

**SUMMIT**  
**425**  
**AVENUE**

**JERSEY CITY**



**PRIME NEW RETAIL SPACE**

**BOBBY ANTONICELLO JR.**

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### SPACE DETAILS:

### HIGHLIGHTS:

#### LOCATION:

Journal Square CBD  
Between Sip Ave and Newkirk St.  
1 block from JSQ PATH Station  
1 block from Pompidou Museum

#### SIZE:

SPACE 1: SIP AVE - 2,846 SF  
SPACE 2: SUMMIT AVE - 784 SF

#### FRONTAGE:

SPACE 1: 60 FT on SIP AVE  
SPACE 2: 50 FT on SUMMIT AVE

#### CEILING HEIGHT:

Ground Floor: 20 FT

#### POSSESSION:

Summer 2024

#### TRAFFIC COUNT:

Summit Ave: 17,020 VPD

#### DELIVERY:

Vanilla Box

#### LEASE TYPE:

NNN - \$10.00 PSF

#### ASKING RENT:

Upon Request

425 Summit Ave is positioned in the heart of Jersey City's bustling Journal Square neighborhood steps from the PATH station.

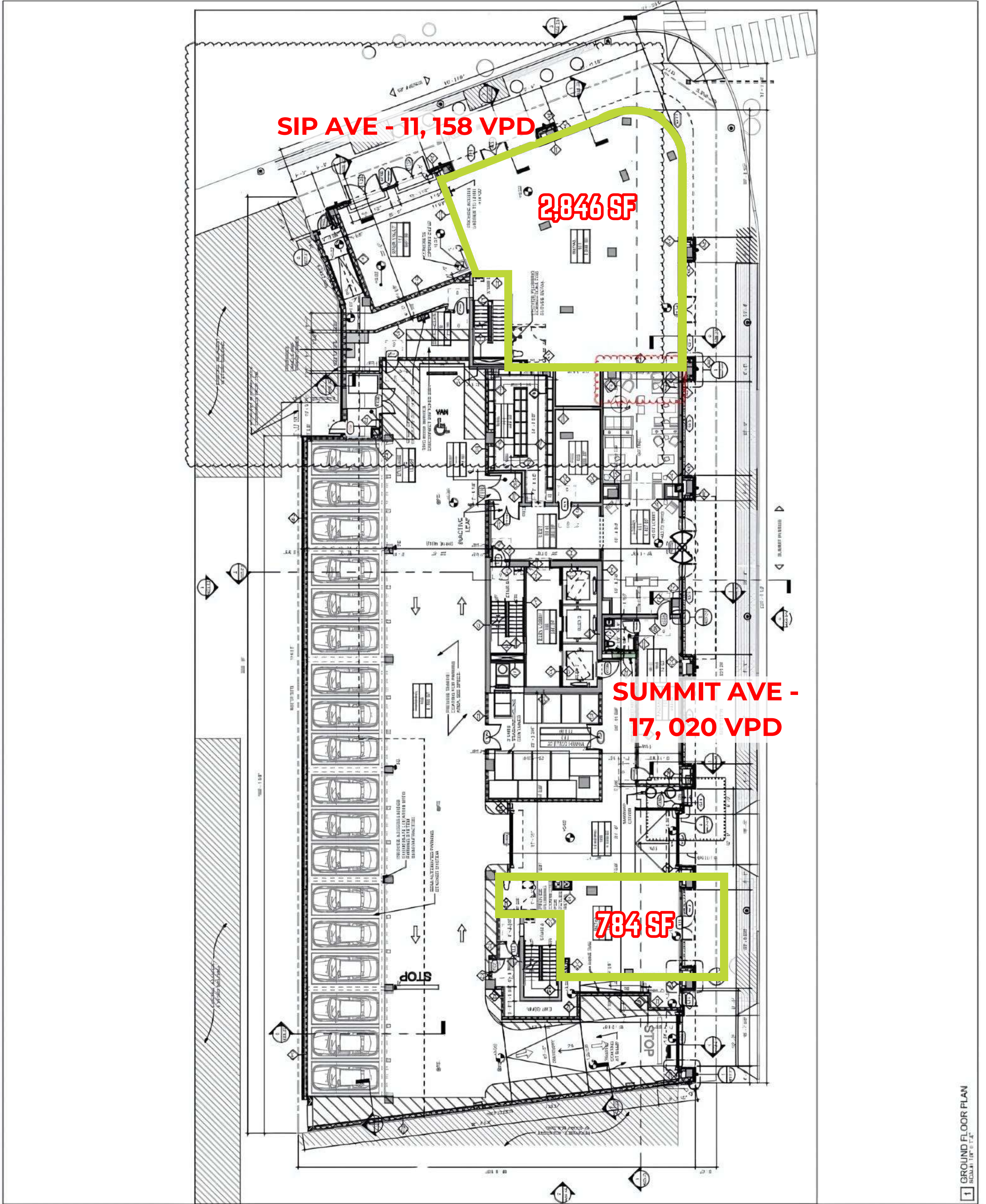
Surrounded by multiple brand new high-rise developments all with an array of upscale residences, trendy retail spaces, and vibrant communal areas making Journal Square the place to be for those who crave the pulse of city living.

Two retail spaces available with fantastic visibility along Sip Ave and Summit Ave.

Surrounded by 4,000 new residential units with 2,000 more in the pipeline in the immediate area.

Perfect for a cafe, medical or daycare use!

**FLOOR PLAN**



## JOURNAL SQUARE, JERSEY CITY, NEW JERSEY



NEIGHBORING DEVELOPMENTS



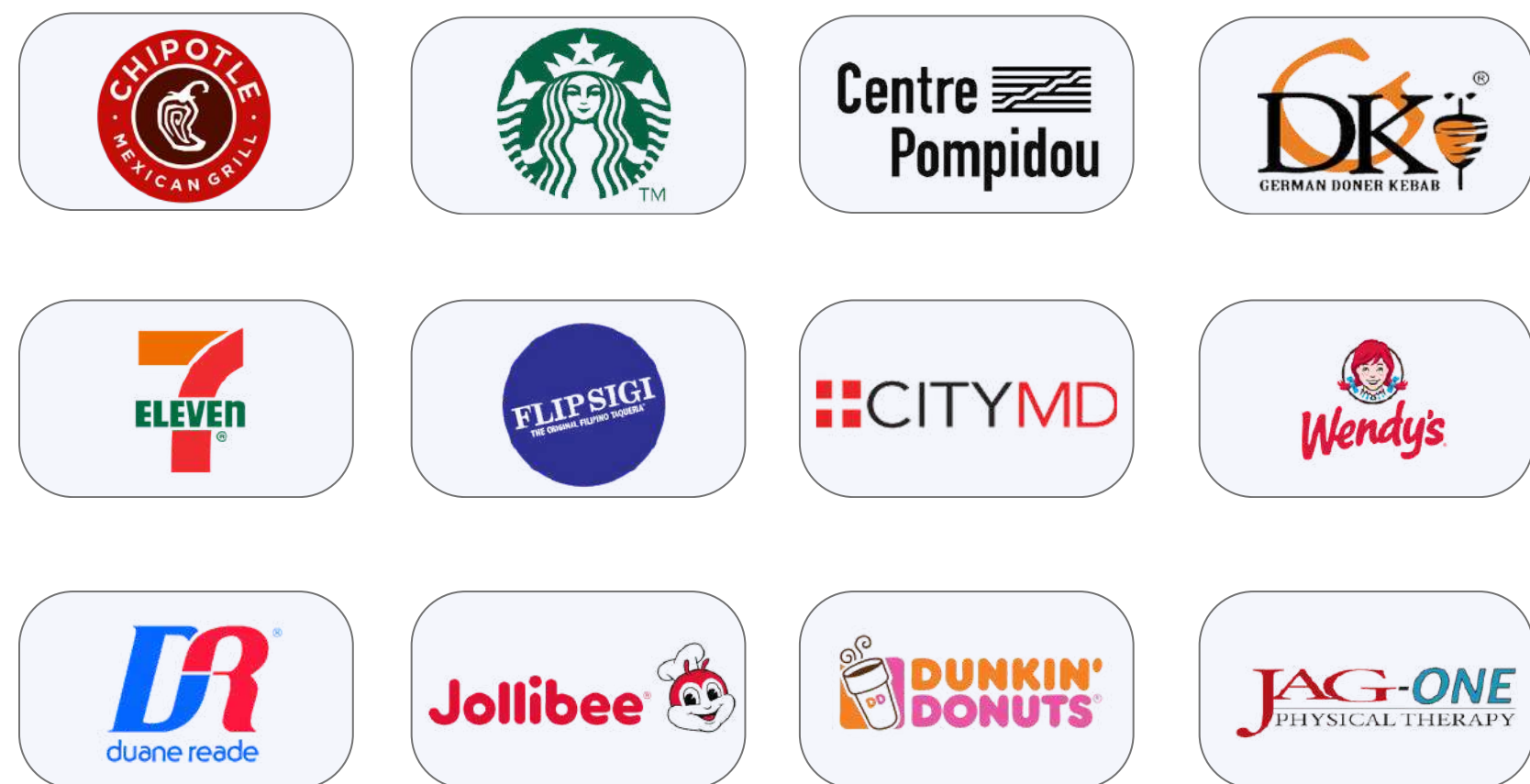
1 JOURNAL SQUARE - 1,800 UNITS  
(Located Across the Street)

NEIGHBORING DEVELOPMENTS



CENTRE POMPIDOU  
(Located Across the Street)

### meet the neighborhood



### neighboring universities



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**PRIME NEW RETAIL SPACE AVAILABLE**

**2023 JOURNAL SQUARE PATH RIDERSHIP**  
**4,223,195**



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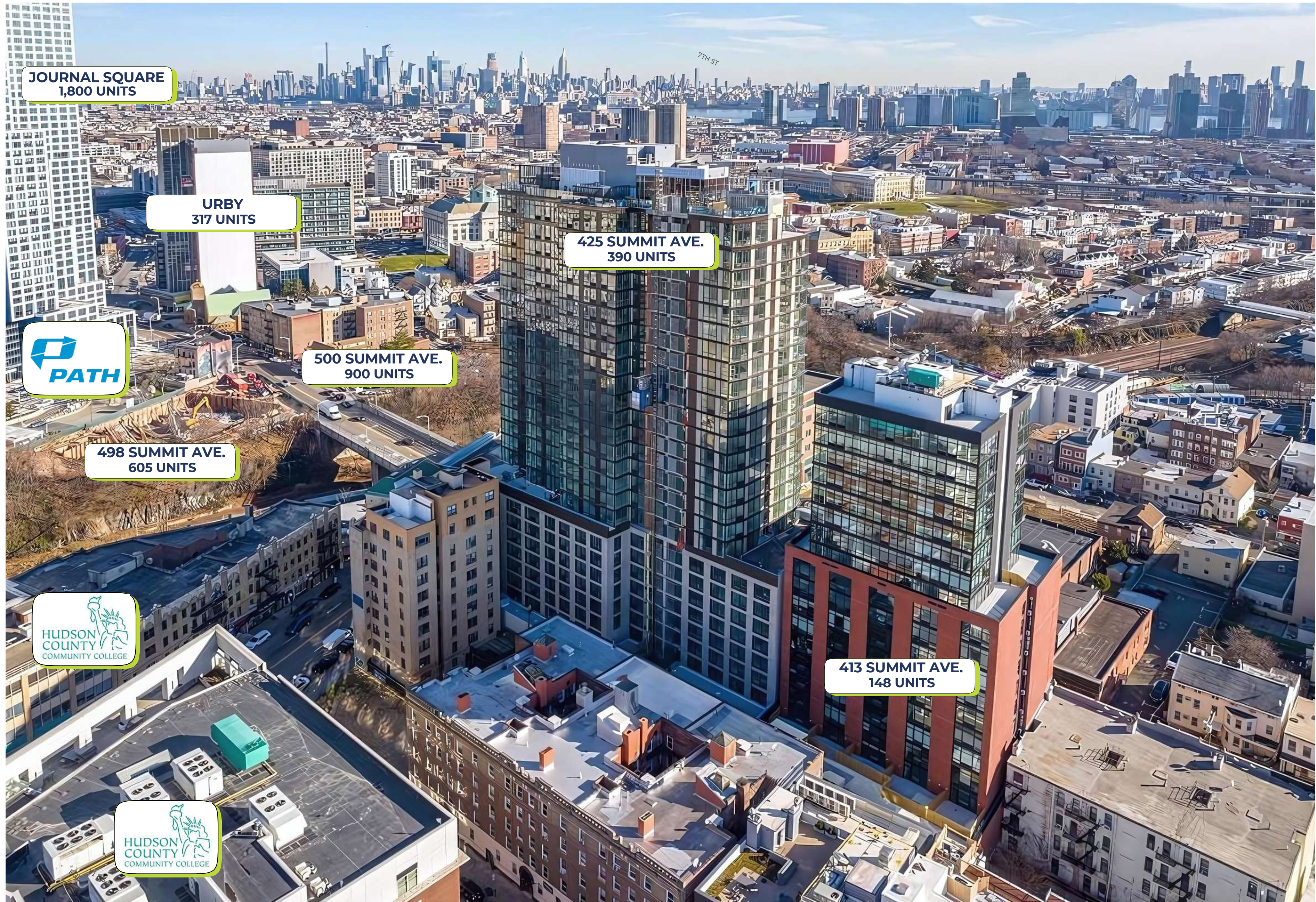
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# 425 SUMMIT AVENUE

## AERIAL

PRIME NEW RETAIL  
SPACE AVAILABLE

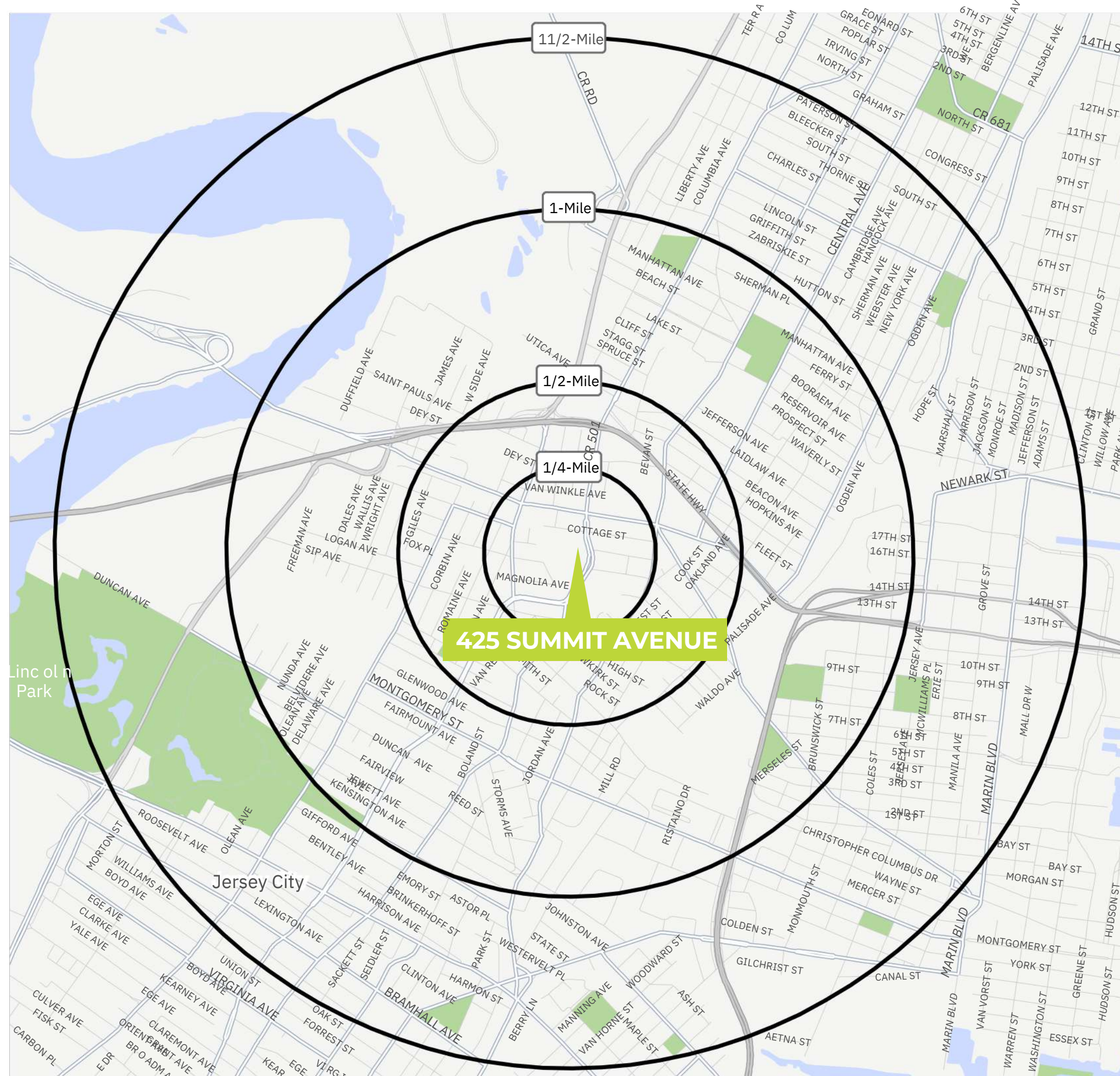


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## AREA DEMOGRAPHICS



### ESTIMATED DAYTIME POPULATION

1/4 mile	7,703
1/2 mile	27,463
1 mile	68,773
1 1/2 mile	134,234

### MEDIAN AGE

1/4 mile	34.5
1/2 mile	35.0
1 mile	34.8
1 1/2 mile	34.3

### TOTAL POPULATION

1/4 mile	5,787
1/2 mile	26,339
1 mile	79,450
1 1/2 mile	152,117

### AVERAGE HOUSEHOLD EXPENDITURE ON FOOD AT RESTAURANTS

1/4 mile	\$2,385
1/2 mile	\$2,541
1 mile	\$2,659
1 1/2 mile	\$3,073

### AVERAGE HOUSEHOLD INCOME

1/4 mile	\$59,880
1/2 mile	\$64,409
1 mile	\$67,278
1 1/2 mile	\$77,485

2022 numbers