



AVAILABLE
 +/- 12,356 SF - 18,000 SF
 (divisible)

217 Main Street

West Orange, New Jersey

Size

- +/- 12,356 SF - 18,000 SF (divisible)

Market Activators

- Edison Village (21-acre mixed-use redevelopment with 334 newly constructed residential units and 230 townhomes approved to be constructed)
- Thomas Edison National Historic Park (57,694 visitors in 2016)
- West Orange Library and Municipal Public Works buildings

Site Description

- CVS-anchored strip center
- Opportunity to be located within the highly dense residential community of West Orange – 261,000 people within 3 miles
- Hundreds of millions of dollars invested into Main Street redevelopment over the past few years
- Landlord can construct additional square footage on the southeast corner of the building for a total of +/- 18,000 SF
- 1-mile from Interstate-280
- Parking lot with 148 spaces or approximately 6 spaces per 1,000 SF

Demographics

Radius	Population	Median Household Income	Households
1 Mile	32,134	\$46,216	11,660
2 Mile	116,037	\$52,463	44,300
3 Mile	261,000	\$55,310	97,588

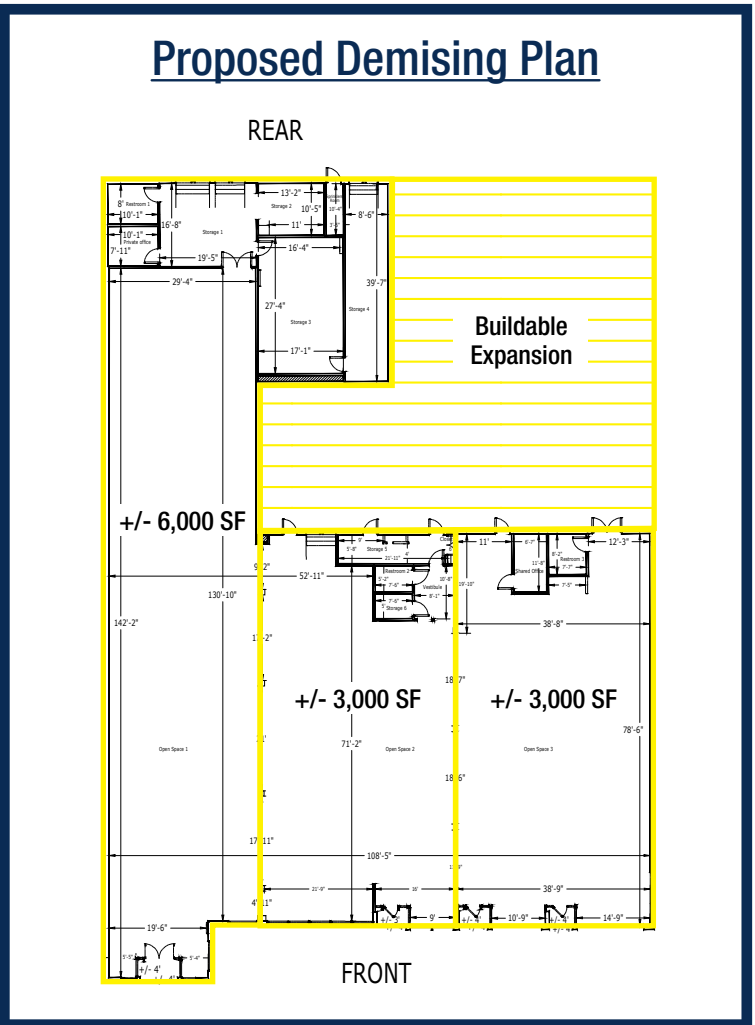
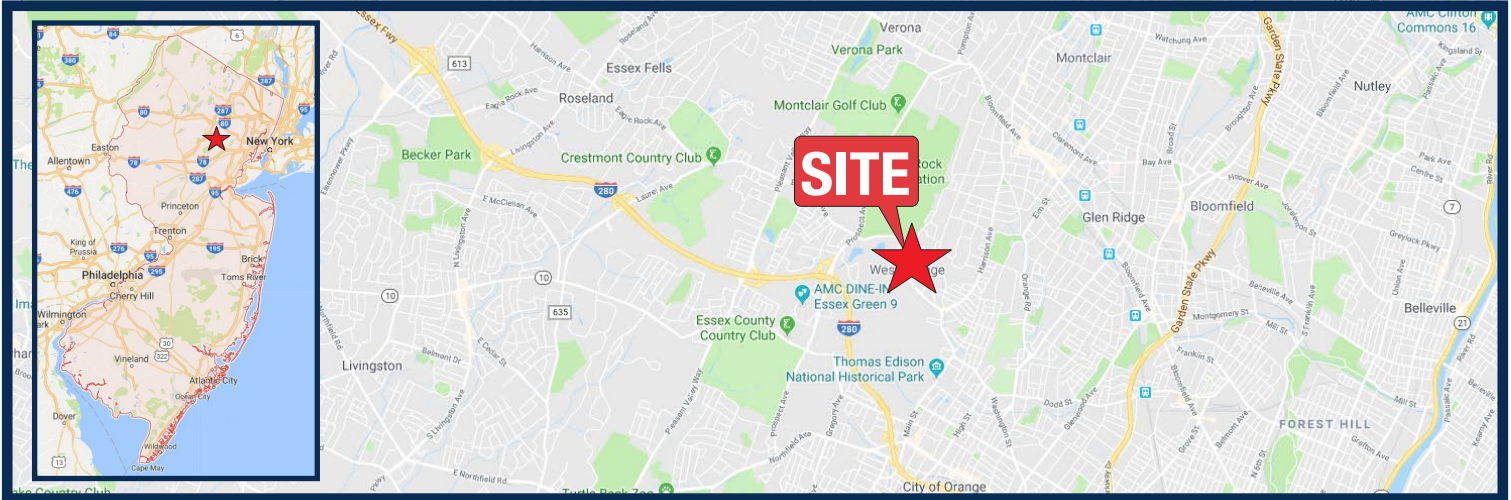
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