



**MEDICAL OR RETAIL**

**Dwight Plaza**  
139 7th Ave  
Newark, NJ

**FOR MORE INFORMATION PLEASE CONTACT EXCLUSIVE BROKER:**

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# Dwight Plaza

## Join Family Dollar & Laundry Guys

- 3 Units Can Be Combined Up to 7,500 SF
- Unit 1: 2,288 SF (Former Nail Salon) – **LEASE OUT**
- Unit 2: 3,344 SF (2<sup>nd</sup> Generation Restaurant) - Includes 2<sup>nd</sup> Floor 500 SF Mezzanine - **LEASE OUT**
- Unit 3: 1,750 SF (Former Liquor Store) – Includes 2<sup>nd</sup> Floor Available For Storage
- Modified Gross Lease
- Ample Parking
- Densely Populated Area
- Well Positioned Busy Neighbor Center
- Across from McKinley Public School (Pre-K to 8<sup>th</sup> Grade)
- Surrounded by Multiple High-Rise Apartments
- Close to Branch Brook Park Playground and Recreational Center
- Bus Stop Located In Front of Dwight Plaza: Bus #'s 41, 99, 108
- 1 Block From the Intersection of Clinton Ave; Traffic Clinton Ave: 17,169
- Traffic 7th Ave: 6,713 VPD
- Located Near: I-280 and Rt 21
- Nearby National Tenants: Taco Bell, Auto Zone, Wing Stop, Burger King, UHAUL

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**ZOLTEK COMMERCIAL REAL ESTATE SERVICES**- Licensed Real Estate Broker- 15 Furler Street, Totowa, NJ 07512 \* T: 973.798.6130

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Google



**5,632 SF  
LEASE OUT**

**Unit 3  
1,750 SF**



**Farmer's Market**





# SITE JOIN



Prudential Concert Grove

Barringer High School

Rotunda Recreation Center

Garden Spires

Branch Brook Park Roller Skating Center

Villa Victoria Apartments 194

Newark Schools of Global Studies

Colonnade Apartments 564 Units

6,713 VPD

Branch Brook Park Playground

Wynona Lipman Gardens Apartments

The Pavilion Towers Apartments

McKinley Elementary School

Newark Broad Street Train Station

North Porch Women & Infant Centers

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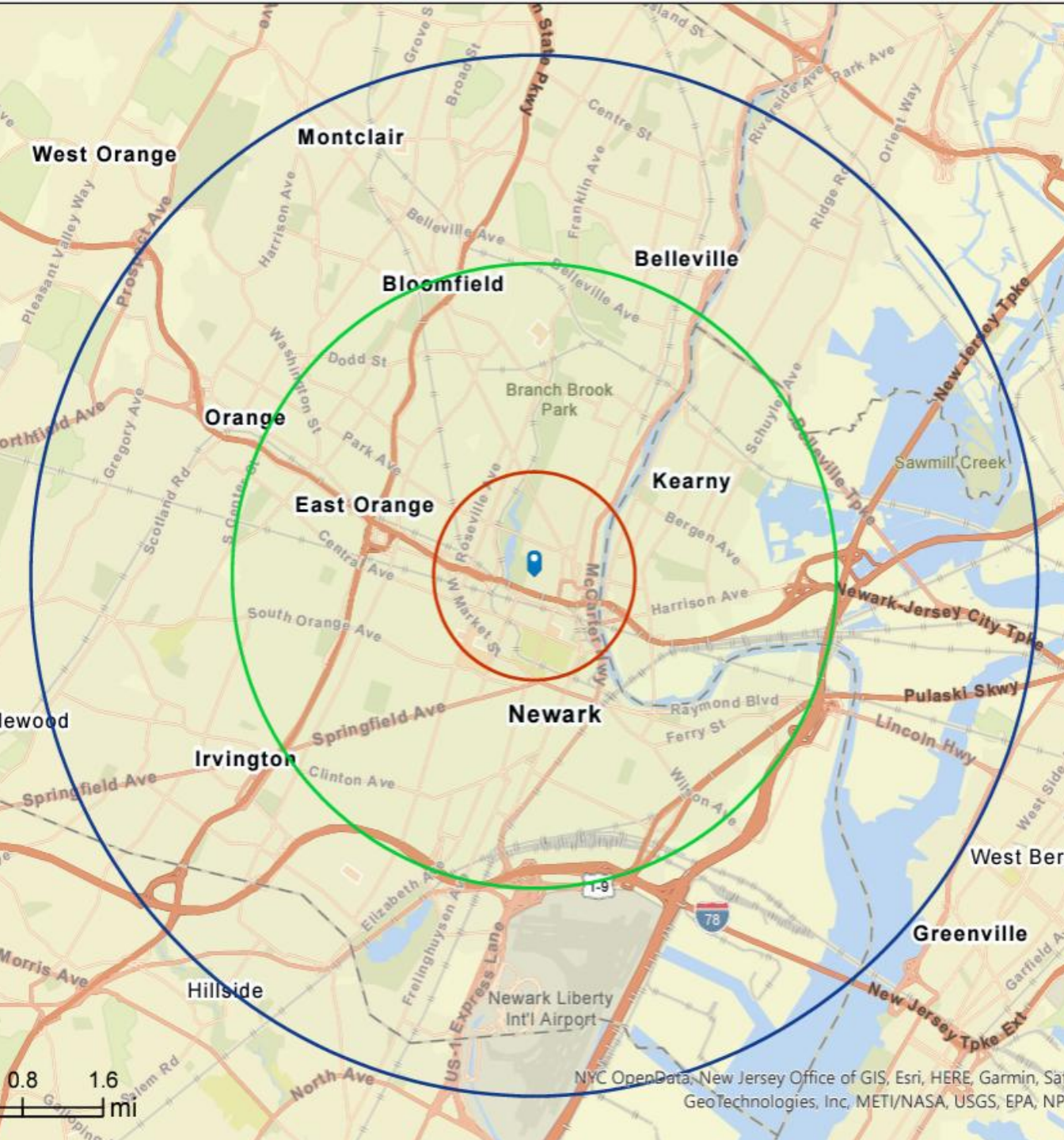
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U-HAUL







DEMO-GRAPHIC	1 Mile	3 Miles	5 Miles
Population	66,691	466,035	753,634
Daytime Employees	24,241	191,958	301,464
Households	2.8	2.7	2.7
Average Age	35.1	36.9	37.8
Average HH Income	\$58,725	\$65,583	\$79,818

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