



Your Sign

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400 Route 17, Upper Saddle River NJ

EXCELLENT EXPOSURE | STANDALONE RETAIL | LOADING DOCK

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PROPERTY HIGHLIGHTS

- Standalone Retail
- Prominent Exposure
- Abundant onsite parking
- Excellent access and visibility
- Available September 1, 2026
- Loading Dock
- The Neighborhood:



SF Available	5,200 SF
Total SF	5,200 SF
Lot Size	.81
Heat	GAS
Parking Spaces	35
Zoning	H-1
Taxes	\$22,919

Lease Price Call For Pricing

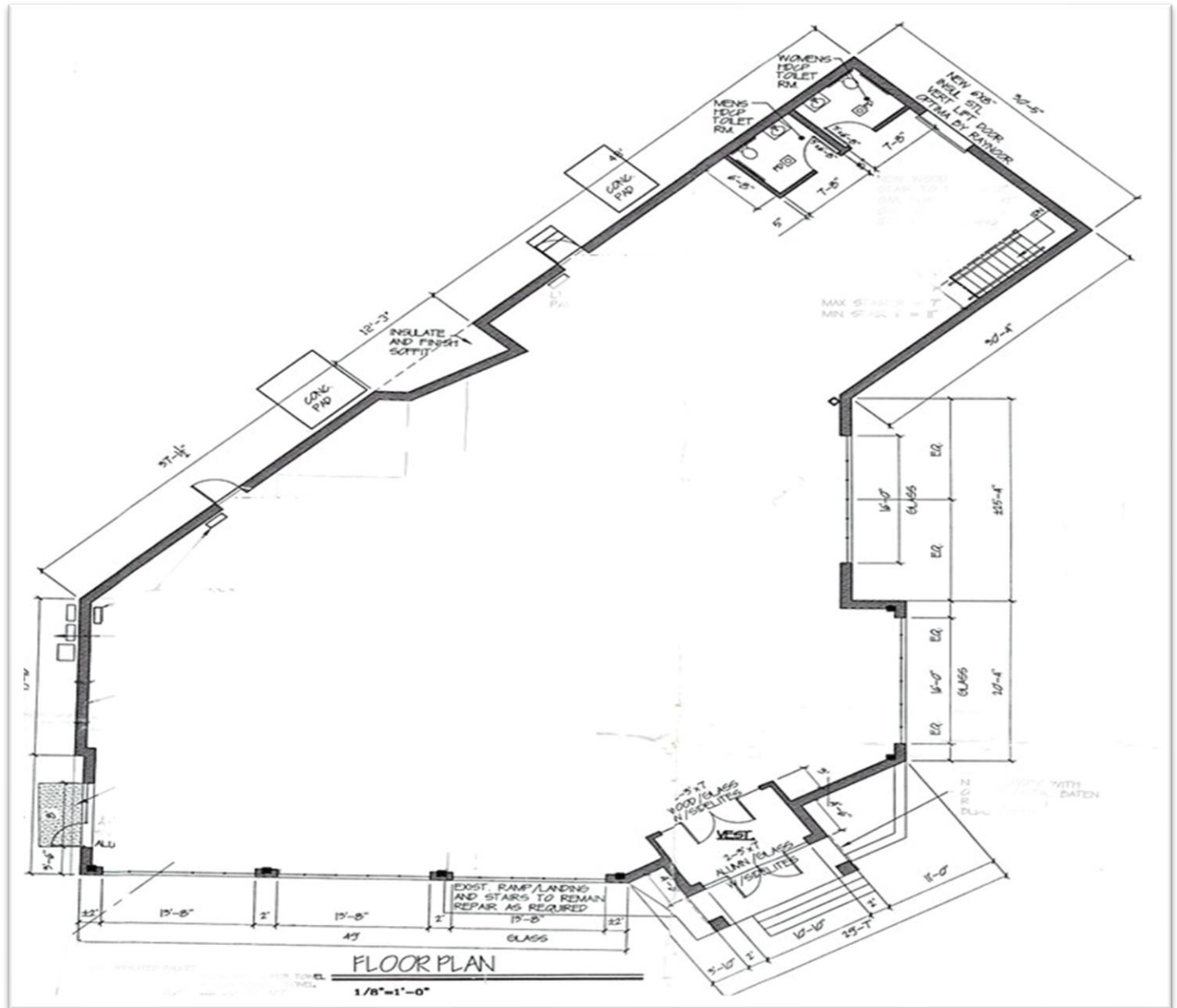
H-1 Zoning permits retail, restaurant, professional & medical uses.

Population	3 mile	5 miles	10 miles
Total Population	62,464	195,812	851,605
Median Age	45.5	41.3	39.6

Households & Income

Total Households	22,947	66,577	278,758
# Of persons per HH	2.7	2.8	2.9
Avg HH Income	\$177,836	\$169,681	\$151,430
Avg House Value	\$788,480	\$757,887	\$687,312

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BOTTLE KING



Tim Hortons

Hertz

