



# UNION 22 TOWN SHOPPING CENTER



### For Lease:

1235 West Chestnut Street  
Union, NJ 07083

### Available Space:

Total of 22,345 SF Available:

- ✓ 10,088 SF
- ✓ 4,500 SF
- ✓ 2,467 SF

**Adjoining spaces can be combined.**

Possession: Immediate

Rent: Negotiable

CAM: NNN

### Property Details:

- Great Visibility from Route 22
- Ample Parking
- 72,000 vehicles per day
- Route 22 in Union County is one of the top three retail markets in NJ
- Adjacent to Costco



### Contact Information:

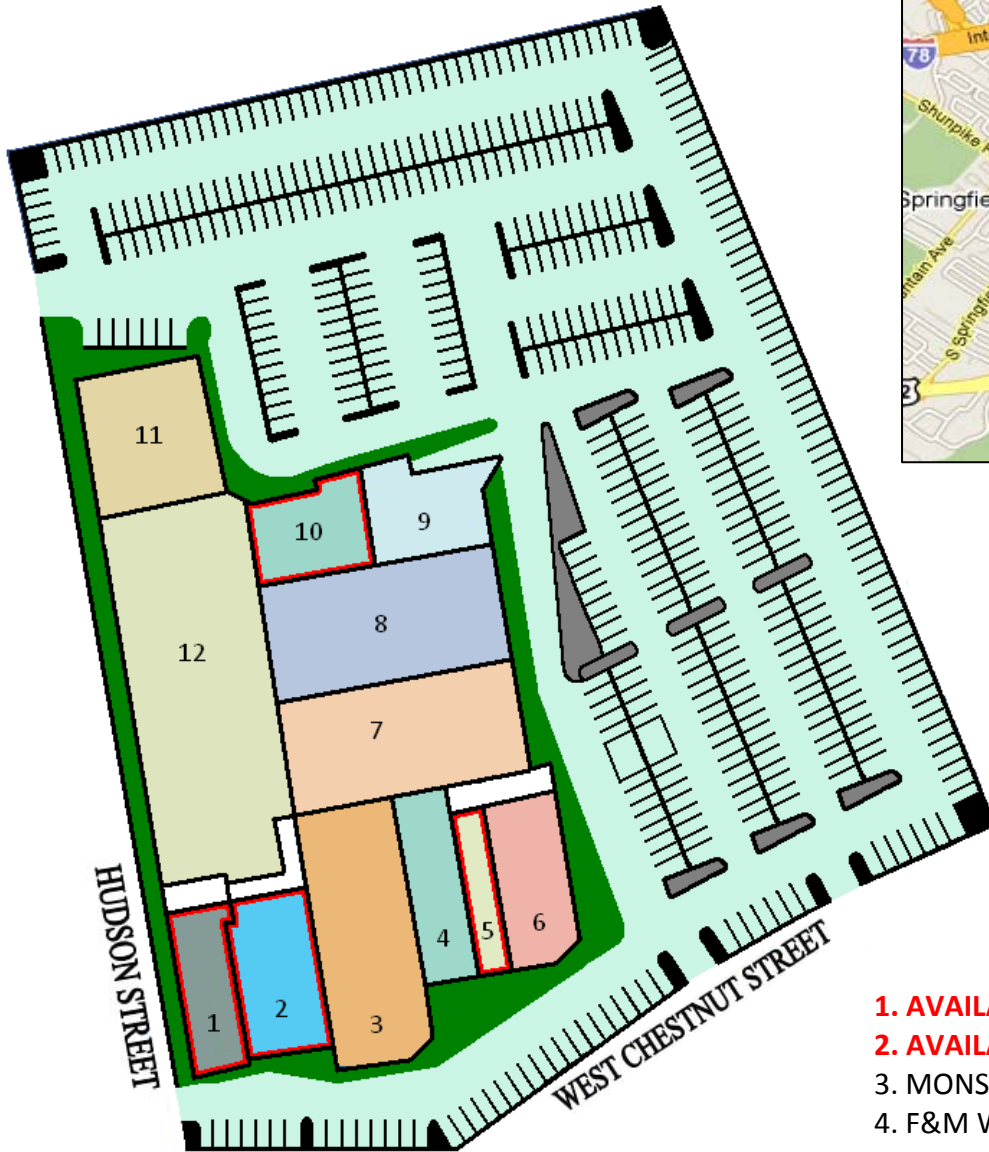
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1235 WEST CHESTNUT STREET, ROUTE 22 WEST, UNION, NJ 07083



NJ STATE HIGHWAY ROUTE 22



DEMOGRAPHICS:	1 Mile:	3 Mile:	5 Mile:
Total Population:	14,172	160,304	539,761
Avg. Household Income:	\$86,012	\$96,311	\$96,552
Total Housing Units:	5,277	60,907	207,729
Gross Leasing Area:	95,000 SF		
Daily Traffic Count:	72,000 Vehicles		
Parking:	500 Spaces		

<b>1. AVAILABLE</b>	<b>3,712 SF</b>	7. SUPREME BUFFET	7,757 SF
<b>2. AVAILABLE</b>	<b>6,376 SF</b>	8. PLANET FITNESS	15,197 SF
3. MONSTER MINI GOLF	10,325 SF	9. EYE DRX	3,000 SF
4. F&M WAREHOUSE	4,716 SF	<b>10. AVAILABLE</b>	<b>4,500 SF</b>
<b>5. AVAILABLE</b>	<b>2,467 SF</b>	11. MAACO	9,600 SF
6. BEAUTY SHOP	4,300 SF	12. SKATE 22	20,000 SF