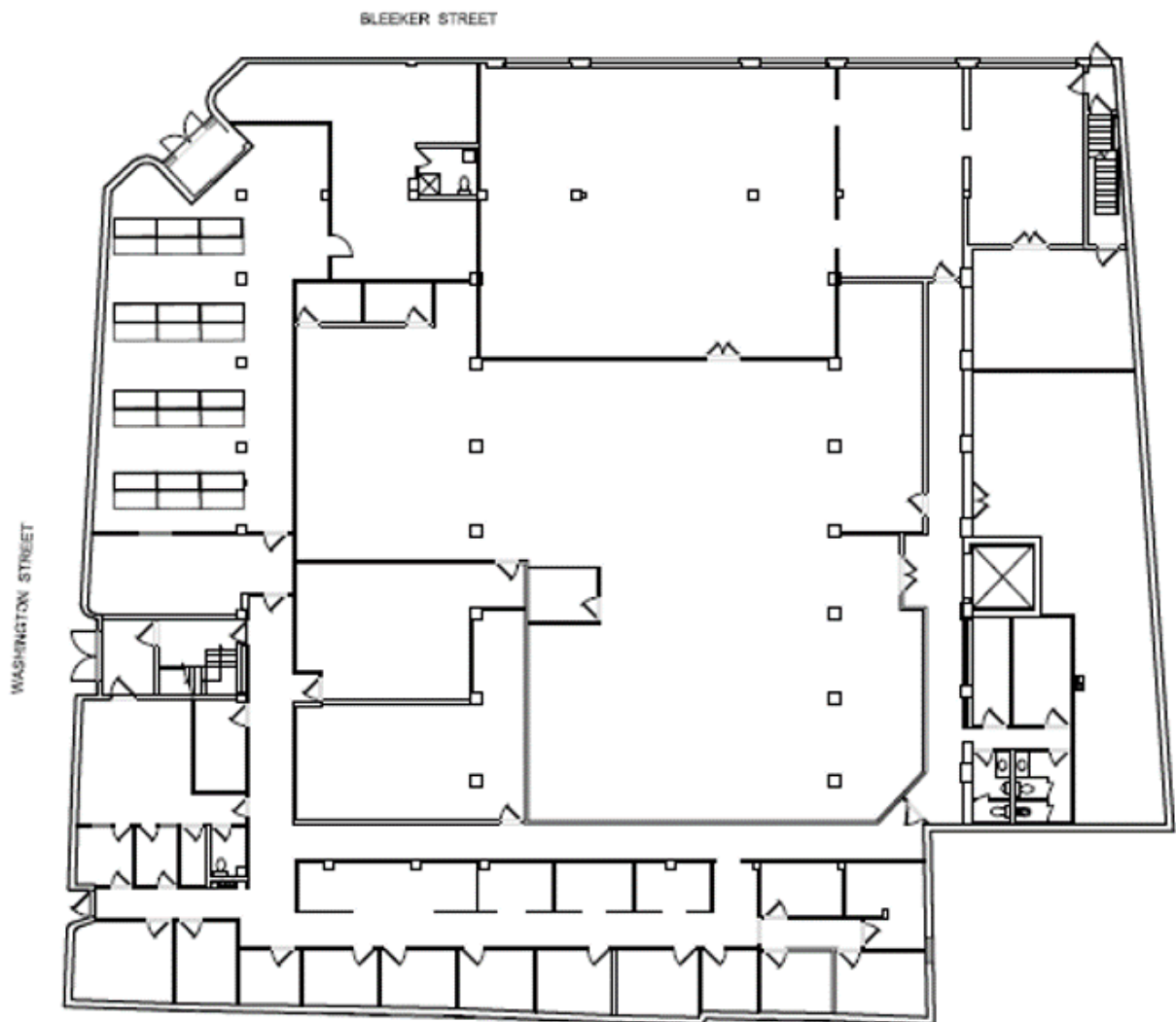
Bus Stop Directly In Front of
Washington Street
Walking Distance to Light Rail
and NJ Transit
ACCESSIBILITY

For additional property information or to arrange an inspection, please contact the exclusive brokers:

Kenneth F. Crimmins, CCIM, SIOR
Chairman & CEO
973.379.6644 x 111
kfcrimmins@blauberg.com

Jason M. Crimmins, CCIM, SIOR
President
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Laura L. Crimmins, SIOR
Executive Director
973.379.6644 x 142
lcrimmins@blauberg.com

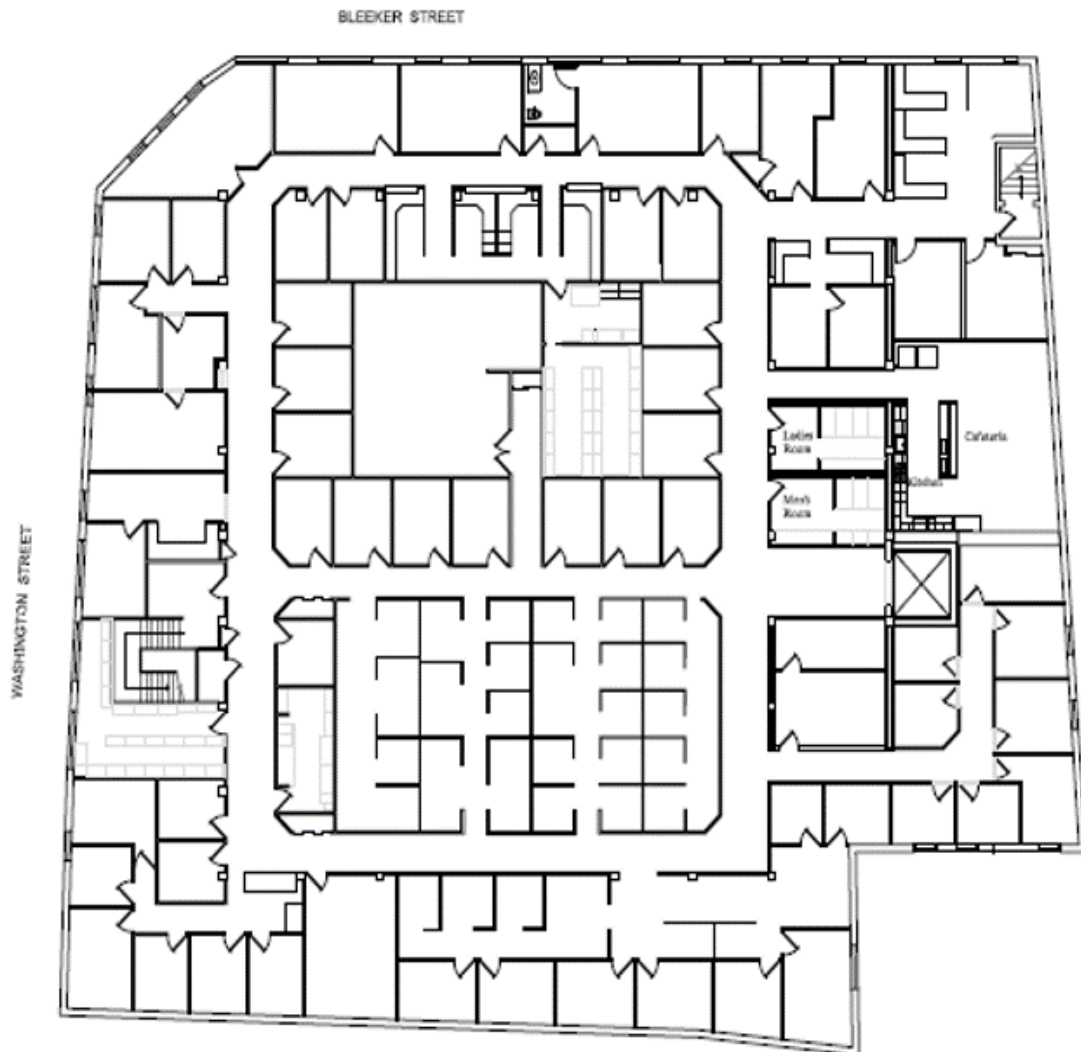


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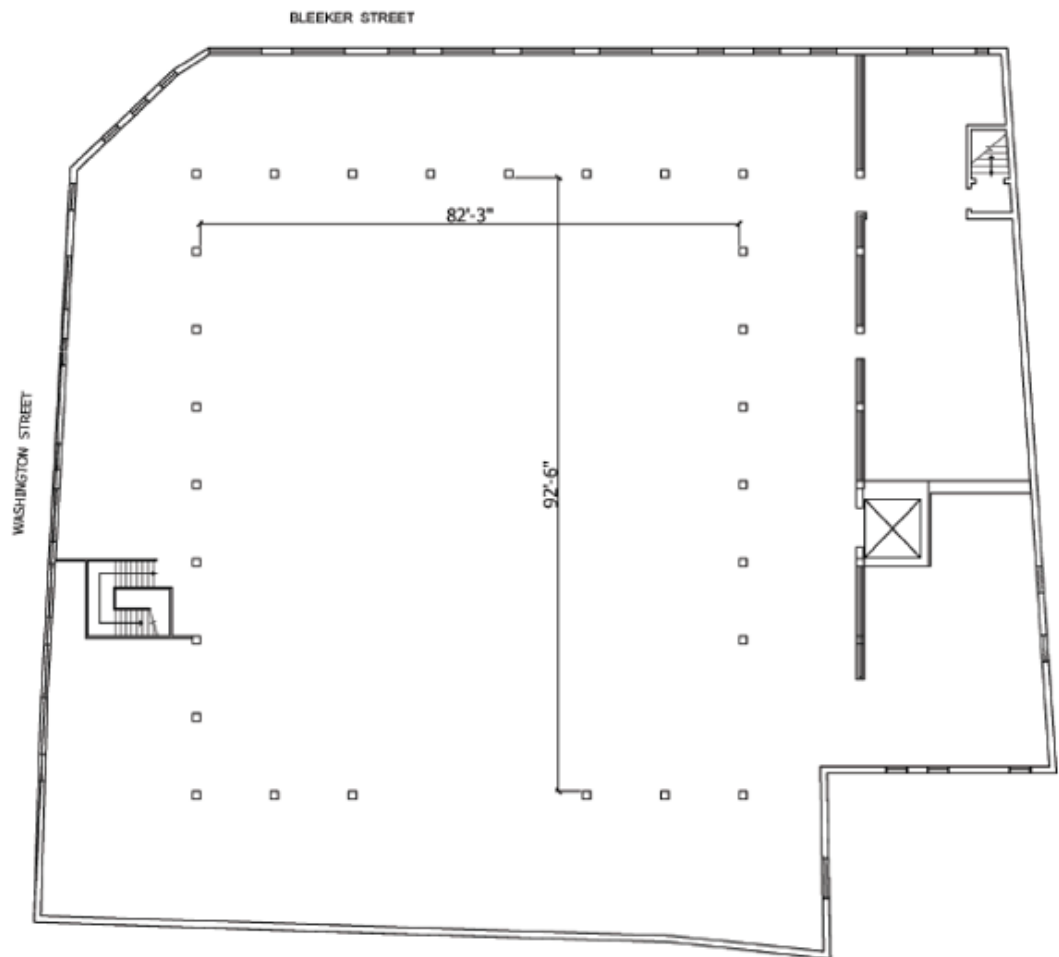


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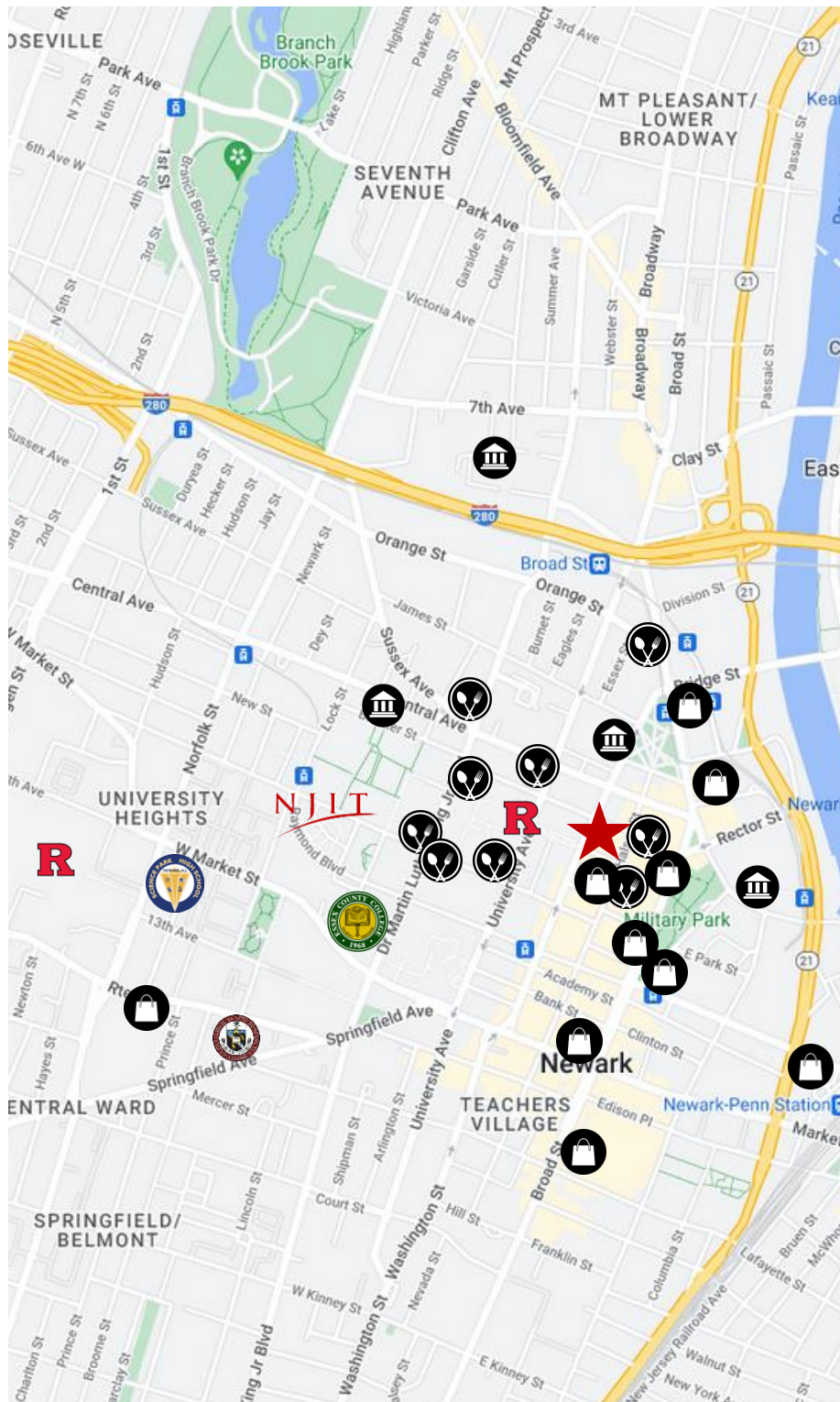


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Downtown Newark

100 Washington Street is located across from Rutgers University – Newark Campus in the heart of downtown Newark, surrounded by numerous restaurants, museums, retail shops and fitness centers



Restaurants

QDOBA Mexican Eats
Ramen Gami
Marcus B&P
The Halal Guys
Halal R Us
Taj Mahal Food Truck
Mexi-Flip Taco Truck
Starbucks
JBJ Soul Kitchen
Subway



Education

Rutgers University
NJ Institute of Technology
Essex County College
Science Park High School
St. Benedict's Preparatory School



Arts & Culture

Newark Museum
The Newark Museum of Art
Robert Van Houten Library
Museum of the Old First Ward
New Jersey Performing Arts Center



Retail

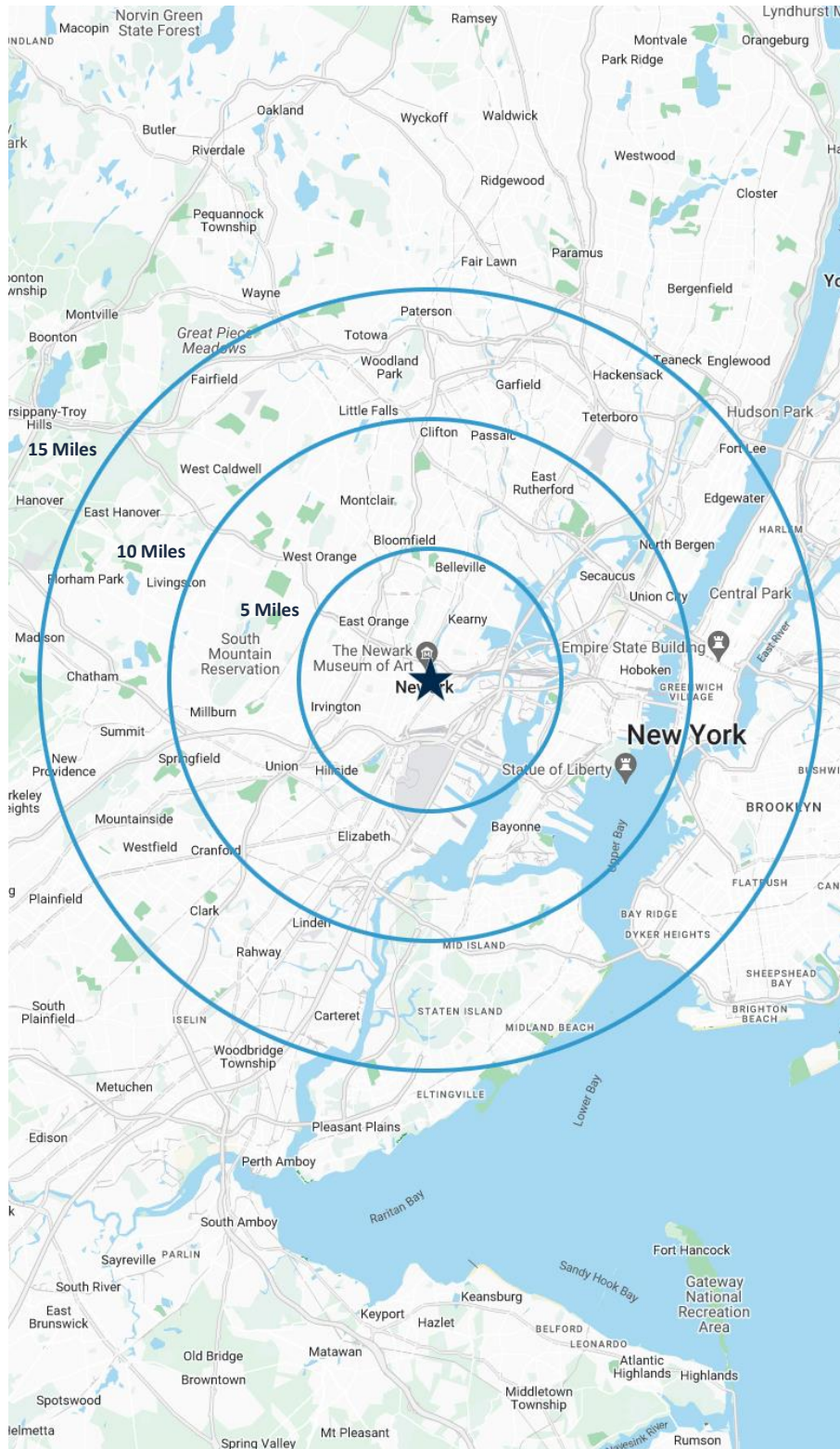
Whole Foods Market
Nike Factory Store
Gap Factory
Foot Locker
ShopRite
Courtyard by Marriott
Double Tree by Hilton
Arrival Fitness
I'm So Yoga
Planet Fitness
LivFit Fitness

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5 MILES

- Total Population: 779,891
- Households: 291,642
- Median Household Income: \$74,320
- Average Household Size: 2.6
- Transportation to Work: 390,466
- Labor Force: 622,586

10 MILES

- Total Population: 2.92M
- Households: 1.18M
- Median Household Income: \$112,550
- Average Household Size: 2.4
- Transportation to Work: 1.59M
- Labor Force: 2.4M

15 MILES

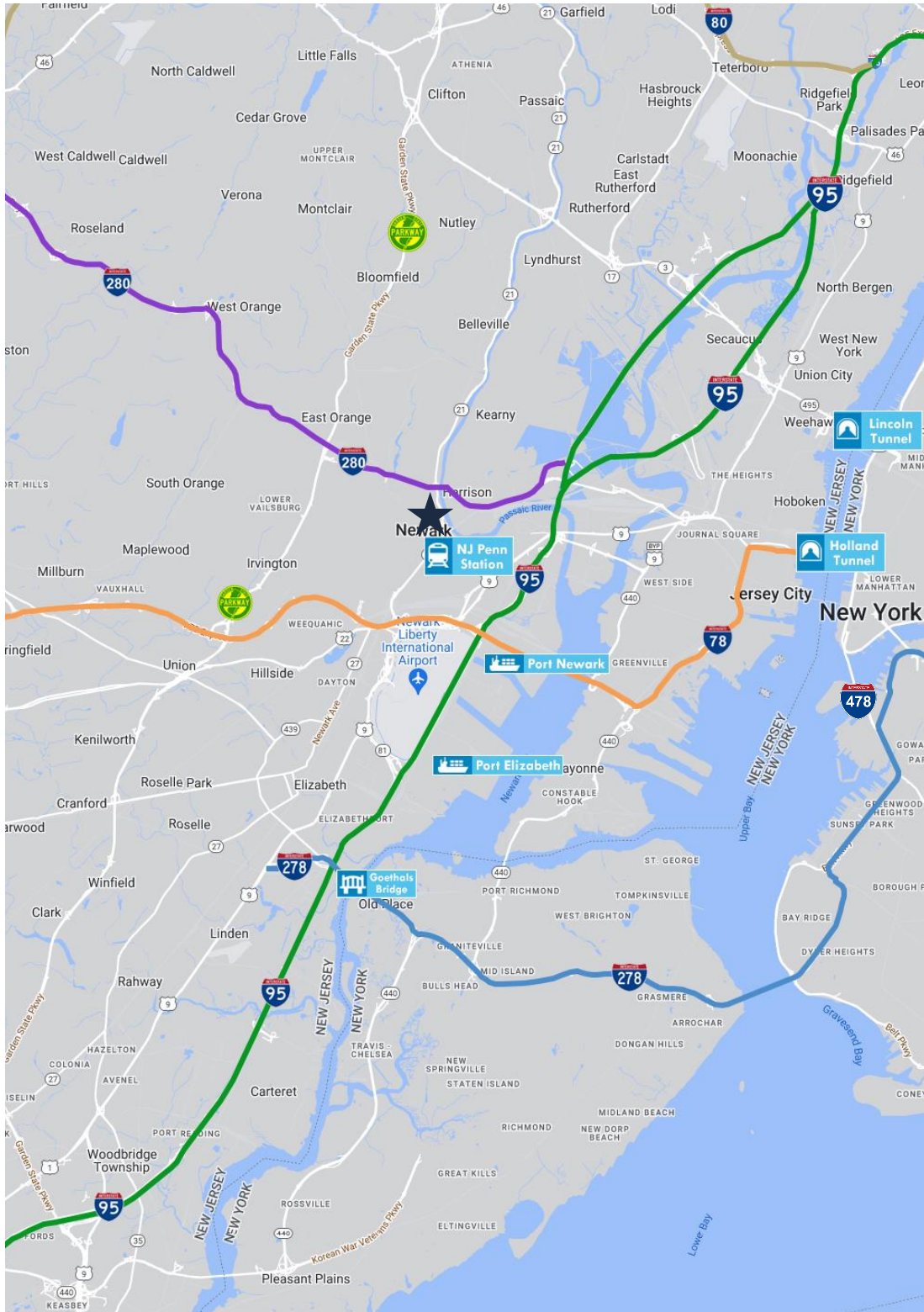
- Total Population: 8.2M
- Households: 3.26M
- Median Household Income: \$106,235
- Average Household Size: 2.5
- Transportation to Work: 4.29M
- Labor Force: 6.73M

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ACCESSIBILITY



0.6 MI
I-280



2.4 MI
I-78 Exit 58



2.6 MI
US Hwy 1 & 9



3.6 MI
I-95 Exit 15W



4.4 MI
Newark Airport



6.1 MI
Ports Newark
& Elizabeth



8.3 MI
Holland Tunnel



10.2 MI
Lincoln Tunnel

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