

# 2536 Route 22 East • Union, NJ

Available For Lease

**NEW Facade  
Coming Soon!**

**T-Mobile**

**22 EAST**



**JENNIFER  
CONVERTIBLES**

**PYLON  
AVAILABLE**

**84,693 AADT**

**Bank of America**

**Red Lobster**

**4,900 SF  
FREESTANDING BUILDING  
FOR LEASE**



<b>DEMOGRAPHICS</b>	<b>1 miles</b>	<b>3 mile</b>	<b>5 mile</b>
Total Population	12,529	155,998	534,020
Average HHI	\$84,199	\$97,119	\$92,369
Households	4,644	56,206	187,899

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**22 WEST**



**JEFFERY REALTY**  
Retail Specialist

## **2536 Route 22 East • Union, NJ**

**4,900 SF Available For Lease**

**Available  
4,900 SF**

## Rental Rate

Call for Quote

## Taxes

**Frontage**  
106'

## Parking Adequate

**Traffic Count**  
84,693 vehicles  
per day pass site

## Neighboring Retailers

Home Depot, Walmart, IHop, CVS, Ray Catena Mercedes, Party City, AppleBee's, Taco Bell, Target, Red Lobster, Home Goods, Best Buy

## Notes

- Located at feeder road to Home Depot and Walmart
- Over head door on side
- Large pylon sign
- Easy access to Garden State Parkway & Route 78
- 1st time available in 25 years

