RETAIL SPACE FOR LEASE

IN HIGHLY SOUGH AFTER SOHO WEST NEIGHBORHOOD, DOWNTOWN JERSEY CITY

315 15th Street, Jersey City, NJ 07310

HUDSON HOUSE LOFTS DISTRICT



EXCLUSIVE RETAIL LEASING

GRID COMMERCIAL REAL ESTATE

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ARCHITECTURE & MATERIALITY



JOIN:

- Italian Deli
- Health & Wellness Fitness Facility
- Convenience Store
- Daycare
- Dog Daycare
- Dry Cleaning Services
- Fight Club

SPACE DETAILS:

315 15TH STREET, JERSEY CITY, NJ 07310

SIZE AVAILABLE:

BUILDING 1:

Retail A (1) - 1,806 RSF

BUILDING 3:

Retail A - 10,294 RSF
Retail D2 - 2,176 RSF
Retail E2 - 1,779 RSF

POSSESSION:

Building 1: Immediate
Building 3: Immediate

DELIVERY

Vanilla Box

CEILING HEIGHT:

14-20 FT

LEASE TYPE:

NNN

ASKING RENT:

Upon Request



A LIFE OF MYSTERY AWAITS

Your international life of mystery awaits in the heart of Jersey City, where swank style and a healthy dose of swagger present the lifestyle you've always imagined for yourself. The world is yours, should you choose to accept it. "This transformative redevelopment revitalizes the heart of downtown, delivering vibrant new residences and dynamic retail experiences to the SoHo West neighborhood."

HIGHLIGHTS

Developers have dubbed SoHo West (south of Hoboken, West of New York City) SoHo West is evolving into a multi-dimensional neighborhood—where art, culture, new development, performance, and grassroots local pride coexist. Whether you're here for urban renewal, creative scenes, or community events, NoHo offers a unique, dynamic experience.

981 residential apartments in Hudson House Lofts.

Surrounded by over 2,000 residential units with another 2,000 under construction.

$2 Million park completed directly next to the building along Coles St. between 16th and 18th Streets on a 2 acre plot.

POINTS OF INTEREST

Minutes away from Hoboken.

Daily shuttle service to Path station and NY Waterway ferry terminals.

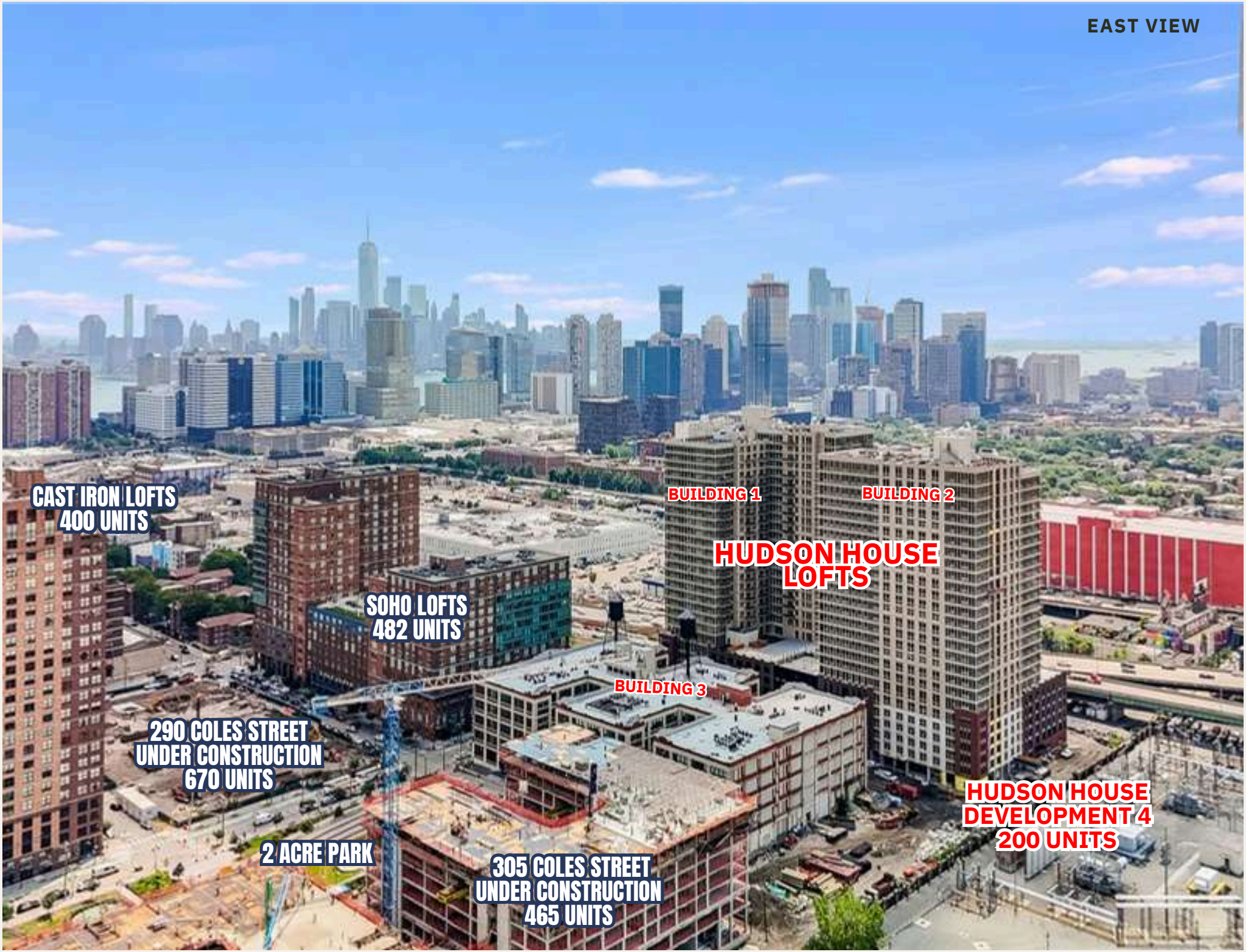
Convenient to NJ Turnpike extension, Route 78, and the Holland Tunnel.

NJ Transit Bus with direct access to Manhattan.

MARKET AERIAL




SOUTH VIEW
BUILDING 1
BUILDING 2
HUDSON HOUSE LOFTS
SOHO LOFTS 482 UNITS
HUDSON HOUSE DEVELOPMENT 4 200 UNITS
BUILDING 3
CAST IRON LOFTS 400 UNITS
COLES STREET
THE ENCLAVE 260 UNITS
305 COLES STREET 465 UNITS
2 ACRE PARK


EAST VIEW
CAST IRON LOFTS
400 UNITS
BUILDING 1
BUILDING 2
HUDSON HOUSE
LOFTS
SOHO LOFTS
482 UNITS
BUILDING 3
290 COLES STREET
UNDER CONSTRUCTION
670 UNITS
HUDSON HOUSE
DEVELOPMENT 4
200 UNITS
2 ACRE PARK
305 COLES STREET
UNDER CONSTRUCTION
465 UNITS


METRO MARKETS
TONAL ART MUSIC
THE HORSESHOE
MY SALON
LIMITLESS DENTAL
Lily Pad ACADEMY
CAST IRON LOFTS
Dalli's
IVY PRIMARY PREP
MOIKAFE
SOHO LOFTS
BUILDING 1 RETAIL TENANTS
METRO MARKETS
BUILDING 1
CULTR GYM
DRY CLEANING SERVICES
BUILDING 2
RETAIL A
RETAIL D2
BUILDING 3
RETAIL E2
Cangiano's
IVY PRIMARY PREP
CULTR GYM
RETAIL F
RETAIL A (1)
dogdrop
HUDSON HOUSE DEVELOPMENT 4 200 UNITS



BUILDING 1:

- METRO MARKETS - 1,300 SF

BUILDING 2

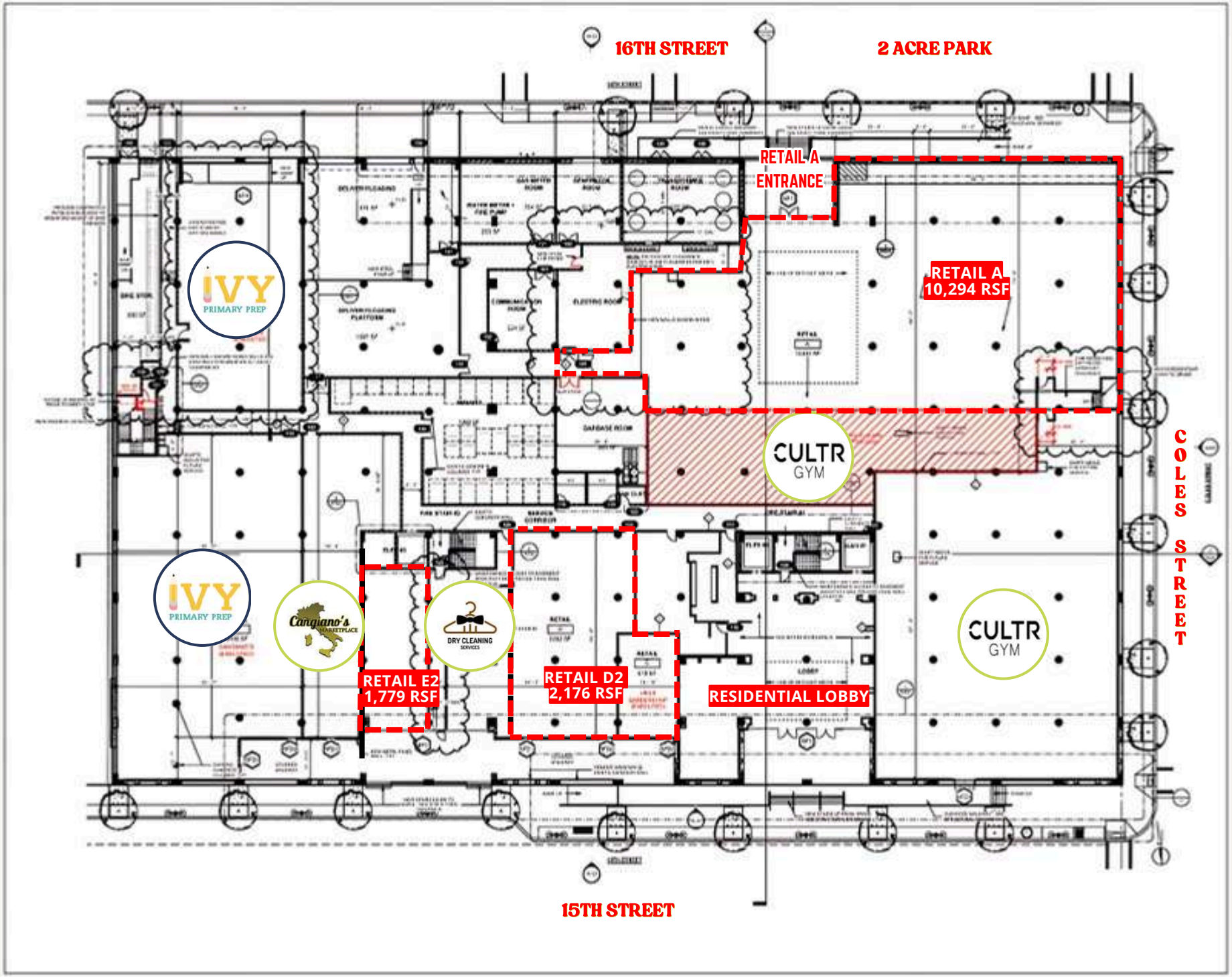
- CULTR GYM FIGHT CLUB - 3,000 SF
- DOG DAYCARE - 2,800 SF
- VACANT 1,800 SF

BUILDING 3

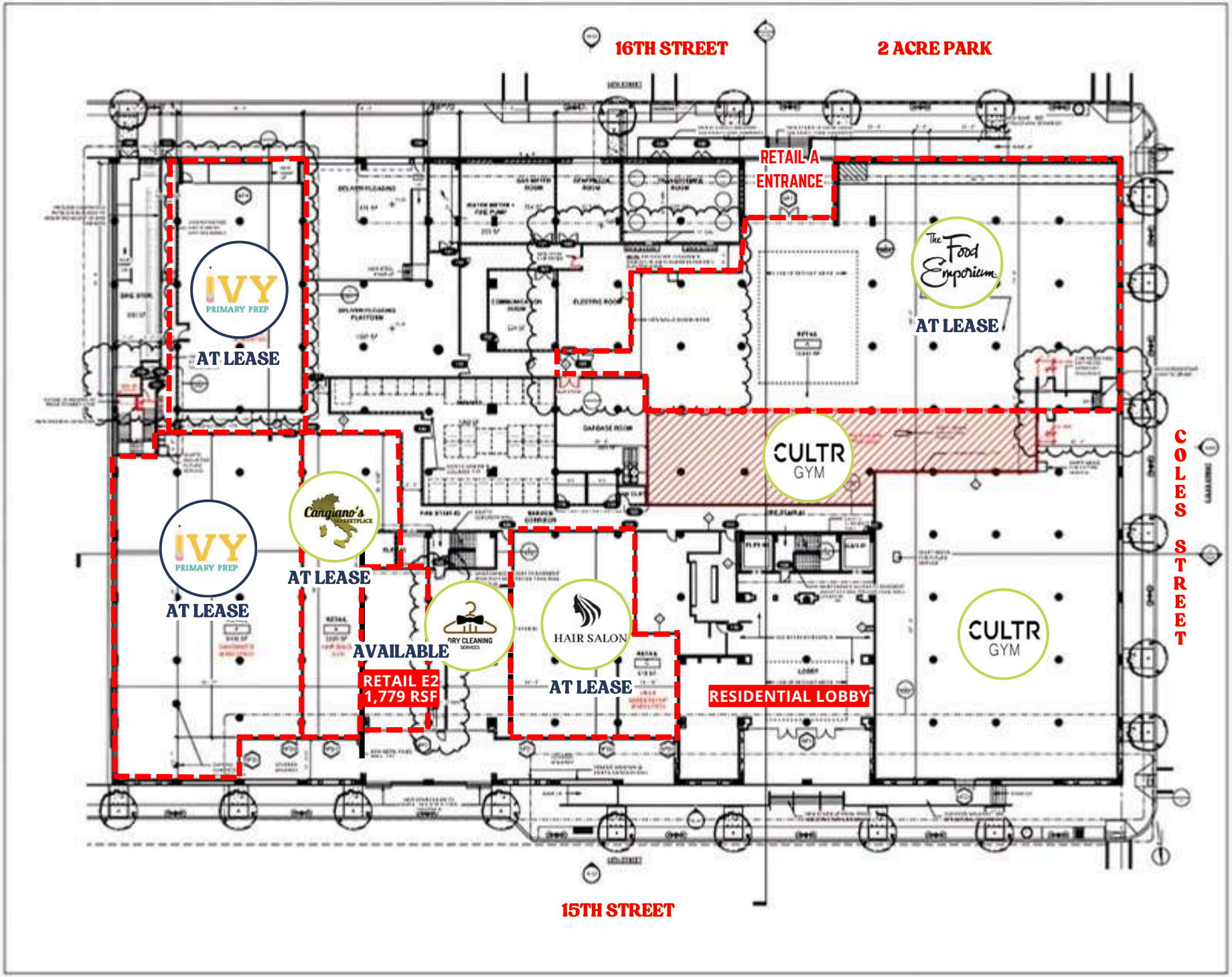
- CULTR GYM FULL SERVICE AND SPA 13,000 SF
- DRY CLEANER 1,300 SF
- CANGIANOS 1,600 SF (@LEASE)
- IVY PRIMARY PREP 10,000 SF (@LEASE)
- THE FOOD EMPORIUM 10,000 SF (@LEASE)
- HAIR SALON 2,400 SF (@LEASE)
- VACANT 1,700 SF


DOWNTOWN GROCERY STORES
Liberty
State Park
Downtown Pharmacy
Hudson Market
99 Ranch Market
CVS
CVS
duane reade
WHOLE FOODS MARKET
Key Food
BJ's
ShopRite
Morton Williams
duane reade
HASHI MARKET
TARGET
HUDSON HOUSE LOFTS

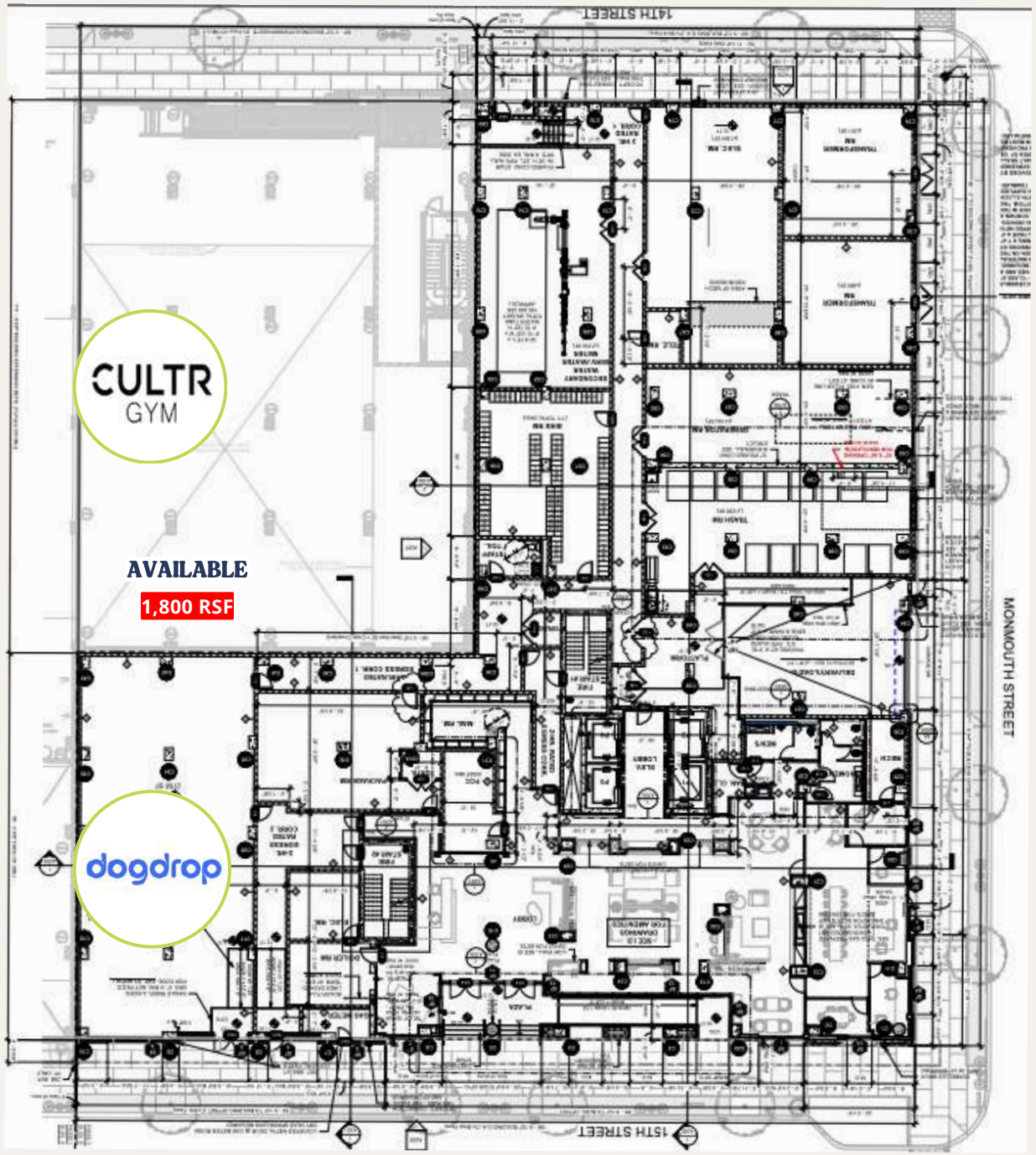
FLOOR PLAN: BUILDING 3



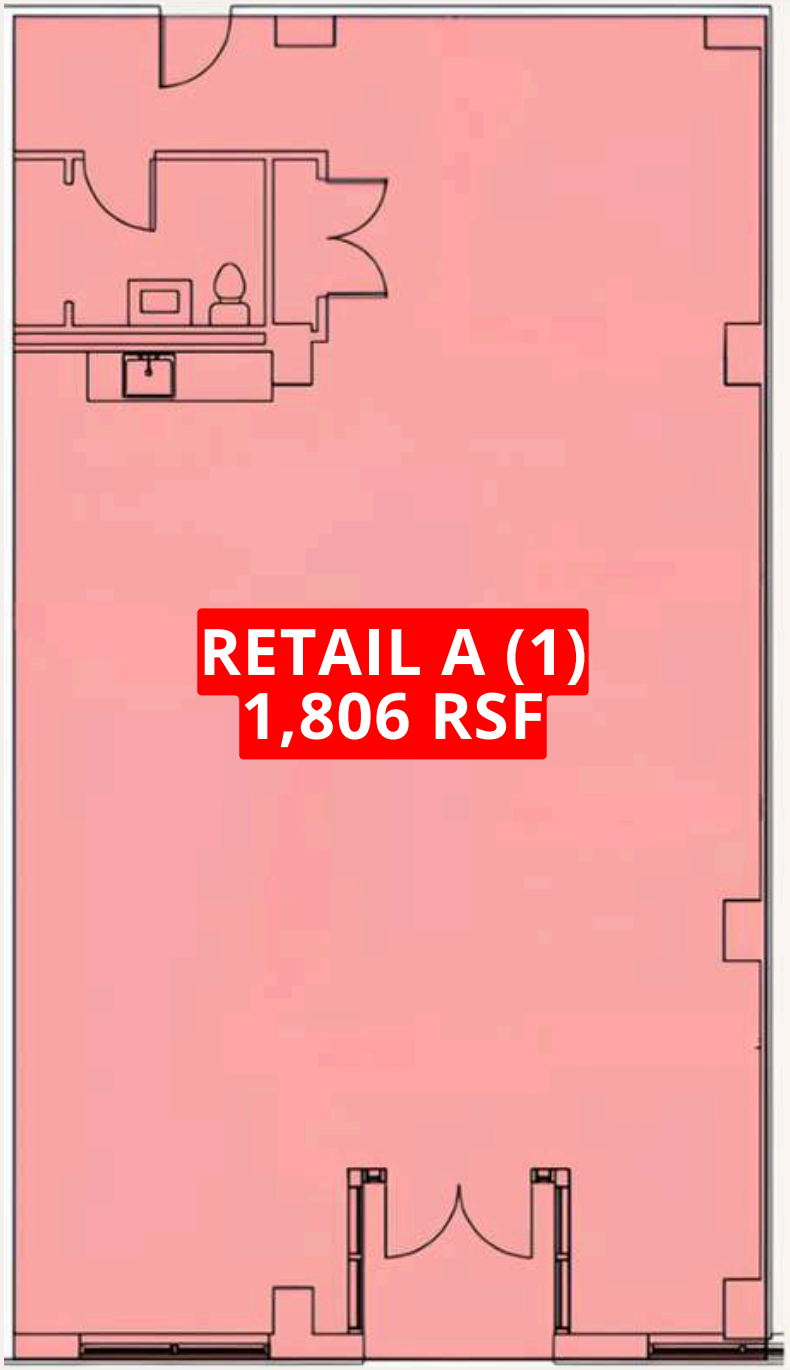
FLOOR PLAN: BUILDING 3



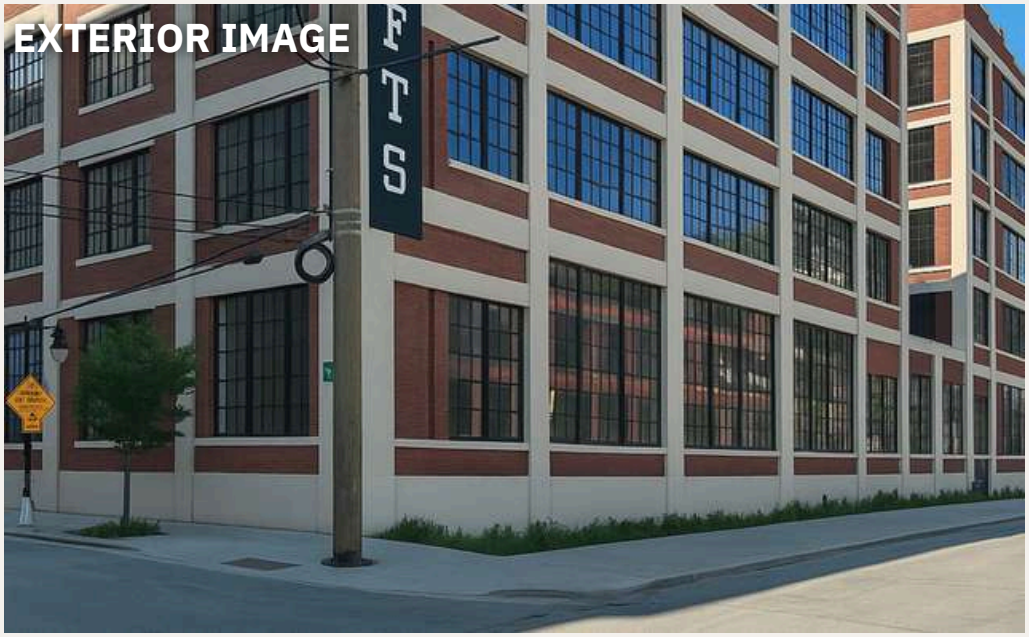
FLOOR PLAN: BUILDING 2



FLOOR PLAN: BUILDING 1



RETAIL A: 10,294 RSF





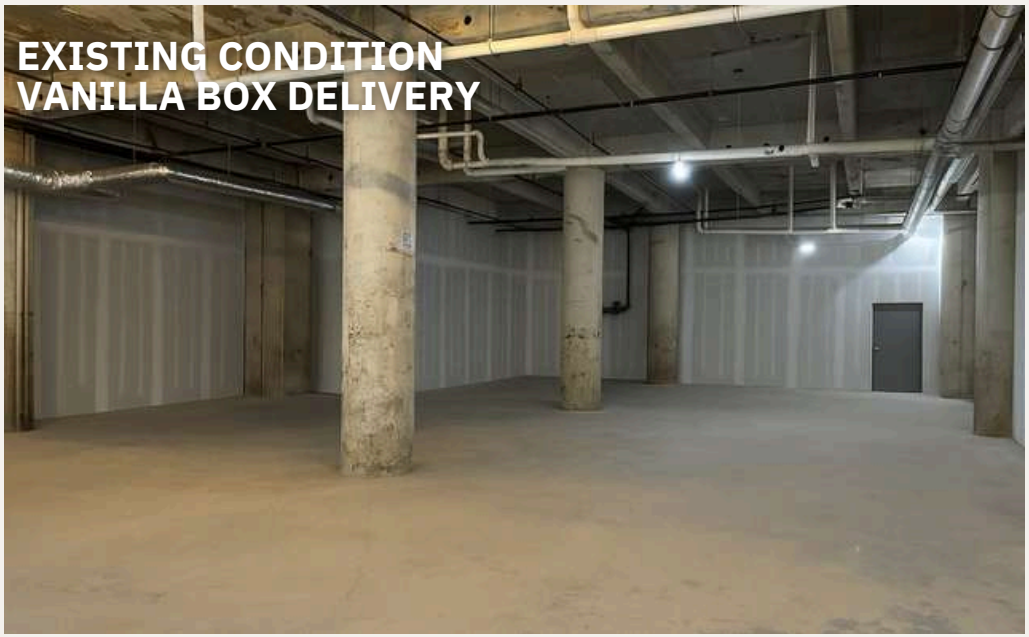




RETAIL E2: 1,779 RSF

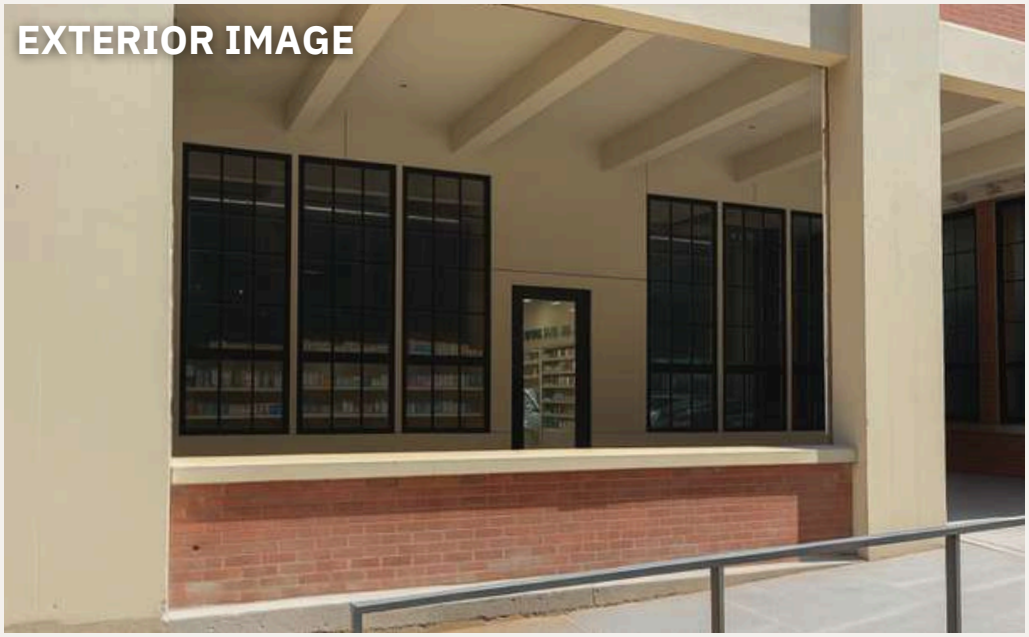

EXTERIOR IMAGE


EXISTING CONDITION
VANILLA BOX DELIVERY

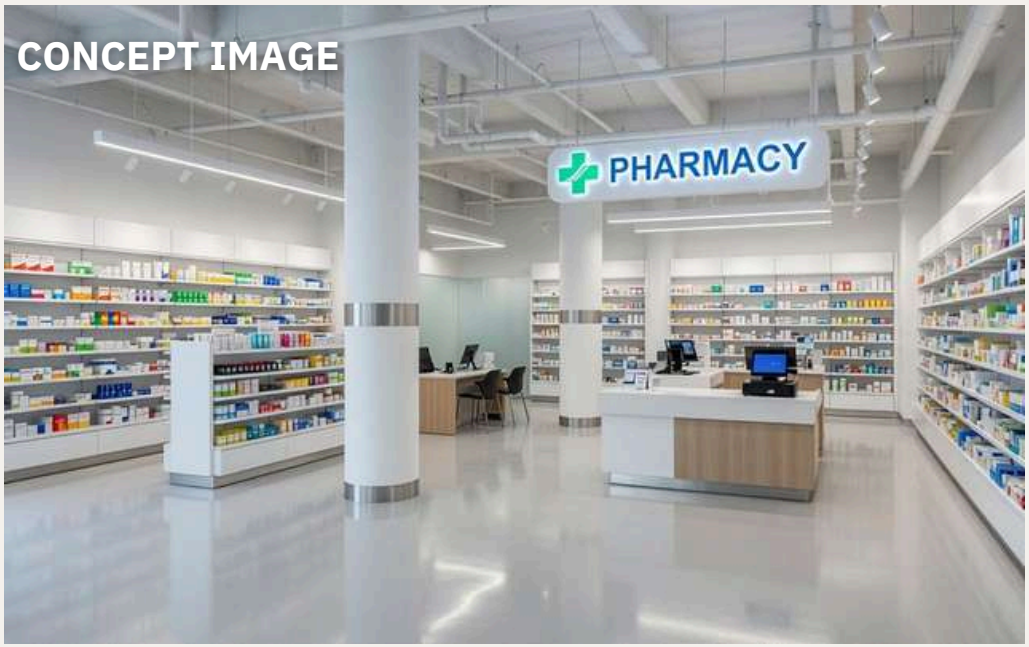

EXISTING CONDITION
VANILLA BOX DELIVERY


CONCEPT IMAGE

RETAIL D2: 2,176 RSF


EXTERIOR IMAGE

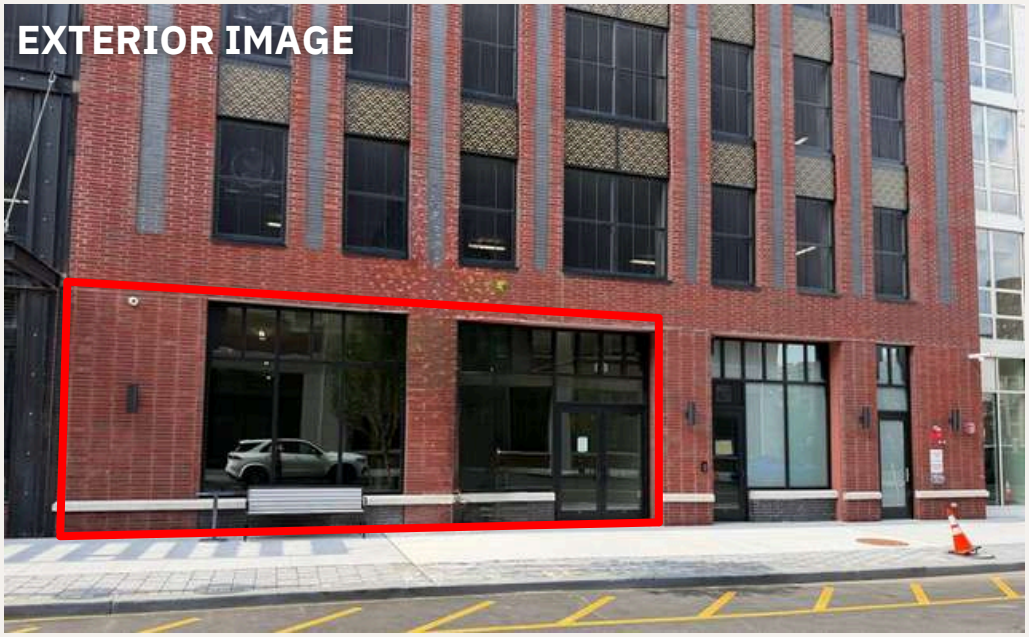

EXISTING CONDITION
VANILLA BOX DELIVERY



CONCEPT IMAGE


EXISTING CONDITION
VANILLA BOX DELIVERY

RETAIL A (1): 1,806 RSF

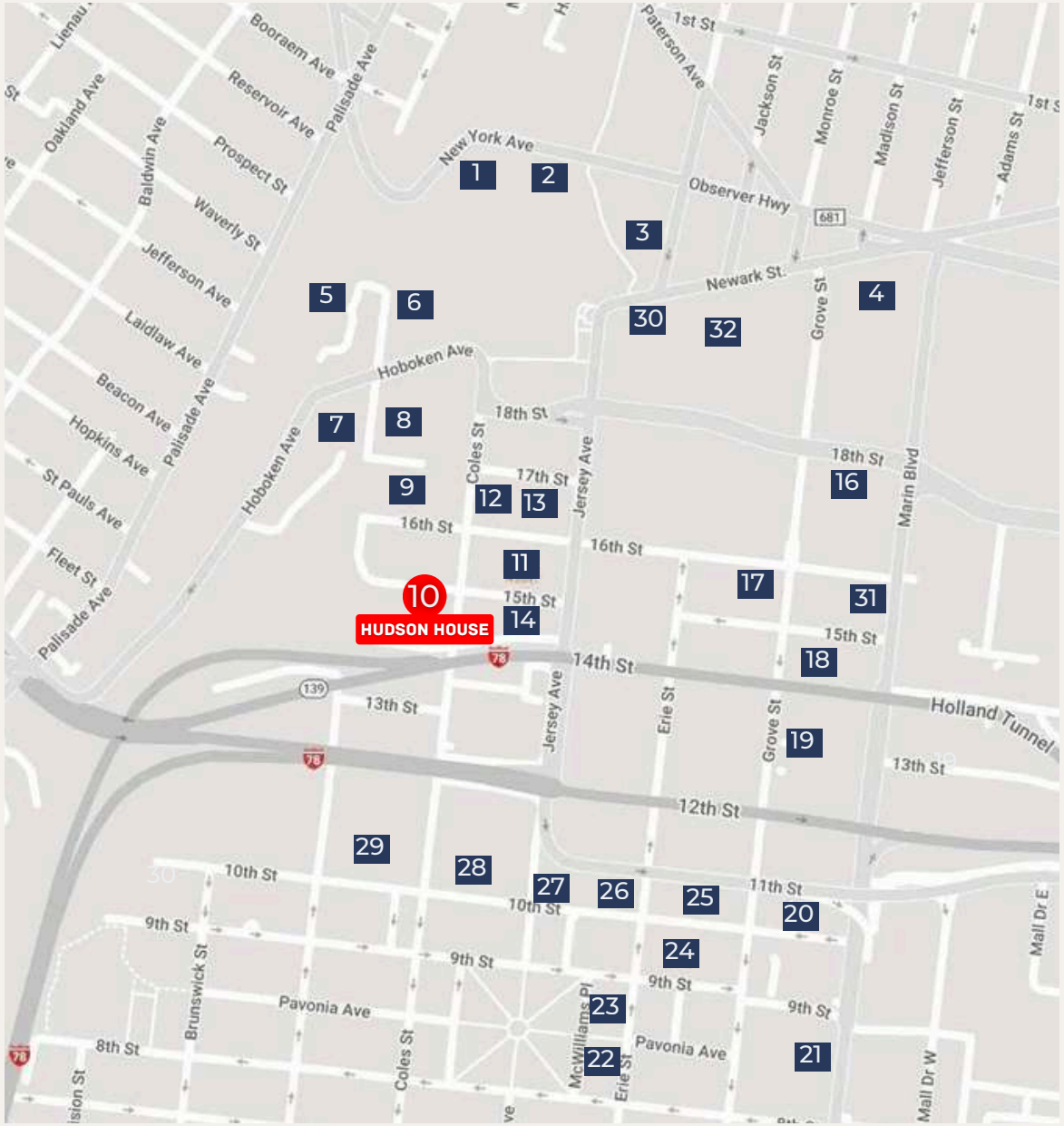








AREA RESIDENTIAL DEVELOPMENT:



1 **39 NEW YORK AVENUE**
155 Units (Completed)

2 **3 NEW YORK AVENUE**
336 Units (Completed)

3 **2 HOBKEN AVENUE**
161 Units (Approved)

4 **700 GROVE STREET**
230 Units (Completed)

5 **110 HOBOKEN AVE.**
238 Units (Completed)

6 **100 HOBOKEN AVE.**
137 Units (Completed)

7 **THE ENCLAVE**
260 Units (Completed)

8 **305 COLES STREET**
465 Units (Under Construction)

9 **137-139 HOBOKEN AVENUE**
137 Units (Completed)

10 **HUDSON HOUSE LOFTS DISTRICT**
981 Units (Under Construction/Pre Construction)

11 **290 COLES STREET**
670 Units (Under Construction)

12 **CAST IRON LOFTS II/ 827 JERSEY AVENUE**
232 Units (Completed)

13 **CAST IRON LOFTS II/ 833 JERSEY AVENUE**
377 Units (Completed)

14 **SOHO LOFTS 273 16th Street**
377 Units (Completed)

15 **659 GROVE STREET**
139 Units (Approved)

16 **650 GROVE STREET**
108 Units (Under Construction)

17 **610-620 GROVE STREET**
444 Units (Under Construction)

18 **182-184 14th STREET**
87 Units (Hotel, Completed)

19 **580 MARIN BOULEVARD**
750 Units (Approved)

20 **180 TENTH STREET/ROOSEVELT**
128 Units (Completed)

21 **UNICO TOWER II**
400 Units (Completed)

22 **HAMILTON SQUARE II**
99 Units (Completed)

23 **25 MCWILLIAMS PLACE/ HAMILTON SQUARE**
127 Units (Completed)

24 **210 9TH STREET/SILVERMAN**
25 Units (Completed)

25 **204 TENTH STREET**
153 Units (Completed)

26 **234 TENTH STREET/ SCHOEDER LOFTS**
580 Units (Under Construction)

27 **242 TENTH STREET/ HAMILTON LOFTS**
32 Units (Completed)

28 **270 TENTH STREET**
163 Units (Completed)

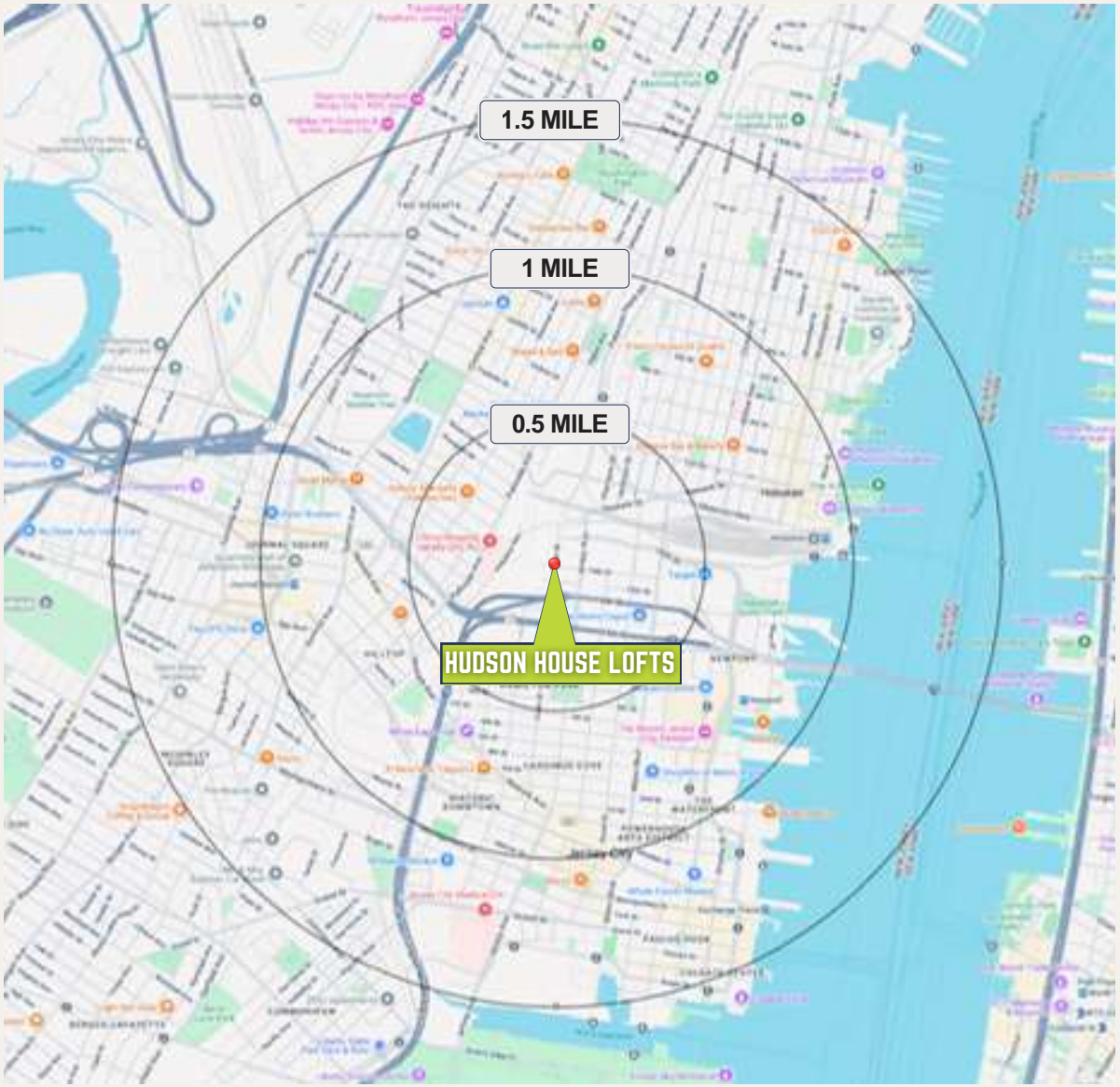
29 **310 TENTH STREET**
163 Units (Completed)

30 **660 GROVE STREET**
1,000 Units (Proposed)

31 **619 GROVE STREET**
613 Units (Under Construction)

32 **LEFRAK'S PROJECT/ 858 JERSEY AVENUE**
258 Units (Approved)

DEMOGRAPHICS:



.5 MILE RADIUS

POPULATION
34,734

HOUSEHOLDS
18,004

MEDIAN AGE
33.7

COLLEGE GRADUATES (Bachelor's +)
20,648 - 74.7%

TOTAL BUSINESSES
1,362

TOTAL EMPLOYEES
19,145

AVERAGE HOUSEHOLD INCOME
$154,002

DAYTIME POPULATION (w/ 16 yr +)
24,970

1 MILE RADIUS

POPULATION
71,740

HOUSEHOLDS
35,439

MEDIAN AGE
33.4

COLLEGE GRADUATES (Bachelor's +)
41,459 - 73.9%

TOTAL BUSINESSES
3,033

TOTAL EMPLOYEES
51,097

AVERAGE HOUSEHOLD INCOME
$154,561

DAYTIME POPULATION (w/ 16 yr +)
64,808

1.5 MILE RADIUS

POPULATION
131,657

HOUSEHOLDS
61,546

MEDIAN AGE
33.8

COLLEGE GRADUATES (Bachelor's +)
65,858 - 66.1%

TOTAL BUSINESSES
5,672

TOTAL EMPLOYEES
75,575

AVERAGE HOUSEHOLD INCOME
$136,380

DAYTIME POPULATION (w/ 16 yr +)
105,010



HUDSON HOUSE LOFTS DISTRICT

HUDSON HOUSE JC

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