

RETAIL SPACE

JERSEY CITY, NJ DOWNTOWN

34 Coles Street | Jersey City, NJ



SPACE

AVAILABLE:

Ground Floor +/-
1,700 Sq. Ft.

Basement +/-
1,200 Sq. Ft.

POSSESSION:

Immediate

TERM:

Long Term

CONDITION:

Raw Space

FRONTAGE:

44 FT on Coles Street
51 FT on Second Street

PREVIOUS USE:

Grocery Store

RENT:

Upon Request

HIGHLIGHTS:

Excellent opportunity for retail or office use steps from busy Newark Ave.

Perfectly situated in the center of "restaurant row," less than 4 blocks from Grove Street PATH Station and walking distance to the Newport Center Mall.

Heavy pedestrian traffic with lots of exposure on from Coles Street, Second Street, and Newark Ave.

Accessible by the PATH train, many NJ Transit buses, and the Hudson-Bergen Light Rail. with the Grove Street PATH Station at its center.



R E T H I N K
R E B U I L D
R E N E W

BOBBY ANTONICELLO JR.

Manager

(201) 300-6489

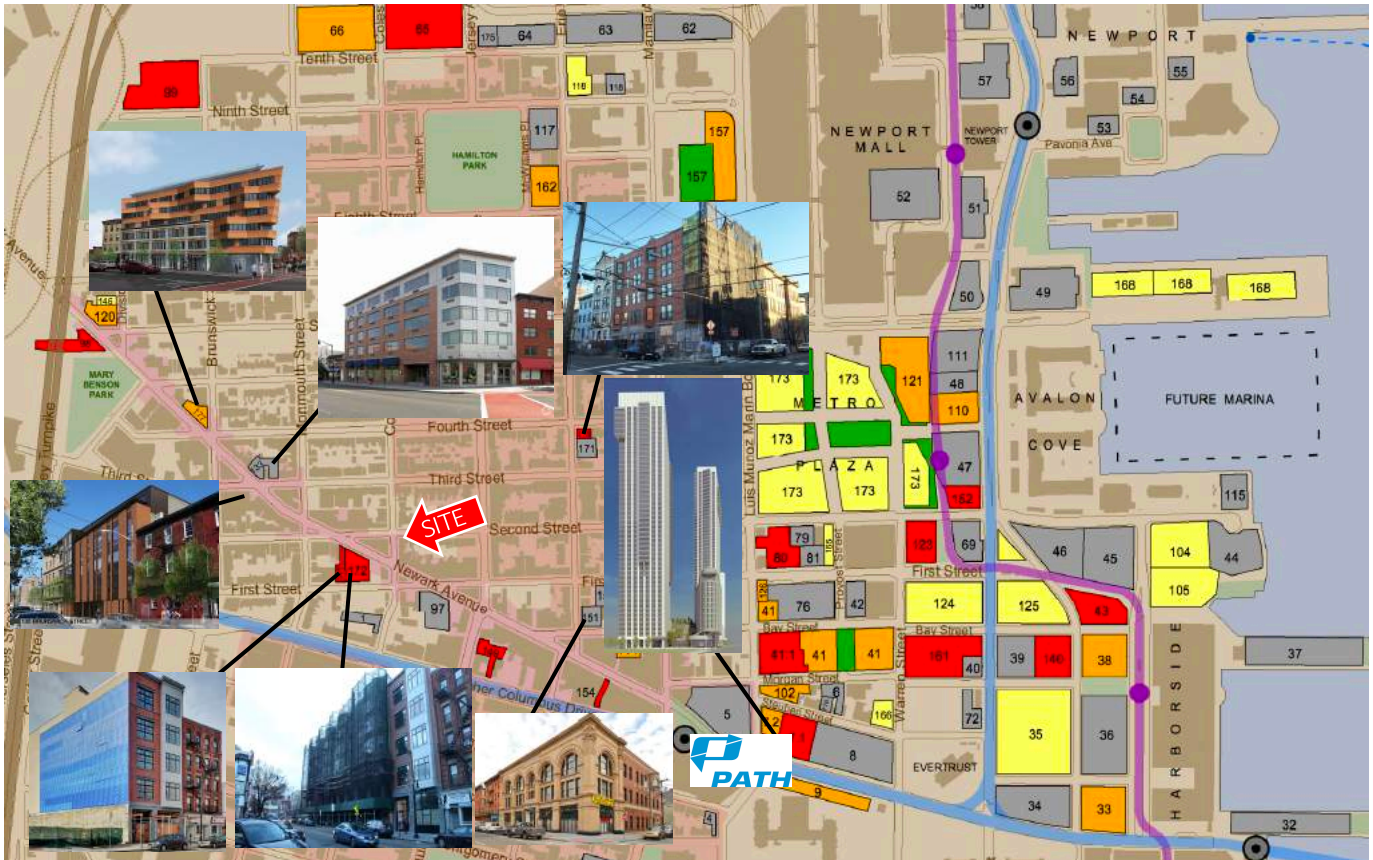
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RETAIL SPACE

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TOTAL POPULATION

.05 Mile	26,067
1 Mile	52,645
1.5 Mile	102,835

ESTIMATED DAYTIME POPULATION:

.05 Mile	48,921
1 Mile	69,312
1.5 Mile	125,724

AVERAGE HOUSEHOLD

INCOME:	
.05 Mile	\$138,459
1 Mile	\$140,200
1.5 Mile	\$112,894

TOTAL HOUSEHOLDS

.05 Mile	16,103
1 Mile	29,765
1.5 Mile	54,879

NEIGHBORHOOD ATTRACTIONS:

- Art – Culture – Music
- Nightlife
- Street Festivals
- Farmers Market
- Free Concerts
- Great Long Term Businesses



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