



Digitally Enhanced

For Lease

RIPCO
RETAIL LEASING

56 Monroe Street

Hoboken, NJ
Hudson County

Corner of Monroe Street
and Paterson Avenue

1,000 SF Restaurant/Retail/
Fitness Space

Second-generation restaurant space
with outdoor seating

Contact Exclusive Agent

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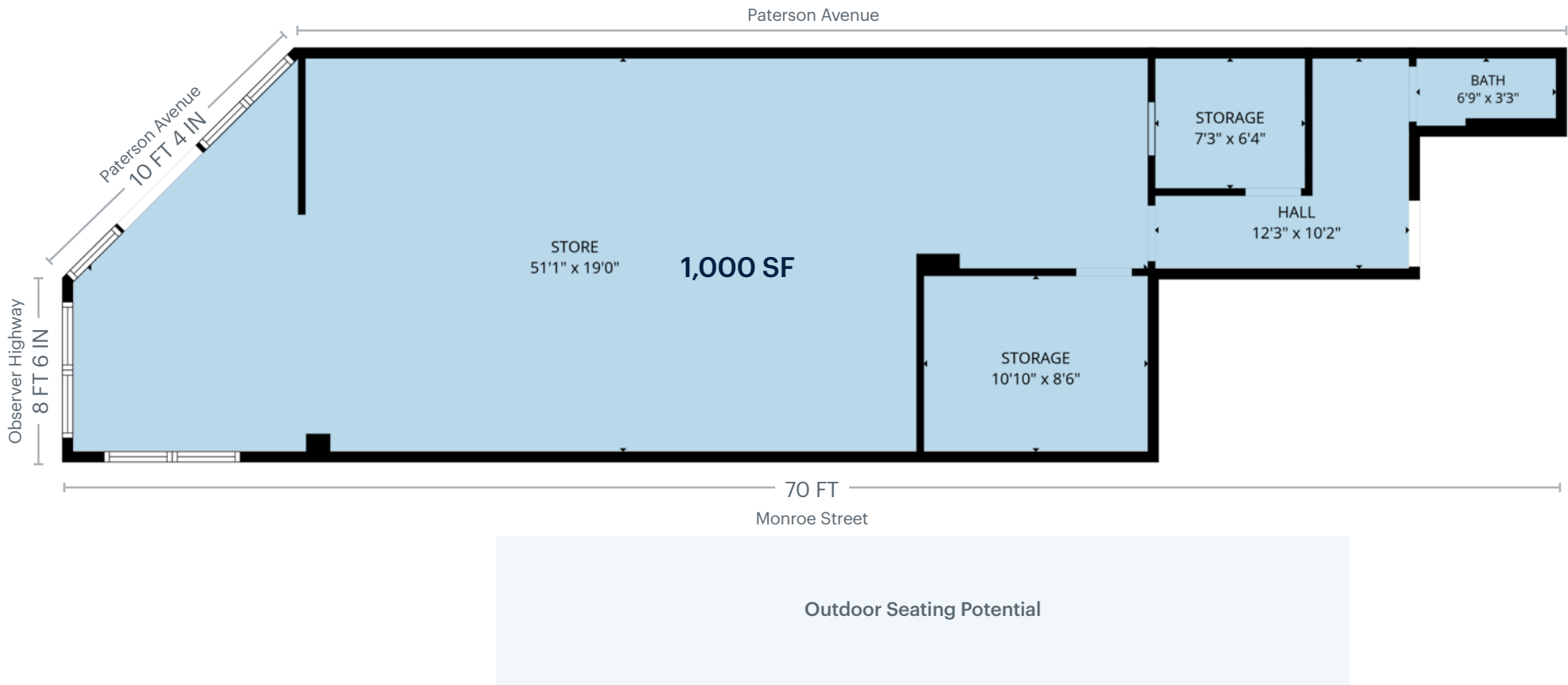


Space Details

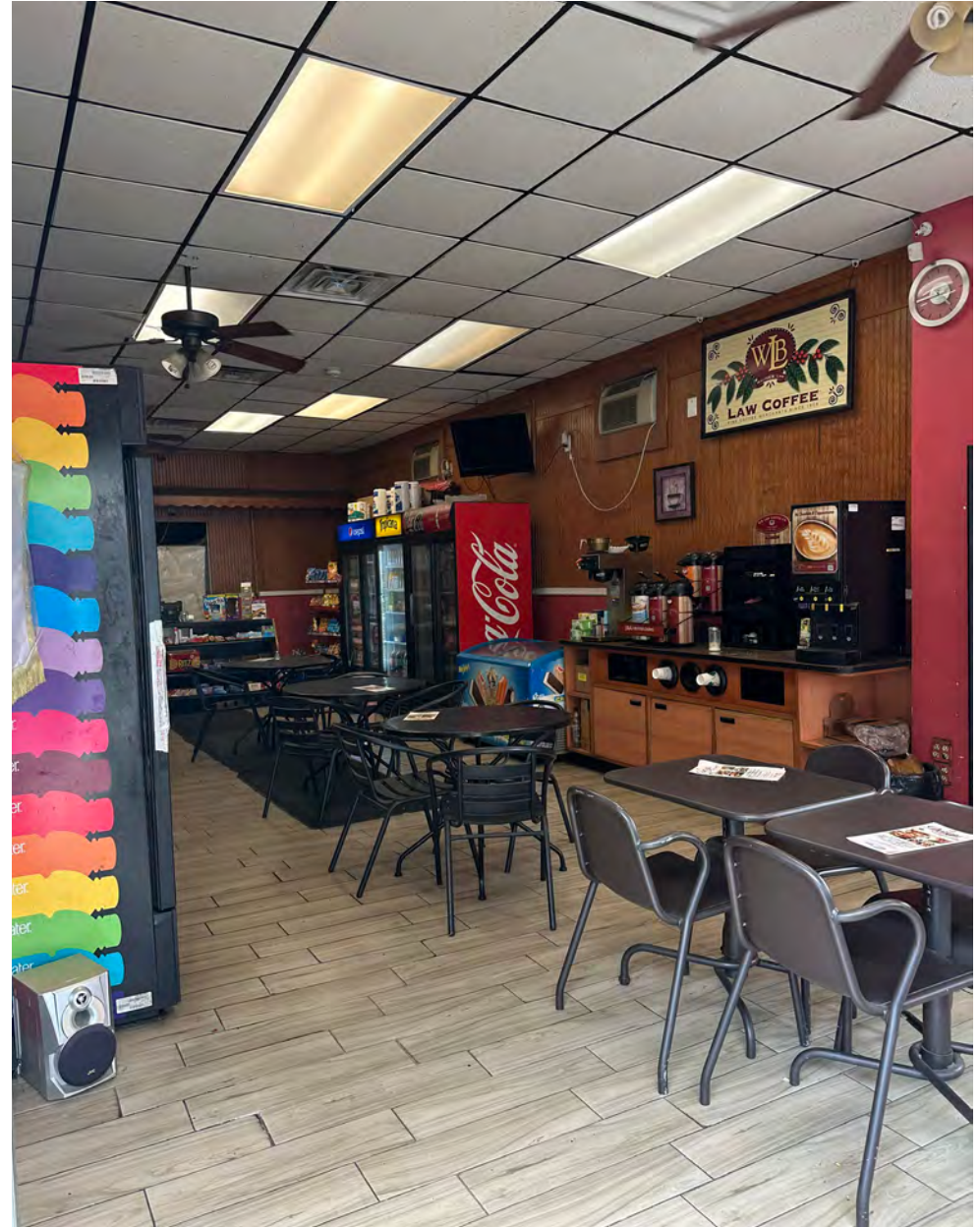
Location	Corner of Monroe Street and Paterson Avenue	
Size	Ground Floor	1,000 SF
Asking Rent	Upon request	
Taxes & CAM	Gross with base year for CAM, taxes and insurance	
Neighbors	Di Blu Bakery, Urban Dog Co Grooming, Domino's, Dunkin', Little Market, Pho Ever, Schmitty's	
Comments	Dense residential neighborhood, providing an established customer base Less than a mile to Hoboken's downtown Washington Street Prime Southwest Hoboken Location Easy access to PATH, NJ Transit, & Manhattan Strong growth from new development projects Highly walkable with nearby retail, dining, & parks	

Floor Plan

Ground Floor



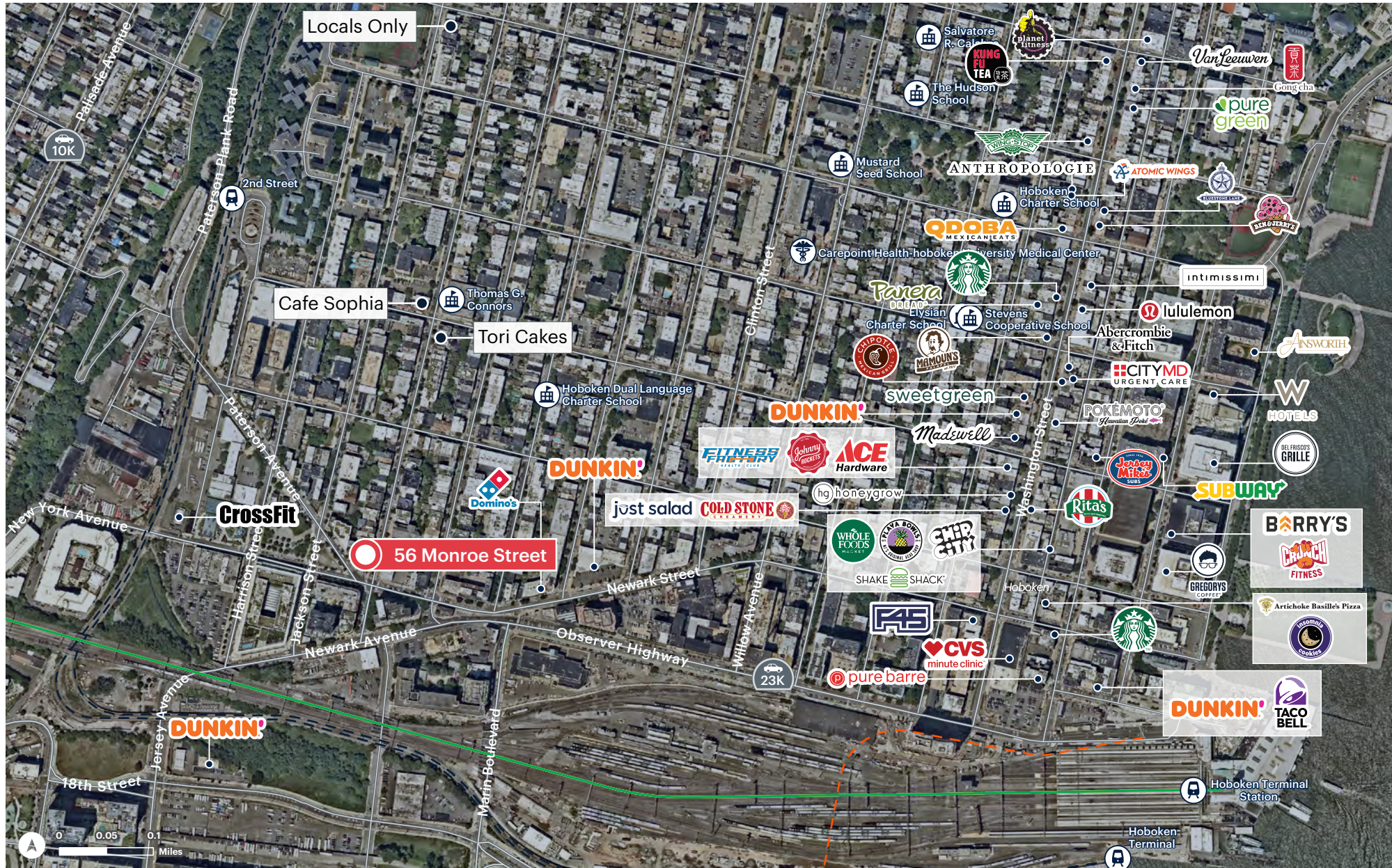
Property Imagery



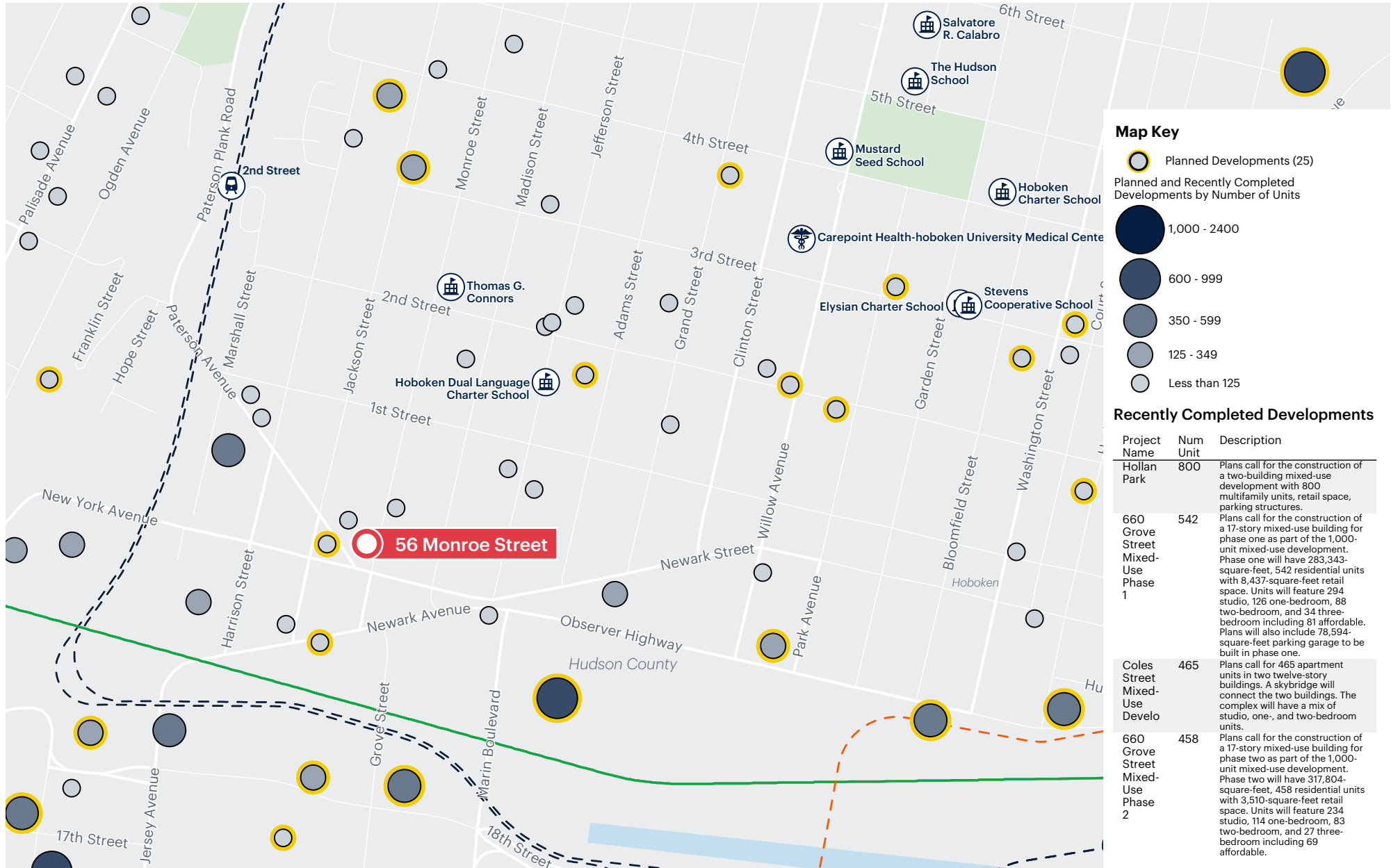
Market Retail



Close Proximity to Washington Street

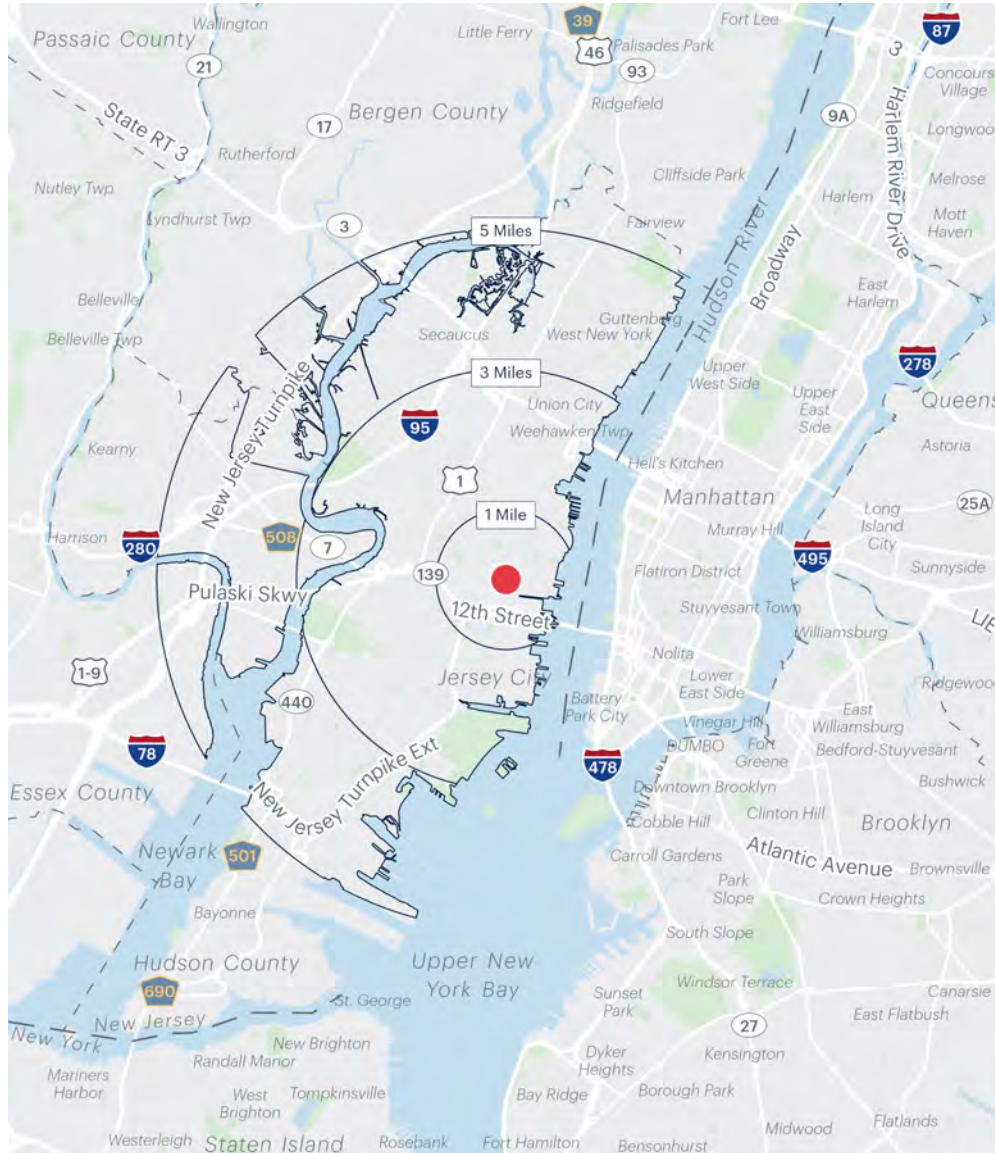


Nearby Developments



Area Demographics

2026 ESRI Summary Report



*Excludes New York City

	1 mile	3 miles	5 miles
Total Population	112,487	784,863	1,809,537
Total Households	51,085	367,004	859,437
Average Household Income	\$206,001	\$211,570	\$209,182
Median Household Income	\$150,684	\$135,775	\$132,528
% Population with Bachelors +	72.39%	68.79%	67.98%
Daytime Population	121,805	1,529,152	3,424,817
Total Daytime Employees	78,243	1,199,399	2,641,855
Total Businesses	3,436	65,436	140,619