



AVAILABLE
3,537 SF

515 Washington Ave, Belleville, NJ 07109

FOR MORE INFORMATION PLEASE CONTACT EXCLUSIVE BROKER:

Urszula Zoltek

D: 862.217.5610

O: 973.798.6130 Ext. 1001

Urszula@ZoltekCRE.com

ZOLTEK
COMMERCIAL REAL ESTATE SERVICES

JOIN



AVAILABLE FOR LEASE

- 3,537 SF – Freestanding Building (Former CVS)
- Parking Lot
- Signalized Intersection
- Located at the Intersection of Washington Ave & Little Street
- Busy Downtown Community
- Dense Population

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Traffic Count Washington Ave: 15,661 VPD



- ROSE-BELLEVILLE LIMITED PARTNERSHIP
- GROSS, TRUSS & HERSTIK, P.C. AND CAROL J. TRUSS, ESQ.
- INDEPENDENCE COMMUNITY BANK, ITS SUCCESSORS AND/OR ASSIGNS
- COASTAL TITLE AGENCY, INC.
- LAWYERS TITLE INSURANCE CORPORATION
- CULLEN AND DYKMAN, LLP, AND STEVEN J. ROBINSON, ESQ.

LOCATION SURVEY
TOWNSHIP OF BELLEVILLE
ESSEX COUNTY, NEW JERSEY
HUBSCHMAN ENGINEERING
ENGINEERS AND SURVEYORS PLANNERS
436 SYLVAN AVENUE
ELIZABETH, NEW JERSEY 07208
ROBERT J. MUELLER, P.L.S.
PROFESSIONAL LAND SURVEYOR
N.J. LIC. 37206

THE INFORMATION SHOWN HEREON CORRECTLY REPRESENTS THE CONDITIONS FOUND AND AS OF THE DATE OF THE FIELD SURVEY EXCEPT SUCH IMPROVEMENTS OR EASEMENTS, IF ANY, BELOW THE ENTRANCE AND NOT VISIBLE.

ZOLTEK

SITE

JOIN: 

 **SPORTSMED**
PHYSICAL THERAPY

 **URGENT CARE**
American Family Care

 **jiffylube**

 **GOODYEAR**

Motorcycle Mall



Traffic Count Washington Ave: 15,661 VPD



Rodeway Inn



Belleville
Elementary
School 9

Weee! Asian Grocery
Supermarket





515 Washington Ave, Belleville, NJ 07109

DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Population	33,646	247,127	667,360
Daytime Employees	7,481	71,196	302,435
Households	12,603	92,793	247,607
Median Age	40.8	40	38.1
Average HH Income	\$104,579	\$101,677	\$96,311

FOR FURTHER INFORMATION PLEASE CONTACT
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