HIGHLIGHTS

- Turn-key, state of the art, restaurant opportunity in the best downtown Jersey City location surrounded by more than +/- 10,000 residential units.
- Extensive restaurant build out with two (2) stainless steel hood systems in place.
- 2 kitchens, 2 walk in boxes, prep space and lots of storage.
- Outdoor seating and event space available on roof.
- Fantastic visibility with high traffic count (18,947)!
- At the base of luxury rental building with interior access to residents and roof top for in house events.

Size
- +/- 1,700 SF +500 SF Mezzanine Outdoor Space/Basement Storage

Ceiling Height
- +/- 19 FT

Frontage
- 25 Ft on Columbus Dr.

Location
- Directly across from Grove Street PATH Station.
- Located on busy Christopher Columbus Dr. and steps off Grove St.

Traffic Volume
- 18,947

Grove PATH Ridership
- 2,780,660 2022 YTD

Neighboring Retailers

Possession
- Jan 1, 2023

Term
- Negotiable

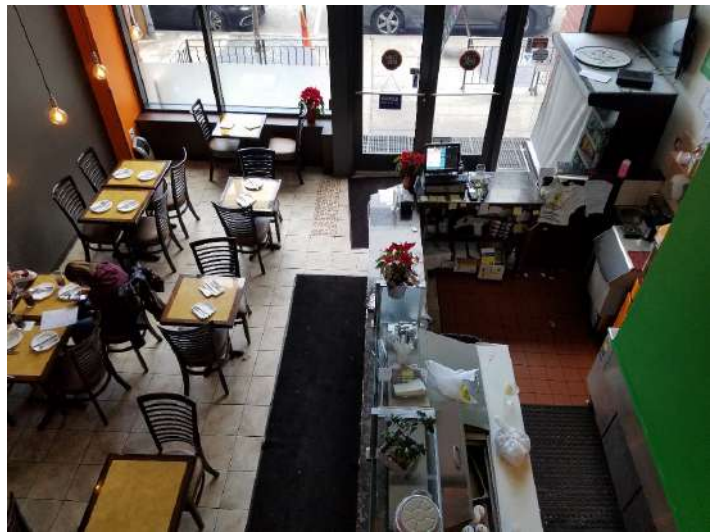### Lease Type
- NNN

Asking Rent
- Upon Request

Retail for Lease - Contact
Bobby Antonicello Jr. Ph. 201.300.6489
Bobby@gridrealestate.biz

Retail for Lease - Contact
Daniel Del Cid Ph. 201.466.7320
daniel@gridrealestate.biz

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INTERIOR PHOTOS

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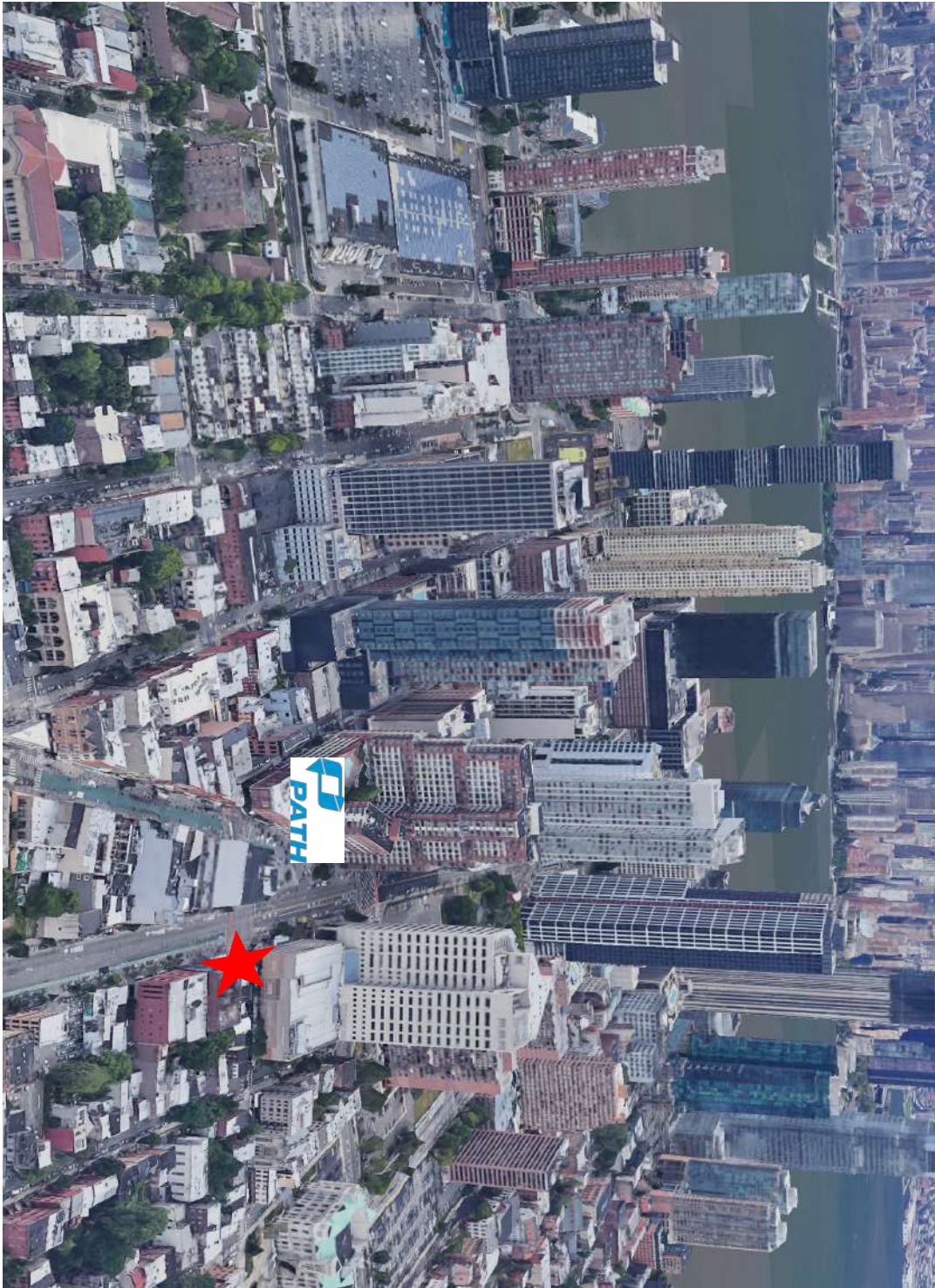Daniel Del Cid Ph. 201.466.7320
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AERIAL PHOTOS

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