

MIDTOWN
COMMERCIAL

**UNION CENTER PROFESSIONAL BUILDING
940 STUYVESANT AVE
UNION, NJ**

FOR LEASE

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UNION CENTER PROFESSIONAL BUILDING
940 STUYVESANT AVE, UNION, NJ
1,200 SQUARE FEET**



**Michael Minitelli - Vice President
Adam Newfeld - Vice President**

**Midtown Commercial
343 Millburn Avenue Suite 209
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UNION CENTER PROFESSIONAL BUILDING

940 STUYVESANT AVENUE, UNION, NJ

GLA AVAILABLE - +/- 1,200 Square Feet

LEVELS- 3

BASEMENT STORAGE- N

ELEVATOR- N

SPRINKLERS - Wet

PARKING - Off street spaces plus street parking.

HVAC - Rooftop Gas Fired Forced Air

ROOF - Asphalt

LIGHTING - LED/Flourecent

SECURITY - Cameras, Burglar & Fire System, Keycode Access

NOTES - Well located Office asset in the midst of The New Union Center. Shopping, Restaurants, Offices and Public Transportation are steps away from this location. The Garden State Parkway, US Rt 22, NJ Rt 82, and the NJ Turnpike are all a short drive from the property.

SALIENT FACTS





FRONT ENTRY



INTERIOR VIEW



PARKING LOT VIEW



INTERIOR OFFICE



AERIAL



FRONT ELEVATION

EXTERIOR

PHOTOS & LAYOUT



LOCATION

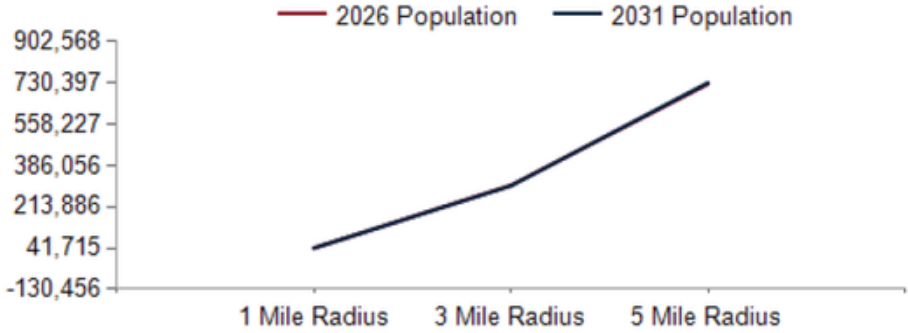
UNION CENTER PROFESSIONAL BUILDING



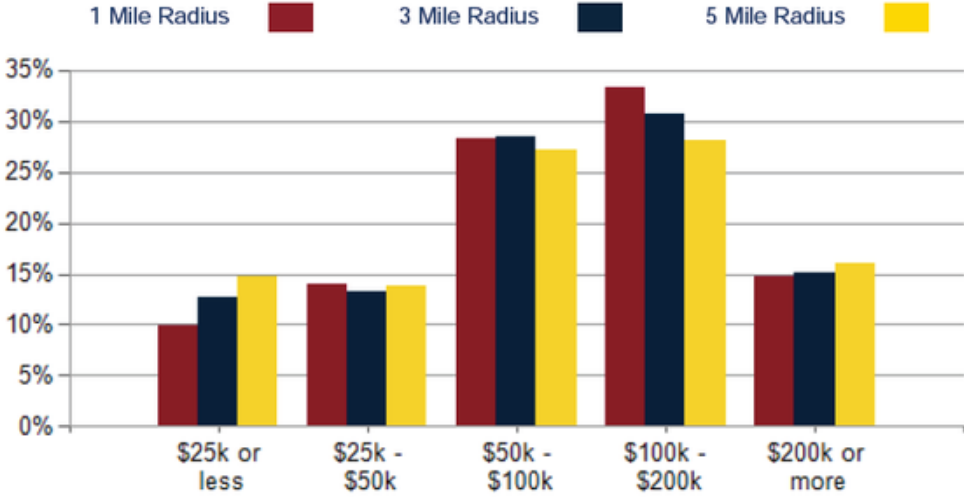
LOCATION

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	39,579	279,059	652,161
2010 Population	40,181	280,153	647,762
2026 Population	41,715	303,269	725,405
2031 Population	41,746	301,173	730,397
2026 African American	3,612	43,261	195,513
2026 American Indian	458	3,292	6,753
2026 Asian	2,828	22,444	51,476
2026 Hispanic	23,746	143,595	258,149
2026 Other Race	12,806	81,393	150,419
2026 White	14,080	102,663	220,348
2026 Multiracial	7,892	50,023	100,455
2026-2031: Population: Growth Rate	0.05%	-0.70%	0.70%

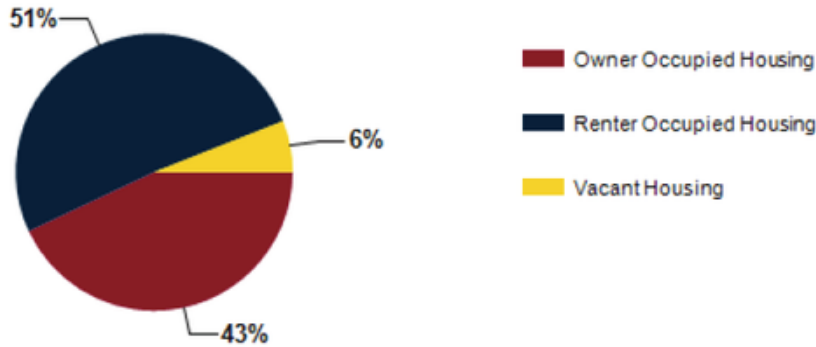
2026 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	999	9,721	27,870
\$15,000-\$24,999	537	5,056	13,301
\$25,000-\$34,999	826	5,874	13,690
\$35,000-\$49,999	1,345	9,543	24,534
\$50,000-\$74,999	2,520	17,436	41,321
\$75,000-\$99,999	1,880	15,868	34,464
\$100,000-\$149,999	3,316	22,745	50,272
\$150,000-\$199,999	1,864	13,110	27,898
\$200,000 or greater	2,284	17,706	44,781
Median HH Income	\$94,750	\$90,633	\$86,642
Average HH Income	\$121,841	\$120,520	\$122,405



2026 Household Income



2026 Own vs. Rent - 1 Mile Radius



DEMOGRAPHICS



FOR MORE INFORMATION AND TOURS PLEASE CONTACT

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