



# 130 MONITOR STREET

## JERSEY CITY, NJ 07304



Under Construction

**HIGHLIGHTS:**

- 140 units located in the heart of Bergen-Lafayette steps from Liberty State Park and the Hudson-Bergen Light Rail.
- Surrounded by hundreds of new residential buildings with hundreds more under construction in the immediate area.
- Brand new daycare space at the base of the project located next to the main lobby.

**SPACE AVAILABLE:**

- Ground Floor**
- 5,197 SF

**CEILING HEIGHT:**

- Ground Floor**
- 15 FT

**DELIVERY:**

- Daycare Space/  
Vanilla Box

**BUILD-OUT:**

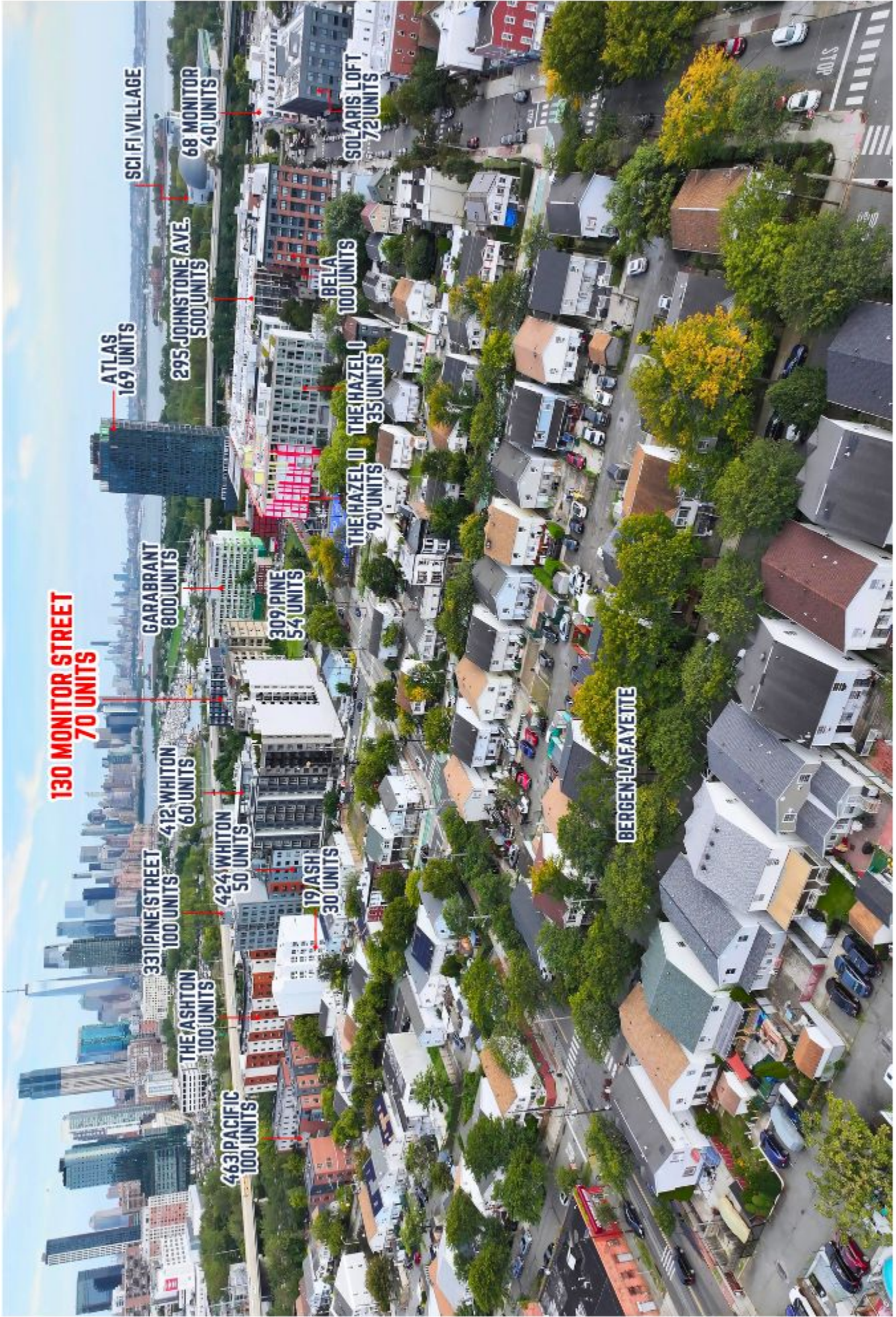
- 5 Classrooms
- 1 Playroom
- 1 Kitchen/Breakroom
- Kids Bathrooms
- Reception Area

**ASKING RENT:**

- Upon Request

**NEIGHBORING RETAIL:**





**130 MONITOR STREET  
70 UNITS**

**331 PINE STREET  
100 UNITS**

**THE ASHTON  
100 UNITS**

**463 PACIFIC  
100 UNITS**

**412 WHITON  
60 UNITS**

**424 WHITON  
50 UNITS**

**19 ASH  
30 UNITS**

**GARABRANT  
800 UNITS**

**309 PINE  
54 UNITS**

**ATLAS  
169 UNITS**

**295 JOHNSTONE AVE.  
500 UNITS**

**SCI FI VILLAGE**

**68 MONITOR  
40 UNITS**

**THE HAZEL II  
90 UNITS**

**BELA  
100 UNITS**

**SOLARIS LOFT  
72 UNITS**

**BERGEN-LAFAYETTE**





**.25 MILE RADIUS**

**POPULATION** 4,370  
**HOUSEHOLDS** 1,944  
**MEDIAN AGE** 33.7  
**COLLEGE GRADUATES (Bachelor's +)** 50.8%  
**TOTAL BUSINESSES** 51  
**TOTAL EMPLOYEES** 1,023  
**AVERAGE HOUSEHOLD INCOME** \$87,433

**.5 MILE RADIUS**

**POPULATION** 9,161  
**HOUSEHOLDS** 3,841  
**MEDIAN AGE** 34.0  
**COLLEGE GRADUATES (Bachelor's +)** 39.1%  
**TOTAL BUSINESSES** 213  
**TOTAL EMPLOYEES** 6,553  
**AVERAGE HOUSEHOLD INCOME** \$77,071

**1 MILE RADIUS**

**POPULATION** 59,892  
**HOUSEHOLDS** 27,514  
**MEDIAN AGE** 36.3  
**COLLEGE GRADUATES (Bachelor's +)** 63.7%  
**TOTAL BUSINESSES** 1,463  
**TOTAL EMPLOYEES** 31,424  
**AVERAGE HOUSEHOLD INCOME** \$154,327

**3 MILE RADIUS**

**POPULATION** 359,200  
**HOUSEHOLDS** 151,052  
**MEDIAN AGE** 35.7  
**COLLEGE GRADUATES (Bachelor's +)** 58.3%  
**TOTAL BUSINESSES** 8,713  
**TOTAL EMPLOYEES** 171,994  
**AVERAGE HOUSEHOLD INCOME** \$149,218

\*2023 estimates