



RETAIL SPACE

CRANFORD, NJ

15-17 NORTH AVENUE EAST

PROMINENT DOWNTOWN RETAIL

SIZE

Space 1 1,000 SF* plus 950 SF in lower level

Space 2 1,000 SF* plus 950 SF in lower level

**Can be combined for 2,000+ SF on the ground floor*

CAM

\$5.90 PSF

TAXES

\$3.84 PSF (2021)

FRONTAGE

40'

CEILING HEIGHTS

12'

POSSESSION

60 Days

TERM

5-10 Years

NEIGHBORS

Cranford Cinema, Track 5 Coffee, Wells Fargo, Cranford Station House, Avenue East Asian Restaurant, Little Fox Kitchen, Oak & Vine Restaurant, Playa Bowls, Ambeli Greek Taverna, Old City Cafe & Grill

COMMENTS

High visibility directly across from NYC transit stations (bus & train)

Nearby Garden State Parkway and Route 78

Historic building under complete renovation

Mixed-use property located in a prominent downtown neighborhood

CONTACT EXCLUSIVE AGENT

THERESE O'BRIAN

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RIPCO
REAL ESTATE

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Please visit us at ripconj.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

RENDERINGS - ELEVATIONS

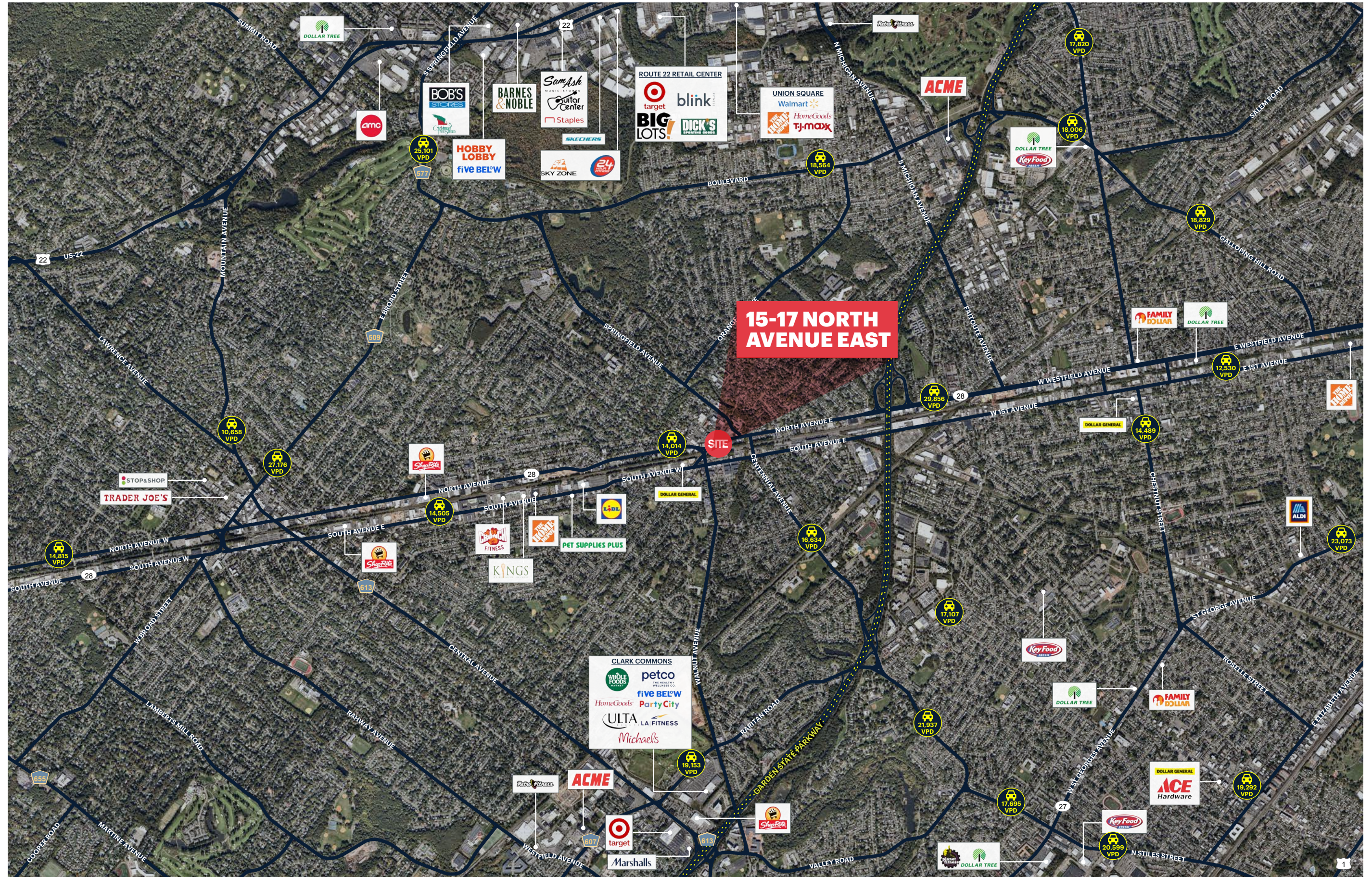


① ELEVATION - SOUTH
1/8" = 1'-0"



② East
1/8" = 1'-0"

MARKET AERIAL



AREA RETAIL



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