



550 NEWARK AVENUE

Jersey City, 07306



HIGHLIGHTS:

550 Newark Ave is a complete medical hub. Home to many medical tenants such as Advanced Rehabilitation of Jersey City, Hudson River Radiology & Jersey Premier. The site sits dead center along Newark Ave which connects Downtown JC to Journal Square. 550 Newark Ave lays across the street from the Hudson County Courthouse and less than 5-blocks from JSQ Path.

This space features (1) waiting room, (4) examination rooms, (2) offices, (1) employee lounge, (2) bathrooms (in unit) and (2) parking spaces. As well as (2) recently renovated elevator cabs. The building has 24-hr access, signage, property manager on-site, security and parking. While also directly outside the Newark Ave/Oakland Ave Bus Stop.

LOCATION:

Newark Avenue
Journal Square

BUILD OUT

Turn-key Medical

CEILING HEIGHT

10 FT - Drop Ceiling

SIZE:

1,769 SF

TERM:

Negotiable

PARKING:

2 Spaces

ASKING PRICE:

Upon Request

BUILDING TENANTS:

- ARJC** | Advanced Rehabilitation of Jersey City
Specializing in Chiropractic, Physical Therapy, and Pain Management
- SurgiCore** SURGICAL CENTERS
- Hudson River Radiology**
Premier Outpatient Diagnostic Radiology
- JERSEY PREMIER PAIN**
*Chiropractic • Care • Pain Management • Acupuncture
Physical Therapy • Massage Therapy*
- ENGLEWOOD**
HOSPITAL AND MEDICAL CENTER
- St. Joseph's Health**



MORE INFORMATION

Bobby Antonicello Jr.
 Bobby@gridrealestate.biz
 (201) 300 - 6489

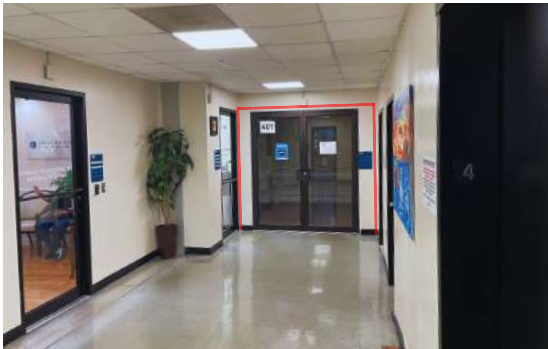
201 Marin Blvd Unit 106, Jersey City, NJ 07302
 www.gridrealestate.biz
 Licensed Real Estate Broker



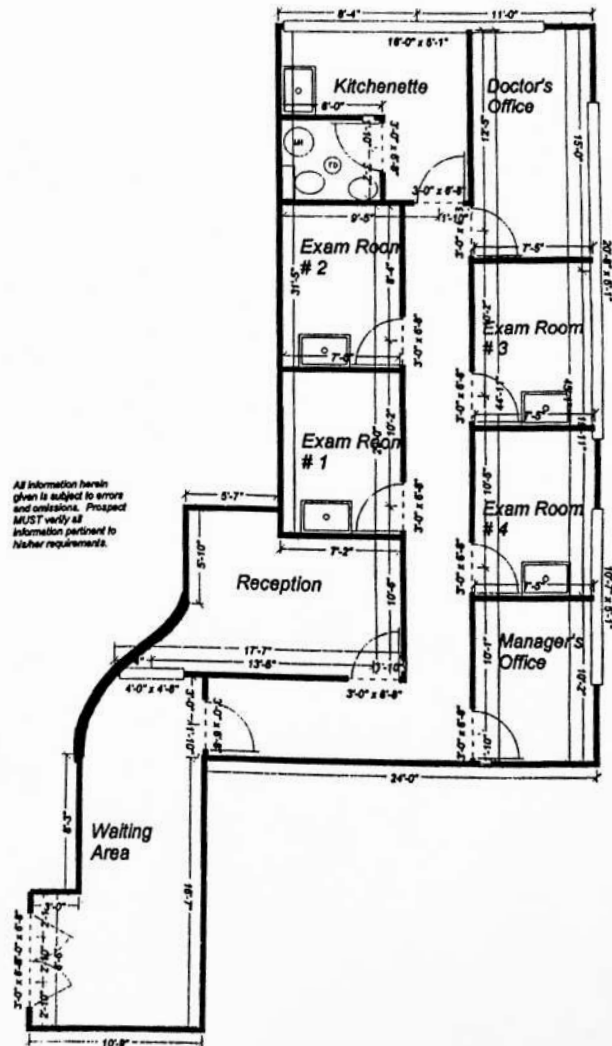
FLOOR PLAN

Exhibit 1

Suite 407
approx.
1769 sf



MAIN ENTRANCE



DEMOGRAPHICS

	1/2 MILE RADIUS		1 MILE RADIUS		1 1/2 MILE RADIUS
POPULATION	29,079	POPULATION	81,713	POPULATION	155,924
HOUSEHOLDS	11,346	HOUSEHOLDS	31,588	HOUSEHOLDS	62,194
MEDIAN AGE	34.6	MEDIAN AGE	34.6	MEDIAN AGE	34.4
COLLEGE GRADUATES (Bachelor's+)	11,429 - 56.1%	COLLEGE GRADUATES (Bachelor's+)	28,917 - 4.9%	COLLEGE GRADUATES (Bachelor's+)	56,888 - 51.0%
TOTAL BUSINESS	1,444	TOTAL BUSINESS	2,835	TOTAL BUSINESS	5,508
TOTAL EMPLOYEES	11,449	TOTAL EMPLOYEES	27,839	TOTAL EMPLOYEES	53,185
TOTAL DAYTIME POPULATION	22,139	TOTAL DAYTIME POPULATION	57,118	TOTAL DAYTIME POPULATION	104,496
AVERAGE HOUSEHOLD INCOME	\$77,905	AVERAGE HOUSEHOLD INCOME	\$92,144	AVERAGE HOUSEHOLD INCOME	\$109,249

MORE INFORMATION

Bobby Antonicello Jr.

Bobby@gridrealestate.biz

(201) 300 - 6489

201 Marin Blvd Unit 106, Jersey City, NJ 07302

www.gridrealestate.biz

Licensed Real Estate Broker

