

RETAIL
469-475 Main St
Orange, NJ



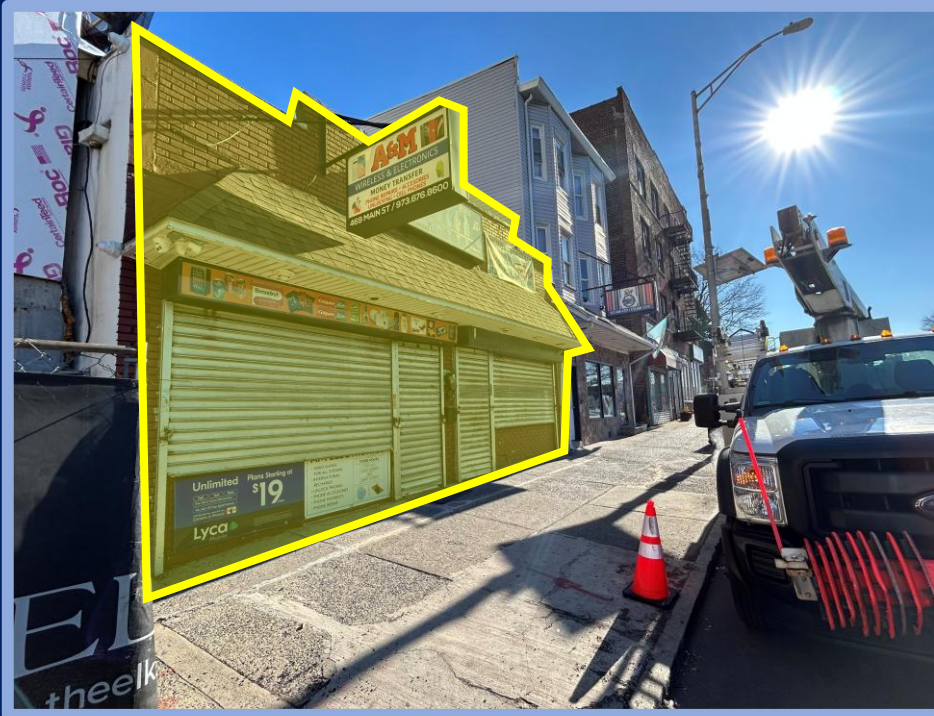
FOR MORE INFORMATION PLEASE CONTACT EXCLUSIVE BROKER:

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ZOLTEK
COMMERCIAL REAL ESTATE SERVICES

AVAILABLE FOR LEASE

469 Main Ave



- 2620 SF – 1st Floor Retail
- Additional Usage:
 - 940 SF - Partial 2nd Floor
 - 415 SF - Partial Basement
- 30 Foot Frontage
- Food Use Allowed
- Parking – Generous Employee Parking in New Parking Garage on Premises
- Abundant Metered Parking along Main Street & Side Streets
- Nearby NJ Transit Parking Lots for Orange Train Station
- Traffic Count Main Street: 11,743 VPD
- Nearby National Tenants: Taco Bell, AutoZone, Bank of America, Chase, Shell, and many more

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AVAILABLE FOR LEASE

COMING SOON MIXED-USE DEVELOPMENT RETAIL WITH 156 UNITS
New Construction Anticipated Delivery 2nd Quarter 2025



475 Main Ave

- 1483 SF
- 45 Foot Frontage
- Restaurant Usage Allowed
- Abundant Windows for Incredible Natural Lighting
- Restaurant Allowed
- Parking – Generous Employee Parking in New Parking Garage on Premises
- Abundant Metered Parking along Main Street & Side Streets
- Nearby NJ Transit Parking Lots for Orange Train Station
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SITE

West Orange
Town Hall

West Orange
Municipal
Court

Bank of America

AutoZone



DUNKIN'



Central
Elementary
School

Rosa Parks Central
Community School

Orange
Municipal

Orange
Public Library

INTERSTATE
280

SUBWAY



Traffic Count Main Street: 11,743 VPD



Benjamin
Moore

RAC
Post-A-Center

CHASE

UNITED STATES
POSTAL SERVICE



UFC
GYM

UNITED STATES
POSTAL SERVICE

Bell Stadium



NTRANSIT
The Way To Go.

INTERSTATE
280





DEMO-GRAPHICS	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
Population	46,522	302,597	758,629
Daytime Employees	45,597	316,120	793,865
# House Holds	17,659	111,559	279,118
Average Age	36.70	37.80	39.00
Average HH Income	\$72,772	\$68,388	\$66,958

FOR FURTHER INFORMATION PLEASE CONTACT EXCLUSIVE AGENTS:

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