



RETAIL PROPERTY FOR LEASE

JOIN OUR NEW TENANTS: JERSEY MIKE'S, XI'AN TASTE, MANGIA ORGANICA & BUN HUT

RUTGERS HONORS LIVING LEARNING COLLEGE

69 Halsey Street, Newark, NJ 07102

For More Information, Contact the Exclusive Brokers

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69 Halsey Street, Newark, NJ 07102



PROPERTY DESCRIPTION

New Development - 19,171 SF of Retail

OFFERING SUMMARY

Lease Rate:	Negotiable
Number of Units:	11
Available SF:	847 - 3,283 SF
Building Size:	19,171 SF

PROPERTY HIGHLIGHTS

- Size: ±19,171 SF of New Street Retail
- Neighborhood Tenants Include Whole Foods, Barnes & Noble, Petco, City MD, Marcus B&P, Nike, Starbucks, Blaze Pizza, The Halal Guys, Citibank, Chase
- Located below new Rutgers students housing with 400 student beds
- Public plaza with entrance on Halsey and Washington streets
- Large Student Population with 45,000+ local students (Rutgers University, Berkeley College, Essex County College, NJIT and Seton Hall Law)
- New Jersey's Largest Employment Center with a Workforce of Over 47,000 people within a 0.5 mile radius of development
- Prudential & Rutgers – Approx. 10,000 employees combined

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Rutgers Honors Tenants

1. Jersey Mike's
2. Xi'an Taste
3. Mangia Organica
4. Bun Hut
5. Rutgers (Storage)
6. Burritos



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SUITE	TENANT	SIZE (SF)	LEASE RATE
Retail A	-	1,545 SF	Negotiable
Retail B	Available	2,303 SF	Negotiable
Retail C	Available	3,240 SF	Negotiable
Retail E	Available	3,283 SF	Negotiable
Retail G.1	Available	1,746 SF	Negotiable
Retail J	Available	2,465 SF	Negotiable
Retail K	-	733 SF	Negotiable
Retail M	Available	1,026 SF	Negotiable
Retail N	Available	847 SF	Negotiable
Retail O	-	760 SF	Negotiable
Retail I	Available	1,866 SF	Negotiable

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69 Halsey Street, Newark, NJ 07102 - Retail Map



In the Heart of Newark - Steps from Rutgers Campus and Prudential Corporate Offices

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JOIN EXISTING RETAILERS IN THE AREA



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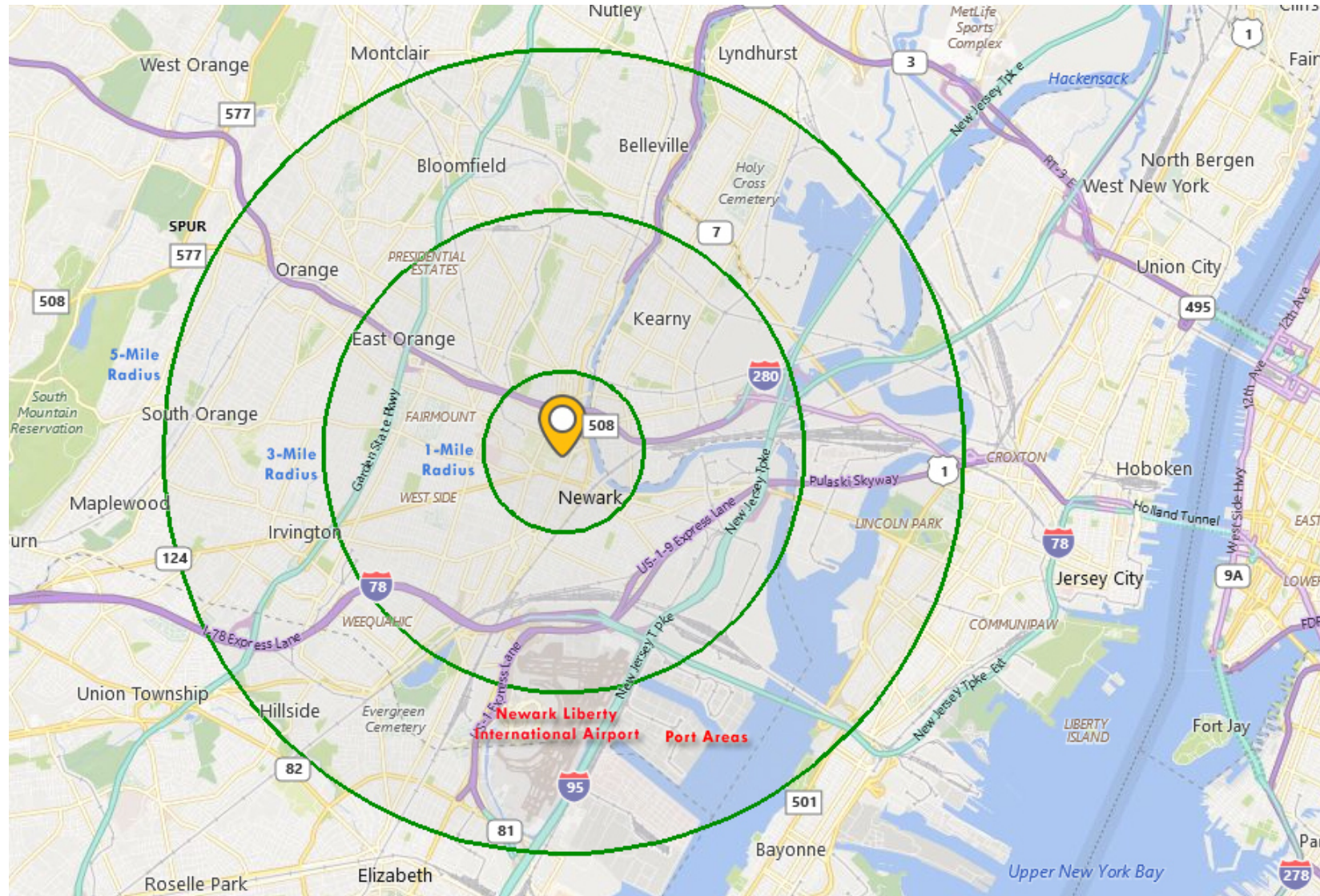
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69 Halsey Street, Newark, NJ 07102 - Radius



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RUTGERS HONORS LIVING LEARNING COLLEGE

69 Halsey Street, Newark, NJ 07102 - Demographics 2018

Radius	1 Mile	3 Mile	5 Mile
Population:			
2024 Projection	65,897	377,440	747,800
2019 Estimate	61,789	369,233	734,088
2010 Census	44,723	353,697	717,708
Growth 2019-2024	6.65%	2.22%	1.87%
Growth 2010-2019	38.16%	4.39%	2.28%
2019 Population Hispanic Origin	23,833	137,622	230,367
2019 Population by Race:			
White	29,831	162,169	314,688
Black	24,182	181,070	351,451
Am. Indian & Alaskan	834	4,193	6,810
Asian	5,121	11,637	41,656
Hawaiian & Pacific Island	101	649	1,232
Other	1,719	9,515	18,251
U.S. Armed Forces:	0	8	171
Households:			
2024 Projection	25,310	131,208	266,899
2019 Estimate	23,557	128,174	261,986
2010 Census	16,011	121,871	256,059
Growth 2019 - 2024	7.44%	2.37%	1.88%
Growth 2010 - 2019	47.13%	5.17%	2.31%
Owner Occupied	4,290	30,184	84,297
Renter Occupied	19,267	97,990	177,689
2019 Avg Household Income	\$59,095	\$53,074	\$66,128
2019 Med Household Income	\$40,512	\$37,433	\$46,097
2019 Households by Household Inc:			
<\$25,000	8,263	46,919	77,681
\$25,000 - \$50,000	5,318	31,613	60,755
\$50,000 - \$75,000	3,922	20,158	42,501
\$75,000 - \$100,000	1,953	11,551	27,732
\$100,000 - \$125,000	1,628	7,757	19,782
\$125,000 - \$150,000	842	3,860	11,011
\$150,000 - \$200,000	887	4,042	12,363
\$200,000+	744	2,273	10,160

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