



**1,900 SF -
6,000 SF**

Join New Jersey's latest
restaurant and retail real
estate hot spot!

Former Restaurant
Space Available

RESTAURANT AND RETAIL SPACE

THE SHOPPES AT RIVERWALK

Riverwalk Place & Ave at Port Imperial

40-45 RIVERWALK PLACE
WEST NEW YORK | NEW JERSEY



RIPCO
REAL ESTATE

SPACE DETAILS

SPACE 3: FORMER BANK SPACE - 4,350 SF



LOCATION

The Shoppes at Riverwalk
40-45 Riverwalk Place
West New York

SIZE

Space 3 3,900 SF*
Space 4 2,500 SF
Space 5 6,000 SF
*Can be demised to 1,900 SF

RENT

Upon Request

NEIGHBORS

Acme, Giannone Wine and Liquor, Starbucks, Ben & Jerry's, Riverwalk Cleaners, Pizzeria, Hudson House of Play, Floris Spa, Son Cubano, Club Pilates, Row House- Coming Soon!

SEEKING

Looking for trendy modern use to cater to upscale demographic of the area

COMMENTS

Located in one of the most desirable waterfront neighborhoods of Hudson County

Dedicated retail parking

Approximately 100' of Frontage and 39' Deep in space 3

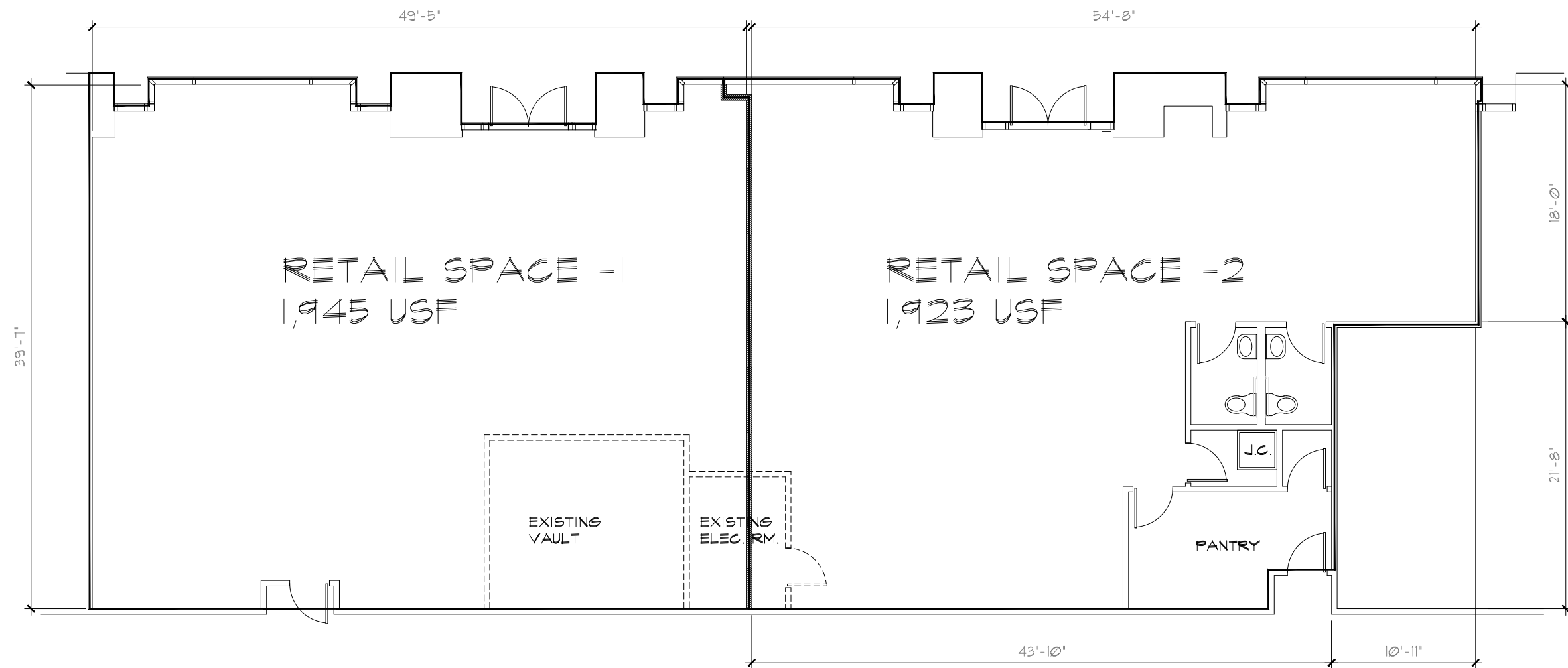
Frontage of space 1: 37' 6" on Ave at Port Imperial and 52' 9" frontage on Riverwalk Place

RIVERWALK SPACE DEMISING PLAN

SPACE 3: FORMER BANK SPACE - 4,350 SF. DEMISING PLAN

RETAIL 1: 1,945 SF

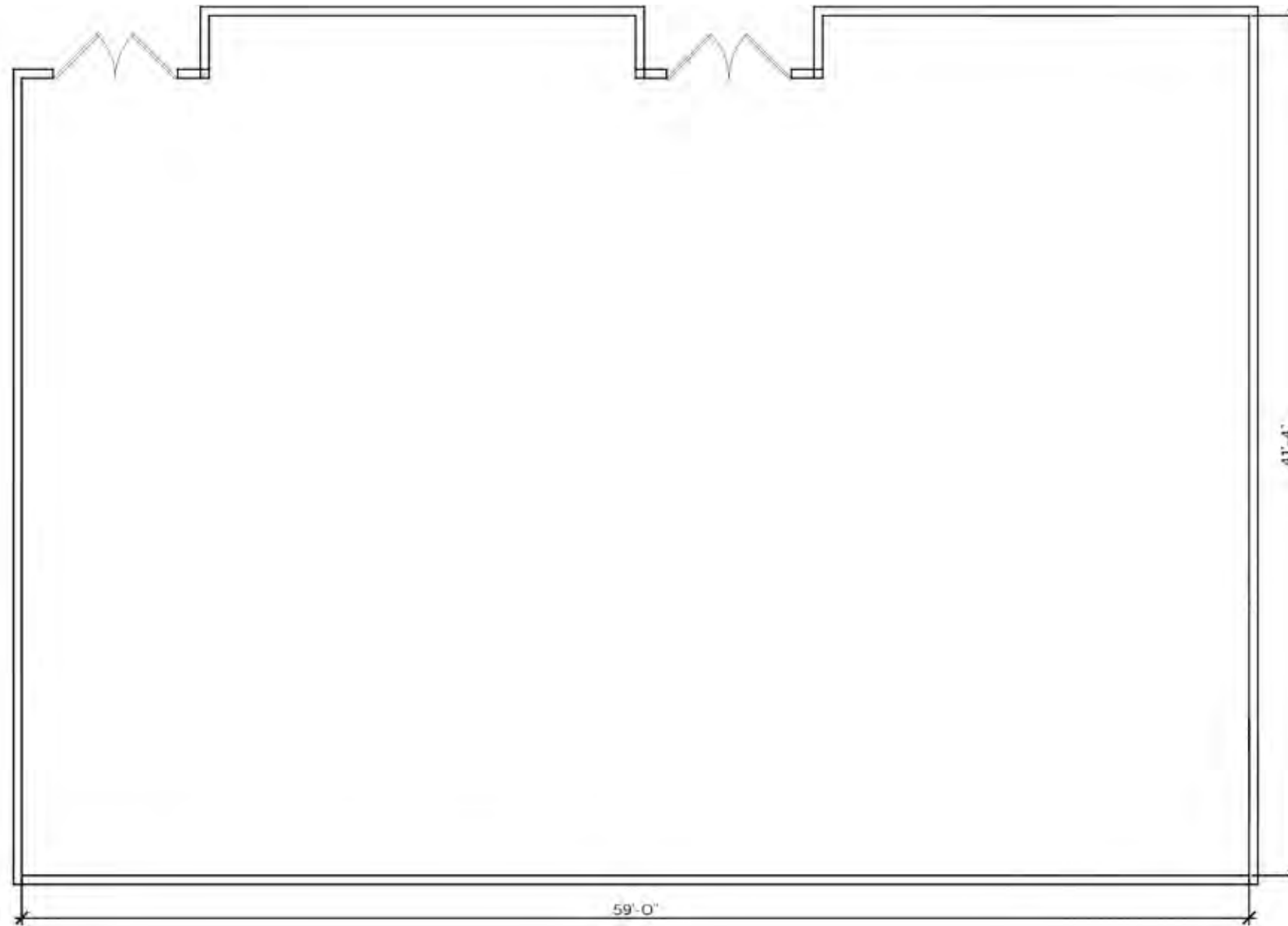
RETAIL 2: 1,923 SF



DEMISING FLOOR PLAN - RETAIL LEVEL - R3
NOT TO SCALE

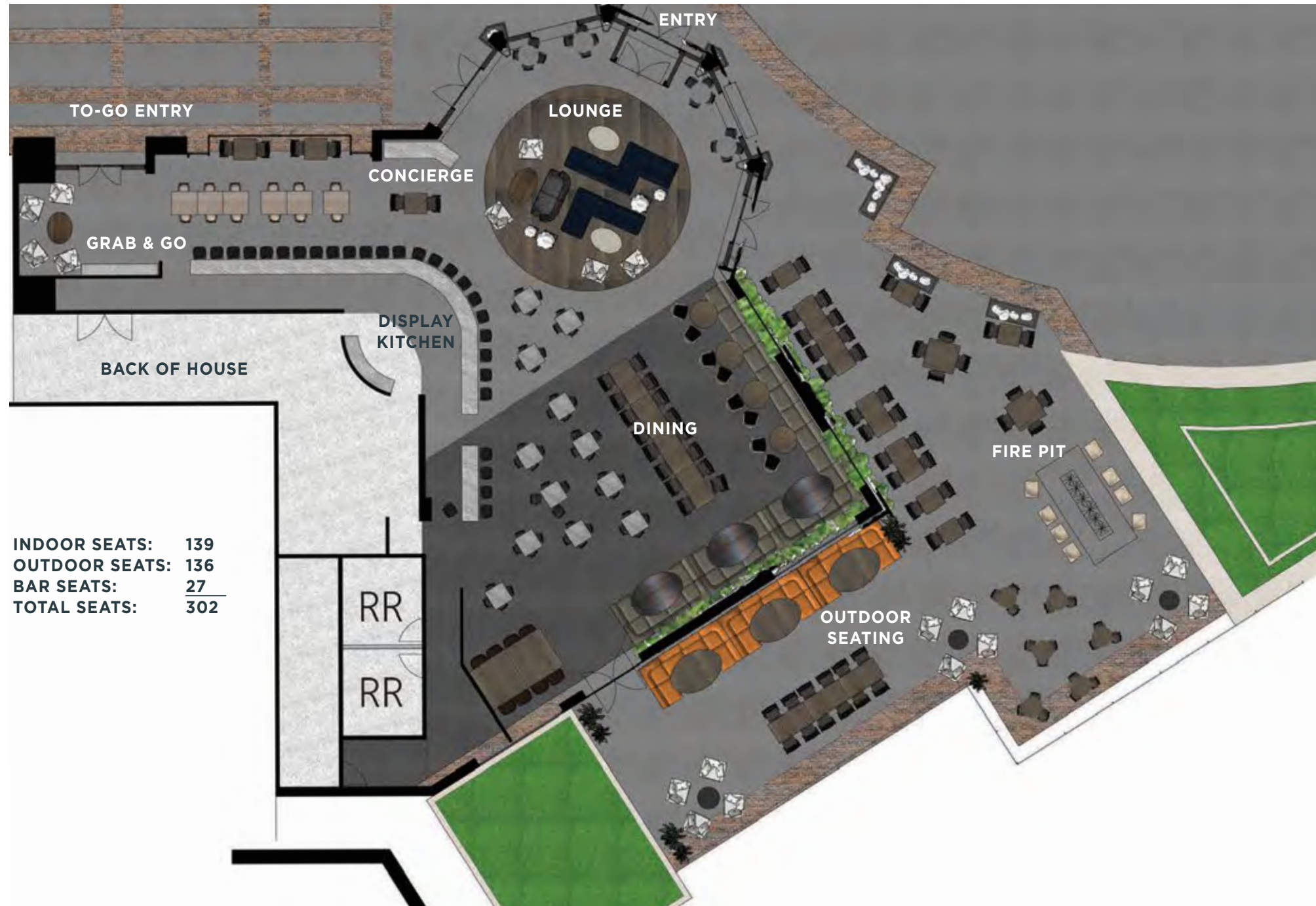
SPACE 4 SPACE PLAN

2,500 SF



SPACE 5 PLAN

6,000 SF



SPACE 5 PLAN

6,000 SF

EXTERIOR



RIVERWALK PHOTOS



THE SHOPS AT RIVERWALK WEST NEW YORK, NJ

PORT IMPERIAL BOULEVARD - MASTER PLAN



ABOUT WEST NEW YORK

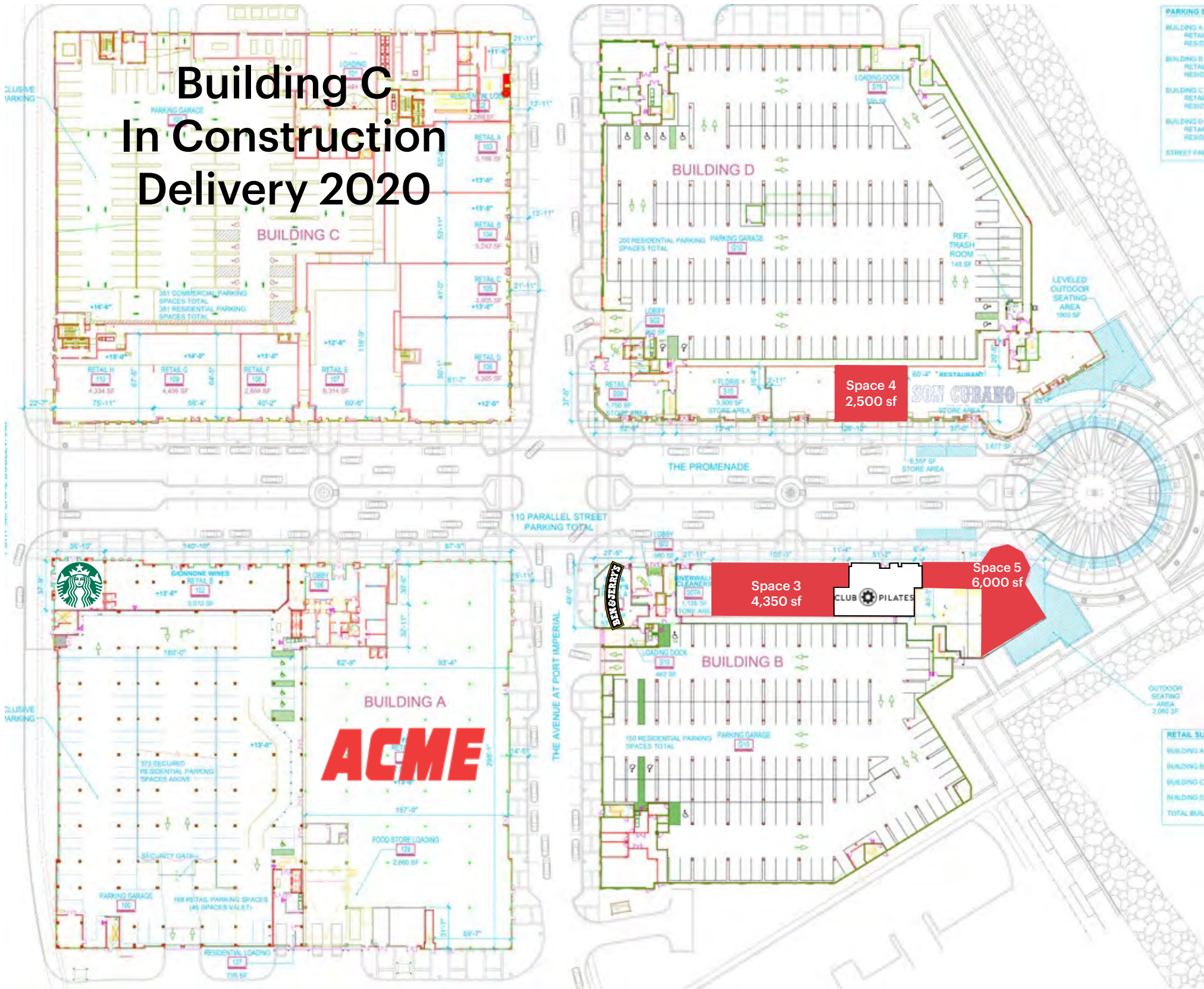
3,904 residents

\$140,870 median HHI

74% college educated

RETAIL PLAN

Building C In Construction Delivery 2020



RIVERWALK BUILDING PLANS



RIVERWALK PLACE



CONTACT EXCLUSIVE AGENTS

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Please visit us at ripconj.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.