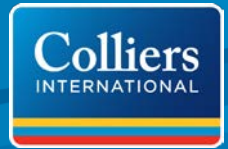


FOR LEASE > RETAIL SPACE > NEW CONSTRUCTION

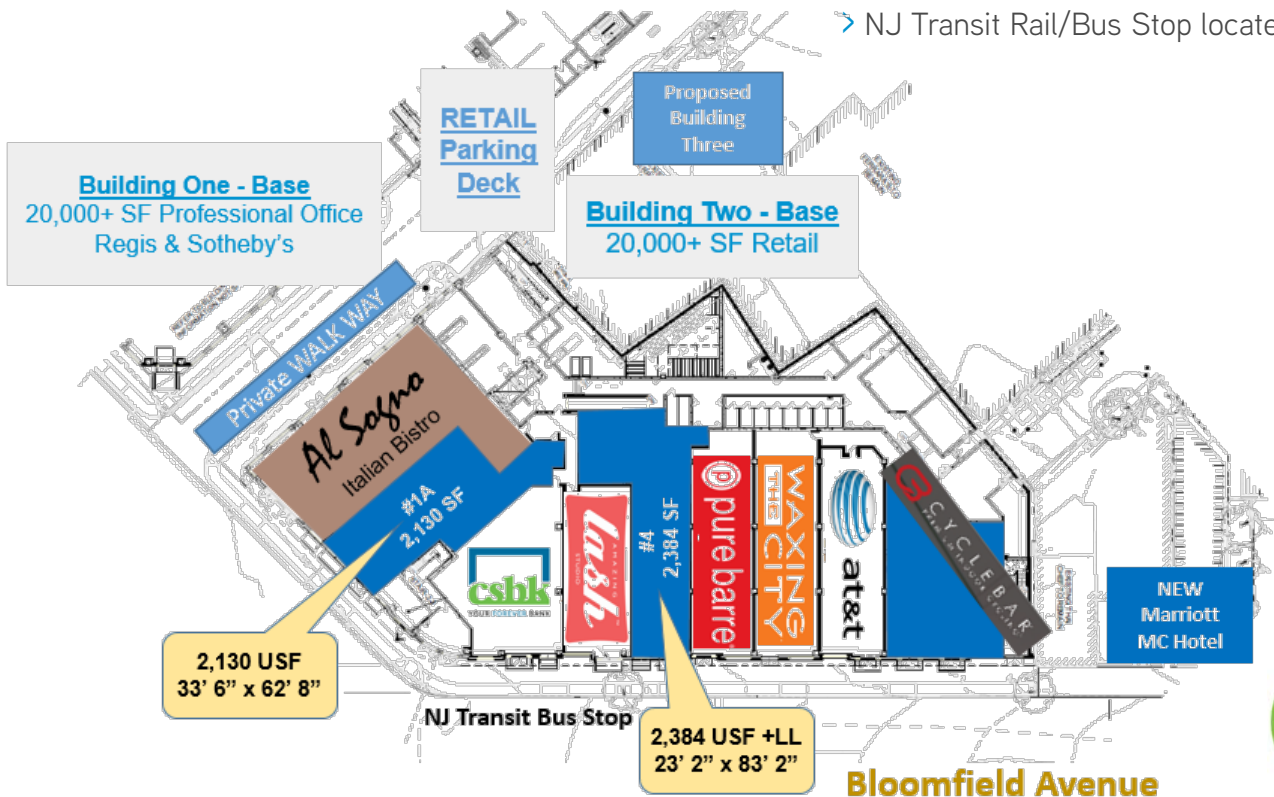


638 Bloomfield Avenue

MONTCLAIR, NJ 07042

Property Highlights

- > Retail space available at the base of NEW luxury mixed-use residential, retail and office building.
- > Two Towers **258 upscale apartments** (studio to two-BR) with roof top with city views (+/- 600 residents); Third Tower in design stage.
- > Located adjacent to The Marriott MC Hotel
- > **571 On-site parking spaces** – 4/1,000 SF
- > Population: **Three miles 176,240**
- > Traffic Count: **Nearly 30,000 cars a day!**
- > Average HH Income: **3 miles \$113,742**
- > **165,000+ Daytime** office pop in 3 mile radius
- > NJ Transit Rail/Bus Stop located in front of Retail



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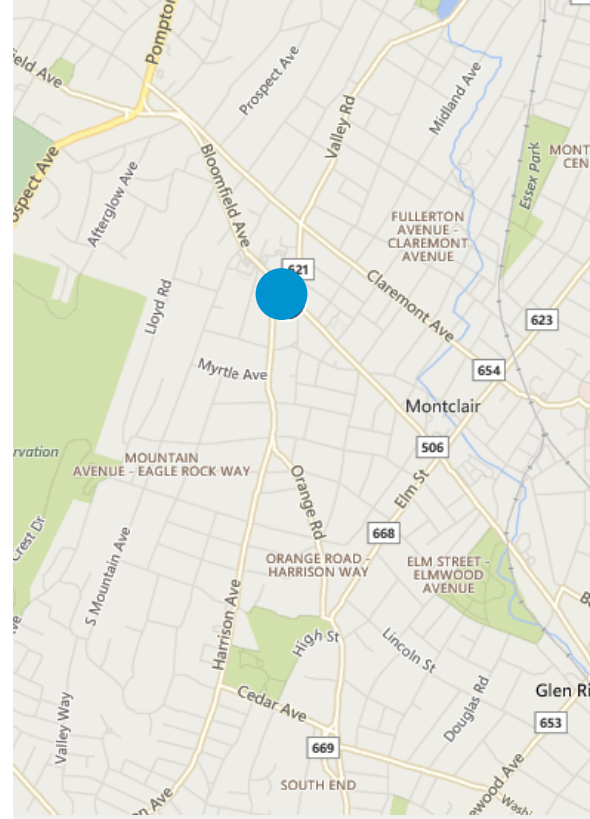
COLLIERS INTERNATIONAL NJ LLC
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The Community

Local Attractions: Montclair Art Museum
Wellmont Theatre
Montclair State University (20,000+ Students)

Location: NEC Valley Road at Bloomfield Avenue
2.5 miles north of Garden State Parkway

Transportation: Midtown Direct (59 trains daily to NYC)
Located between Walnut Street & Bay Street stations
Walking distance to additional 430-car parking garage
Adjacent parking lot/street parking



Contact Us

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