



# 435 BROADWAY

Bayonne, NJ 07002

## HIGHLIGHTS:

- All uses considered - former Chase Bank with Parking.
- 6 Minute walk from the 22nd Street Hudson-Bergen Light Rail.
- Surrounded by thousands of new residential development.
- Huge pedestrian foot traffic and massive vehicular visibility.
- This prime Bayonne real estate offers up to 2,750 sq ft of retail space available with 10+ car parking in rear of building, tremendous visibility & street presence.
- Rare Find.

## SPACE AVAILABLE:

- +/- 2750 Sq ft

## PARKING:

- +/- 10 Parking Spaces

## FRONTAGE:

- 25 ft on Broadway
- 110 ft on W 20th

## TERM:

- Negotiable

## CURRENT USE:

- Bank Space

## LEASE TYPE:

- NNN

## ASKING RENT:

- Upon Request

## NEIGHBORING TENANTS:



👤 Chris Vitiello

✉️ [chris@gridrealestate.biz](mailto:chris@gridrealestate.biz)

☎️ (551) 204 - 1361

👤 Bobby Antonicello Jr.

✉️ [bobby@gridrealestate.biz](mailto:bobby@gridrealestate.biz)

☎️ (201) 300 - 6489

📍 201 Marin Blvd Unit 106, Jersey City, NJ 07302

🌐 [www.gridrealestate.biz](http://www.gridrealestate.biz)


🏠 Licensed Real Estate Broker



@gridrealestate

# INTERIOR PHOTOS



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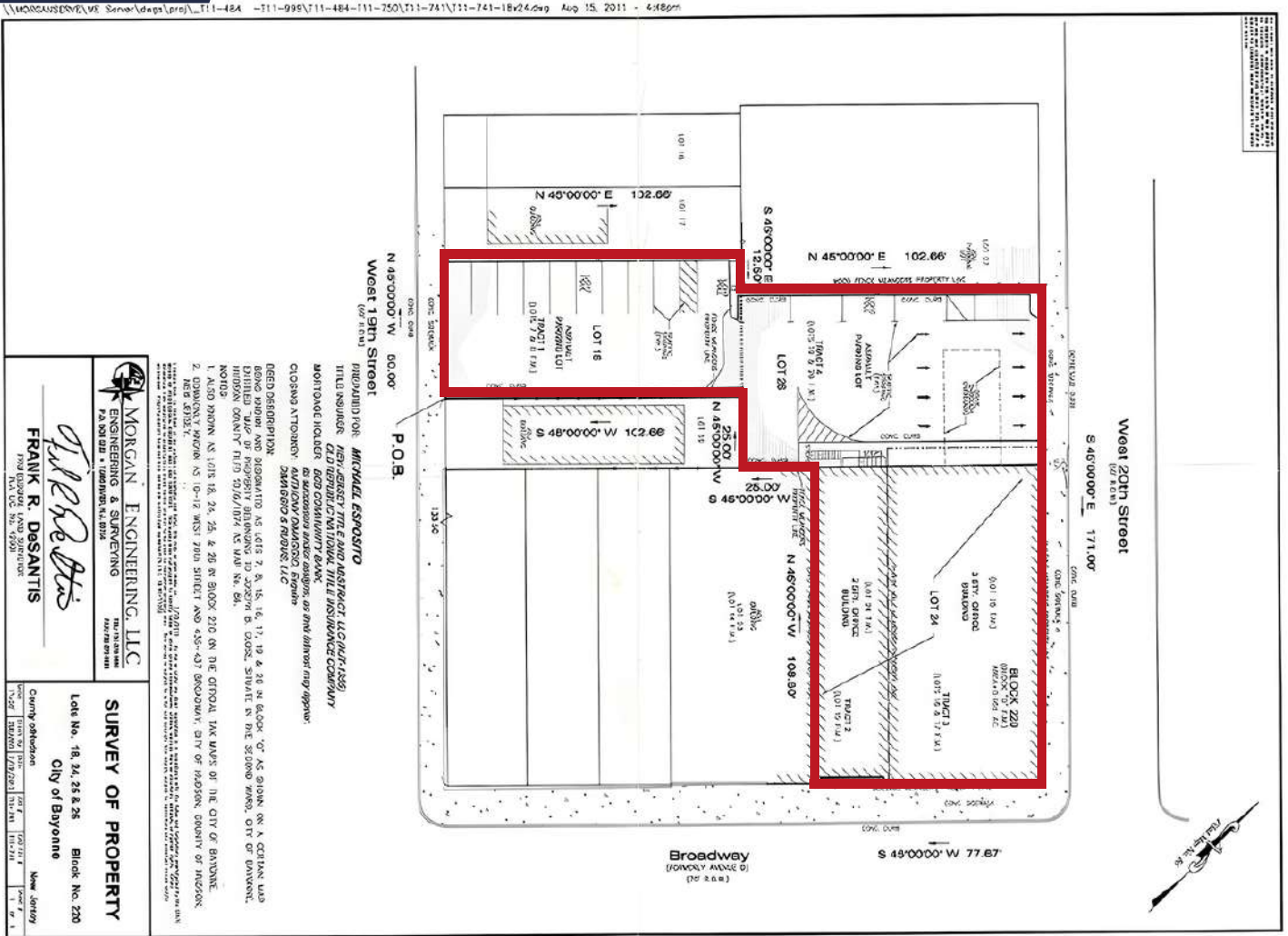


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# SITE PLAN



## DEMOGRAPHICS

### BY THE NUMBERS

Avg Household Income  
**\$83,877**  
 (2021)

Annual Consumer Spending  
**\$451,264**  
 (in thousands - 1 Mile Radius - 2021)

Households  
**16,311**  
 (1 Mile Radius - 2021 Estimate)

Retail Businesses  
**214**  
 (1 Mile Radius)

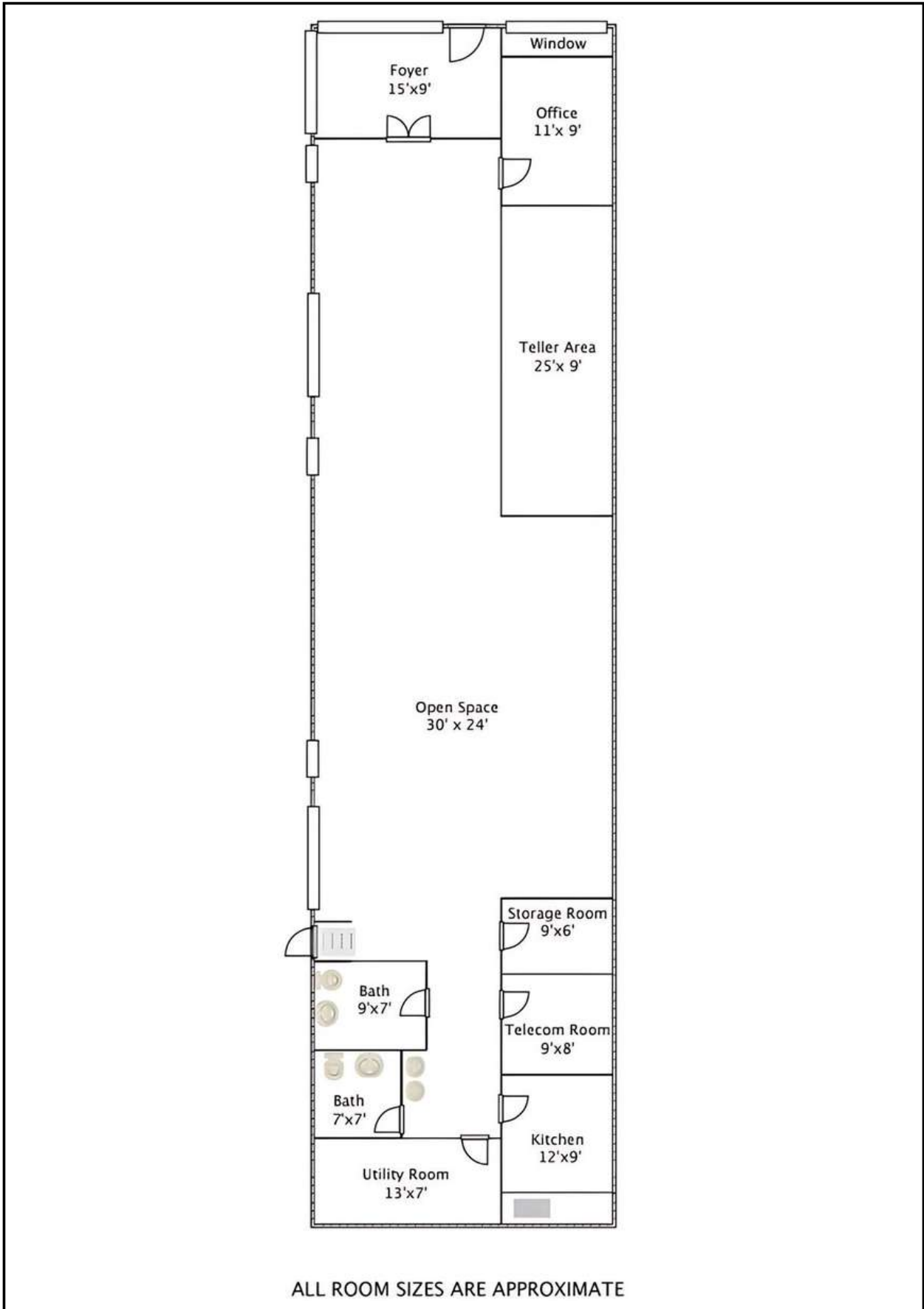
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# FLOOR PLAN



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