

FOR LEASE

790 Route 3 West

CLIFTON, NEW JERSEY

RETAIL

AVAILABLE IMMEDIATELY



PROPERTY INFO

FEATURES

- + **Building Size:**
4,324 SF
- + **Rate:**
Call for quote
- + **NNN:**
\$12.40 psf
- + **Comments:**
 - High volume traffic: 106,000 VPD on Route 3
 - Strong retail market
 - Outstanding visibility
 - Easily accessible from Route 3 and local road

NEIGHBORING TENANTS

TRADER JOE'S



2017 Estimated Demographics

	1 Mile	3 Miles	5 Miles
Population	18,379	269,955	629,737
Households	6,407	95,557	226,653
Average Household Income	\$120,170	\$93,825	\$89,329
Daytime Population	19,948	221,999	550,639

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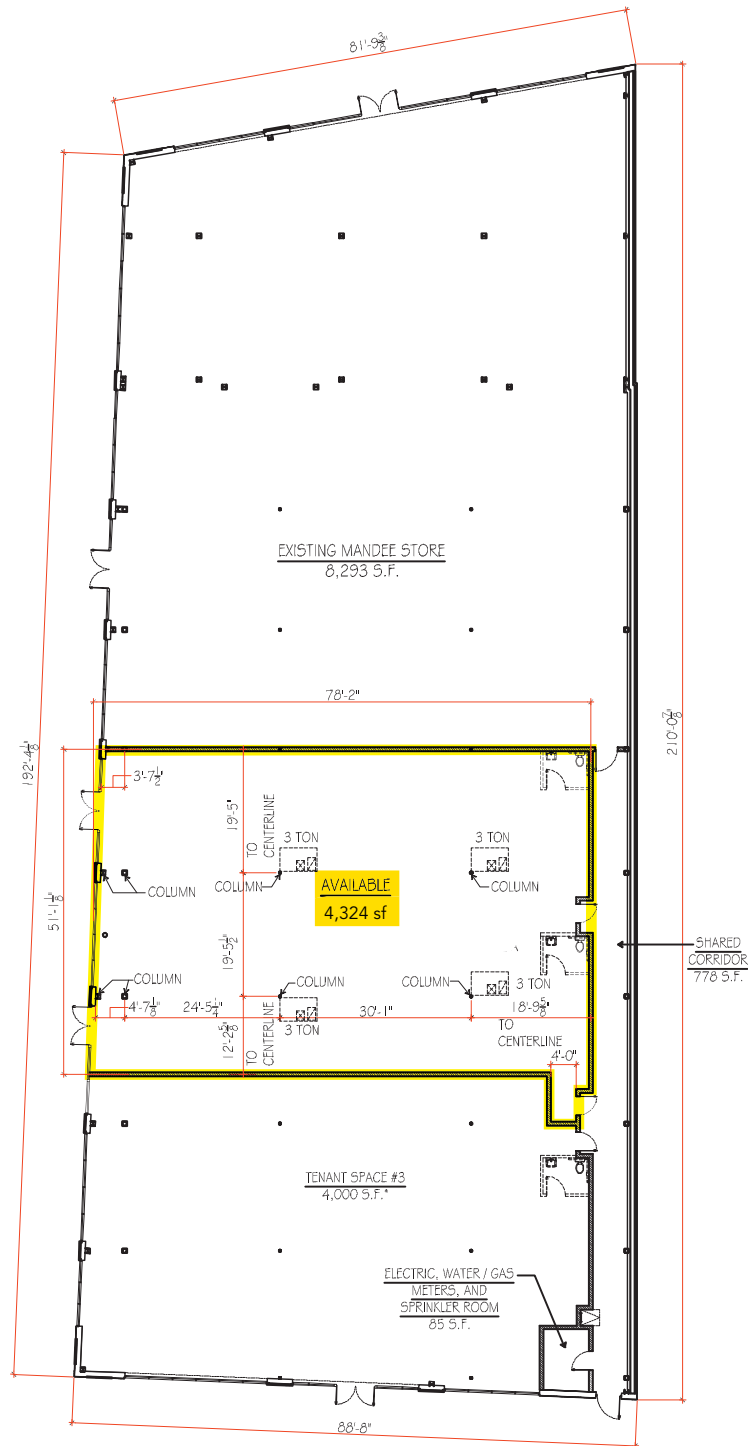
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SITE PLAN



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RETAIL AERIAL



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