



290 Grant Ave Lyndhurst, NJ

Flexible Usage

Listed By



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PROPERTY INFORMATION

EXECUTIVE SUMMARY



PROPERTY DESCRIPTION

Prime mixed use approximately 2,250 square foot rental on the first floor of a shared building with direct entry. Includes 2,000 sf of workspace and a private 250 sf office space. This property is suitable for a multitude of uses, including but not limited to: warehouse, industrial, manufacturing, offices, etc. Currently vacant and ready for immediate possession. Previously housed a boutique fitness studio. Additional space available for reception area. Other businesses in the building are a printing company and a car rental company.

PROPERTY HIGHLIGHTS

- Ideal for a variety of uses: bring your creativity
- Two reserved parking spots, ample street parking
- Close to Highways 3 and 21
- Fully secured and alarmed building
- Will support a 24-hour operation

OFFERING SUMMARY

Lease Price:	\$4,250
Square Footage:	2,250 sf

290 Grant Ave | Lyndhurst, NJ

PHOTOS



290 Grant Ave | Lyndhurst, NJ

ADDITIONAL PHOTOS



290 Grant Ave | Lyndhurst, NJ

ADDITIONAL PHOTOS





STONYBROOK
REALTY



LOCATION INFORMATION



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Stonybrookrealty.com

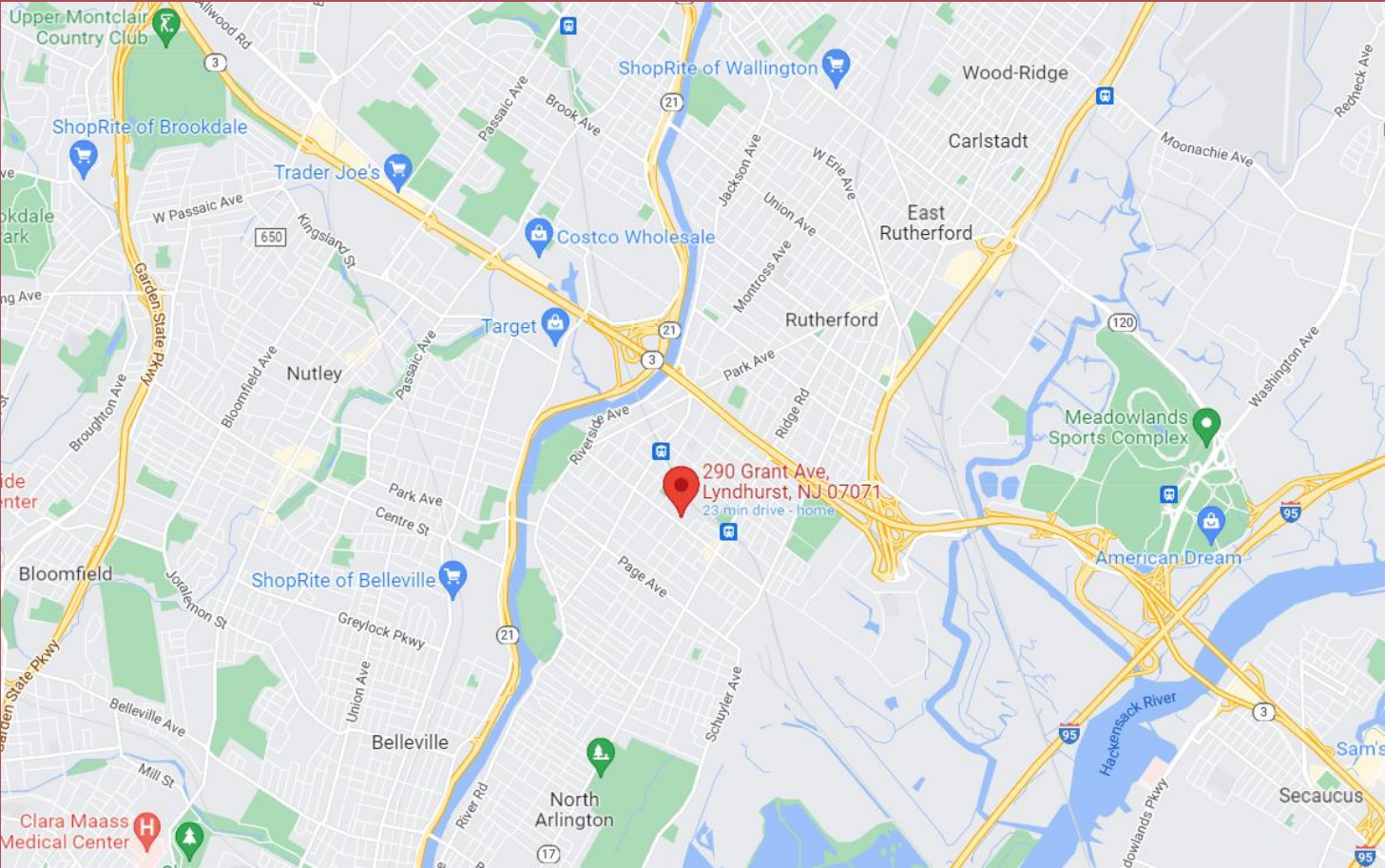
DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILES	3 MILES	5 MILES
Total Population	24,404	176,351	563,334
Median age	42.7	40.7	38.7

HOUSEHOLDS & INCOME	1 MILES	3 MILES	5 MILES
Total households	9,729	67,218	204,811
Avg # of persons per HH	2.5	2.6	2.7
Median HH income	\$100,299	\$93,039	\$76,766
Median House Value	\$416,951	\$386,404	\$379,852

290 Grant Ave | Lyndhurst, NJ

MAP





ADVISOR BIO

PROFESSIONAL PROFILE



Jenna Clausen

REALTOR - SALESPERSON

Cell: 319-389-8147

JennaClausen@gmail.com

PROFESSIONAL BACKGROUND

Born and raised in Iowa, then moving to New Jersey in 2009, Jenna offers her clients a special blend of Midwestern friendliness and East Coast savviness. She began her real estate career in 2019 and made the switch to Stonybrook in 2022, where she quickly became one of her office's top producers.

Currently residing in Morris County, Jenna is active in the community that she loves. Passionate about animal rescue, she and her husband volunteer and foster for NorthStar Pet Rescue. In honor of her late father who passed away from aggressive lung cancer, Jenna volunteers for the American Cancer Society: chairing, assisting, and participating in events such as Relay for Life, the GWB Challenge, and Making Strides Against Breast Cancer.

With her clients and their best interests at the heart of her business, Jenna always goes the extra mile to help ensure a smooth process with successful results.

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