

RETAIL SPACE FOR LEASE

IN HIGHLY SOUGHT AFTER SOHO WEST NEIGHBORHOOD, DOWNTOWN JERSEY CITY

315 15th Street, Jersey City, NJ 07310

HUDSON
HOUSE
JC

HUDSON HOUSE LOFTS DISTRICT



EXCLUSIVE RETAIL LEASING



GREGORY D. EDGELL
LICENSED REAL ESTATE BROKER
greg@gridcre.com
(973) 610-5145

BOBBY ANTONICELLO JR., CCIM
LICENSED REAL ESTATE BROKER
bobby@gridcre.com
(201) 300-6489

ARCHITECTURE & MATERIALITY



SPACE DETAILS:
315 15TH STREET, JERSEY CITY, NJ 07310

SIZE AVAILABLE:

BUILDING 3:

Retail A - 10,294 RSF
Retail D2 - 2,176 RSF
Retail D1 - 1,295, RSF
(Space D1 + D2 Can Be Combined)

Retail E2 - 1,779 RSF
Retail F - 6,371 RSF

BUILDING 1:

Retail A (1) - 1,806 RSF

POSSESSION:

Building 3: Immediate
Building 2: Immediate

CEILING HEIGHT:

14-20 FT

LEASE TYPE:

NNN

ASKING RENT:

Upon Request

JOIN:



Italian Deli



Fitness Facility



Convenience Store



Daycare



Dog Daycare



A LIFE OF MYSTERY AWAITS

Your international life of mystery awaits in the heart of Jersey City, where swank style and a healthy dose of swagger present the lifestyle you've always imagined for yourself. The world is yours, should you choose to accept it. "This transformative redevelopment revitalizes the heart of downtown, delivering vibrant new residences and dynamic retail experiences to the SoHo West neighborhood."

HIGHLIGHTS

Developers have dubbed SoHo West (south of Hoboken, West of New York City) SoHo West is evolving into a multi-dimensional neighborhood—where art, culture, new development, performance, and grassroots local pride coexist. Whether you're here for urban renewal, creative scenes, or community events, NoHo offers a unique, dynamic experience.

981 residential apartments in Hudson House Lofts.

Surrounded by over 2,000 residential units with another 2,000 under construction.

\$2 Million park completed directly next to the building along Coles St. between 16th and 18th Streets on a 2 acre plot.

POINTS OF INTEREST

Minutes away from Hoboken.

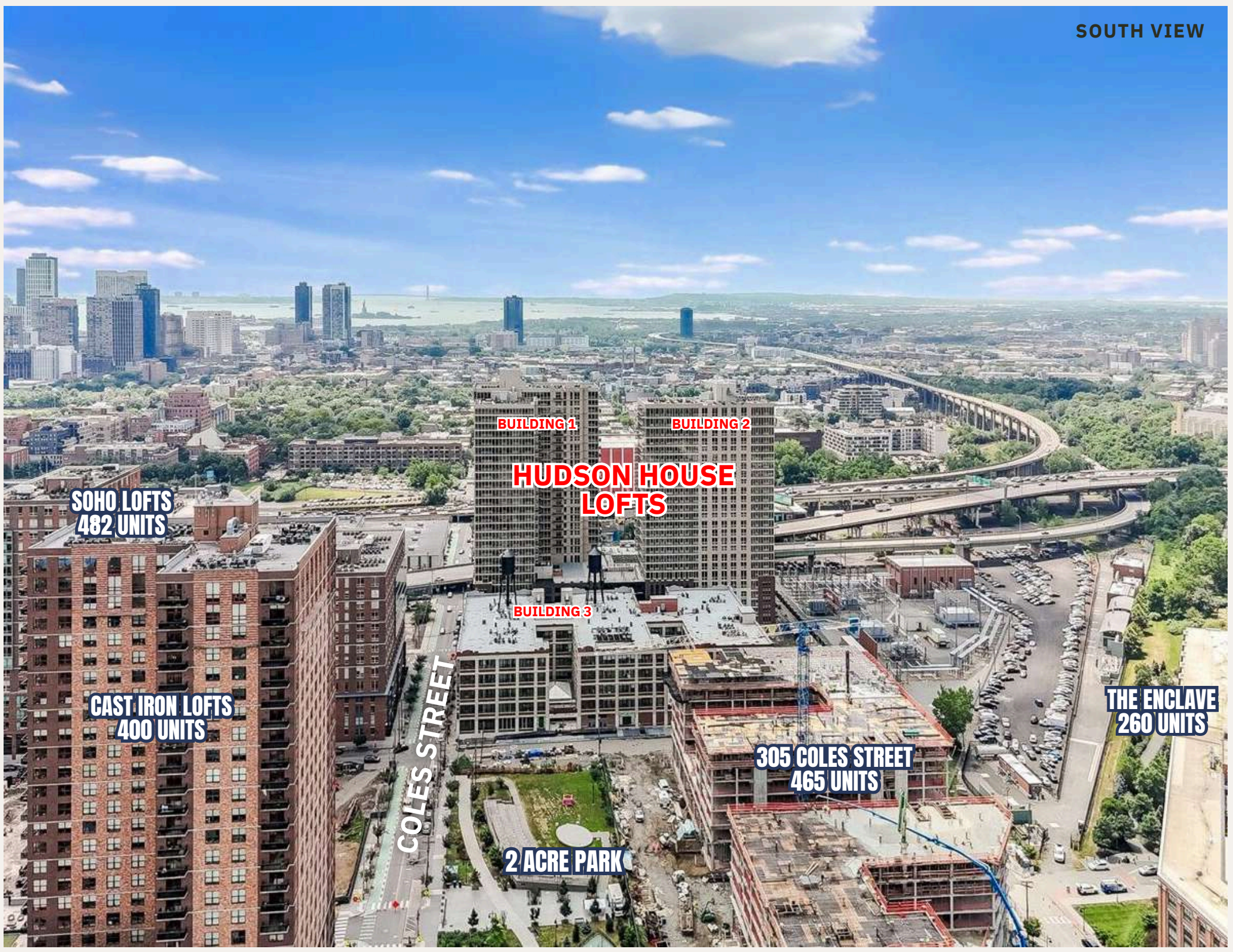
Daily shuttle service to Path station and NY Waterway ferry terminals.

Convenient to NJ Turnpike extension, Route 78, and the Holland Tunnel.

NJ Transit Bus with direct access to Manhattan.

MARKET AERIAL





**SOHO LOFTS
482 UNITS**

**CAST IRON LOFTS
400 UNITS**

COLES STREET

BUILDING 1

BUILDING 2

**HUDSON HOUSE
LOFTS**

BUILDING 3

**305 COLES STREET
465 UNITS**

**THE ENCLAVE
260 UNITS**

2 ACRE PARK



CAST IRON LOFTS
400 UNITS

SOHO LOFTS
482 UNITS

290 GOLES STREET
UNDER CONSTRUCTION
670 UNITS

2 ACRE PARK

305 GOLES STREET
UNDER CONSTRUCTION
465 UNITS

BUILDING 1

BUILDING 2

HUDSON HOUSE
LOFTS

BUILDING 3

HUDSON HOUSE
DEVELOPMENT 4
200 UNITS



CAST IRON LOFTS



SOHO LOFTS

BUILDING 1 RETAIL TENANTS



BUILDING 1



BUILDING 2

RETAIL A

**RETAIL D1-D2
RETAIL E2**

BUILDING 3



RETAIL F

RETAIL A (1)



DOWNTOWN GROCERY STORES

Liberty State Park

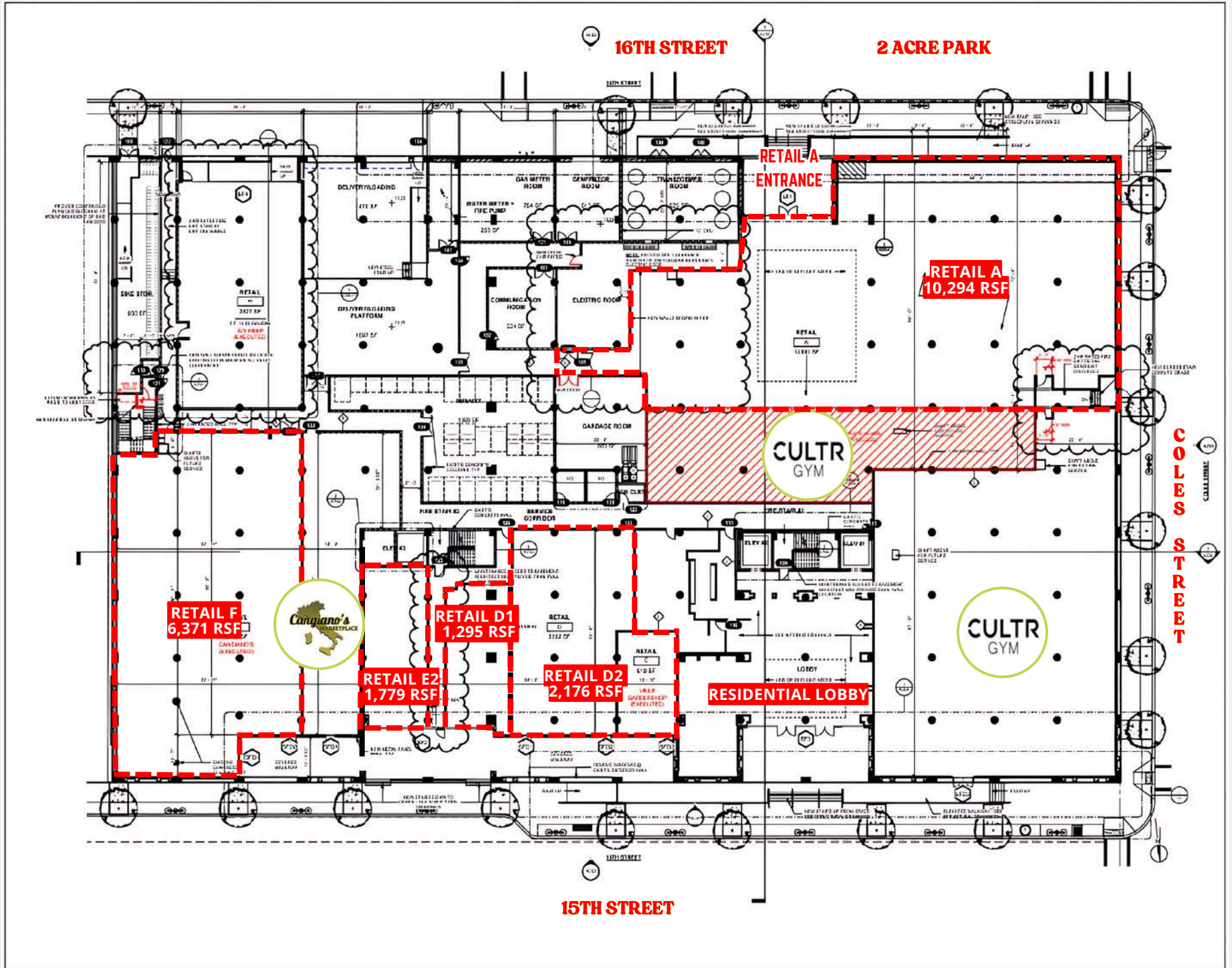
78

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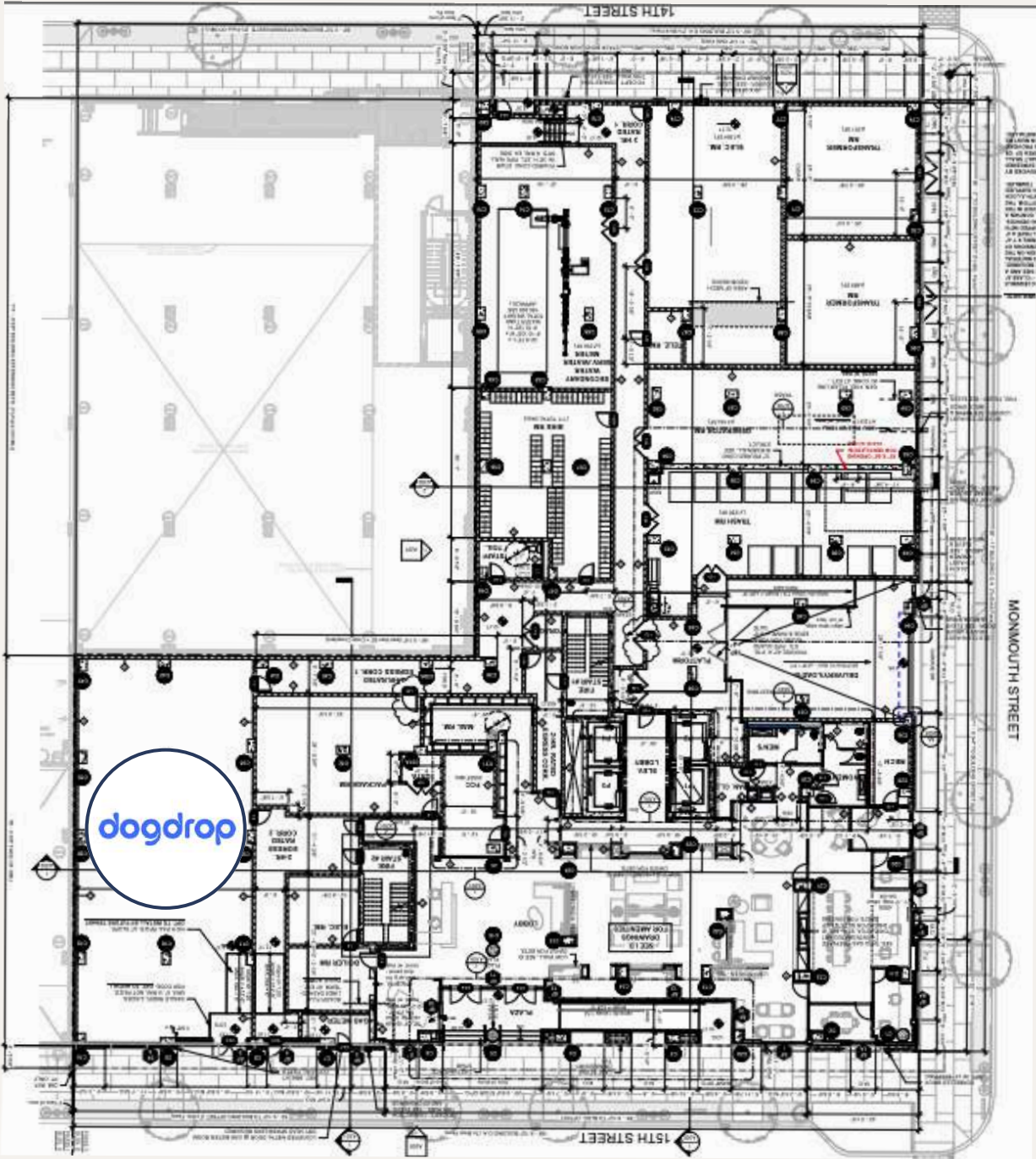
HUDSON HOUSE LOFTS



FLOOR PLAN: BUILDING 3

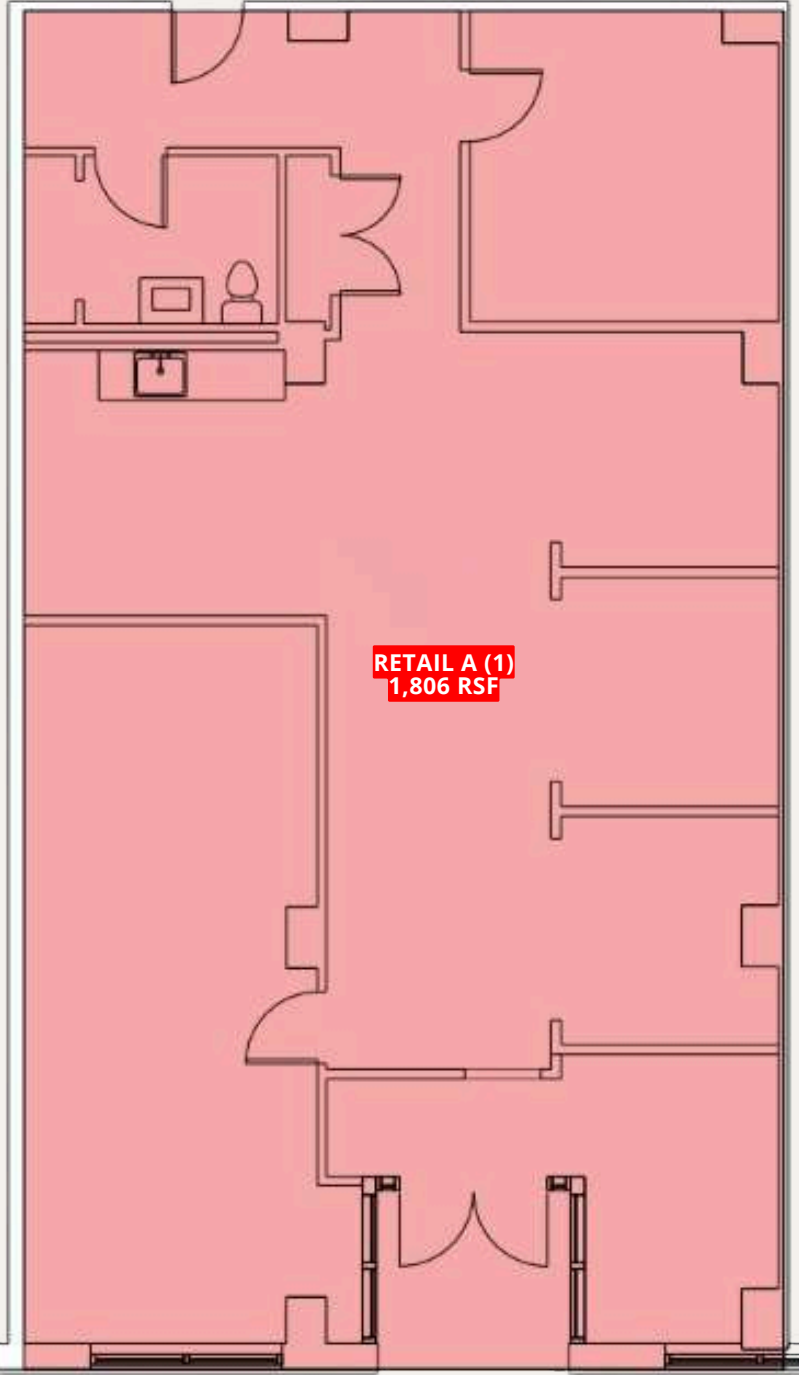


FLOOR PLAN: BUILDING 2



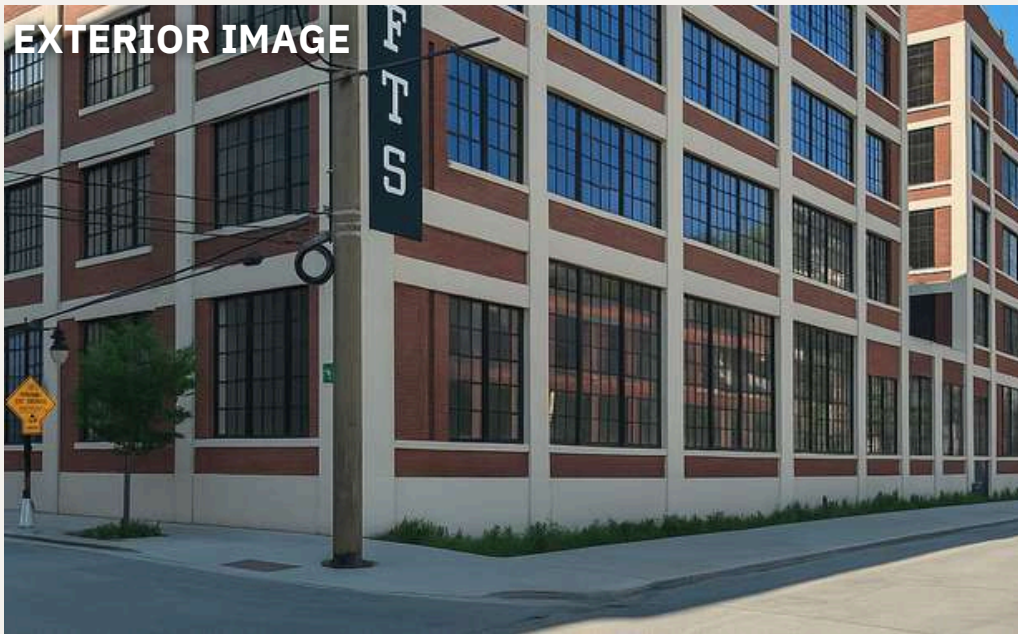
15TH STREET

FLOOR PLAN: BUILDING 1



15TH STREET

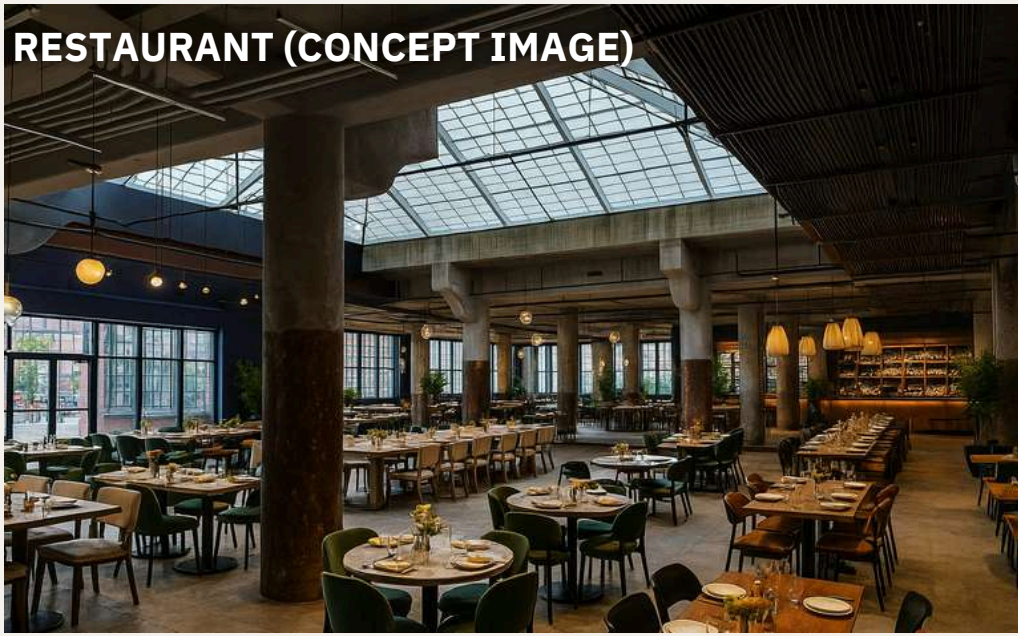
EXTERIOR IMAGE



KIDS PLAY GYM (CONCEPT IMAGE)

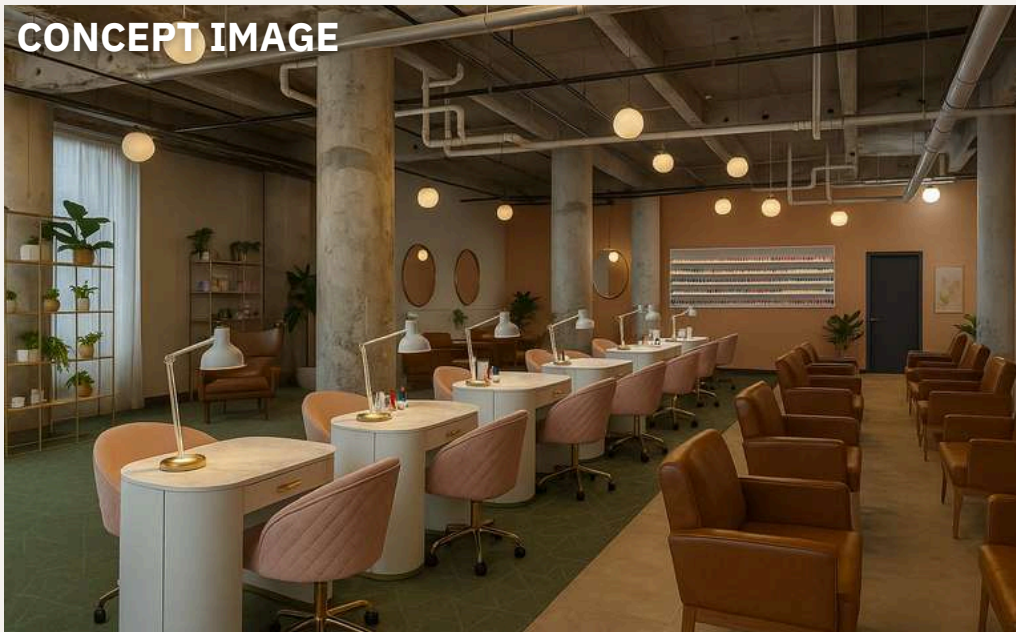
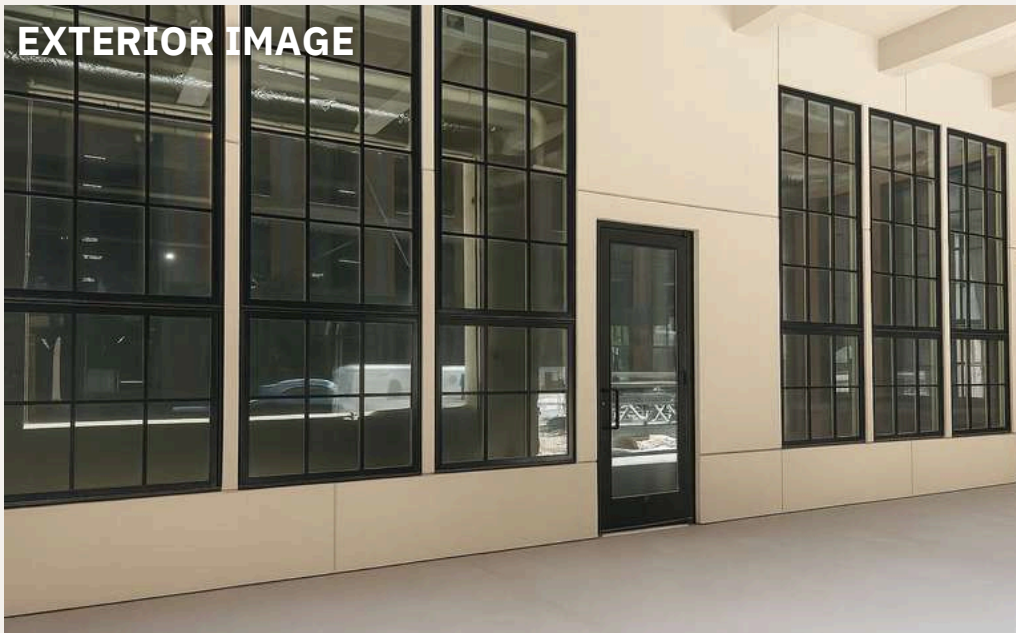


RESTAURANT (CONCEPT IMAGE)



EXISTING CONDITION



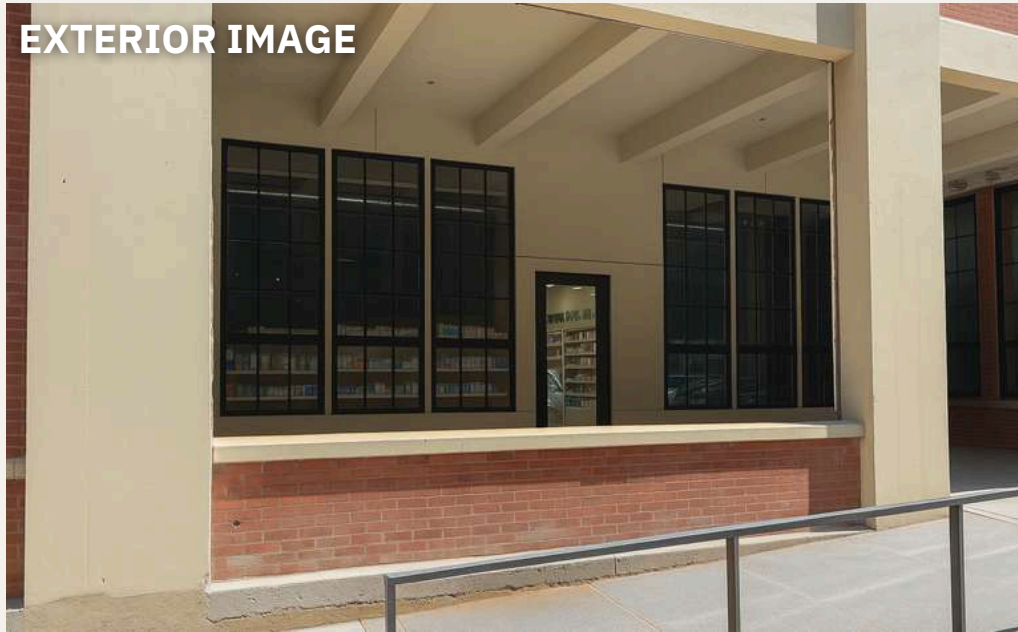


RETAIL D1+D2

RETAIL D1 - 1,295 RSF
RETAIL D2 - 2,176 RSF

BUILDING 3

EXTERIOR IMAGE



EXISTING CONDITION



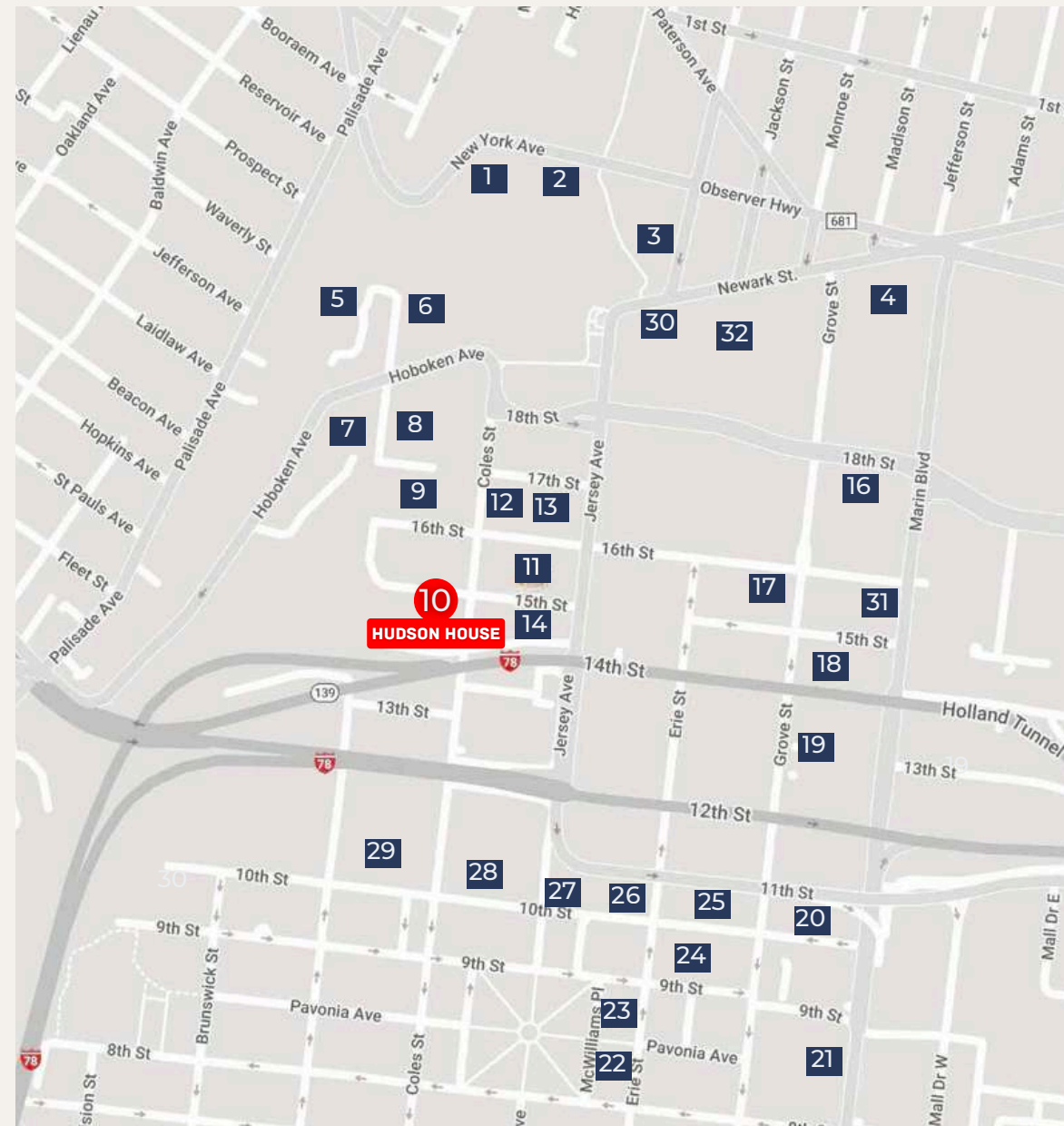
CONCEPT IMAGE



EXISTING CONDITION

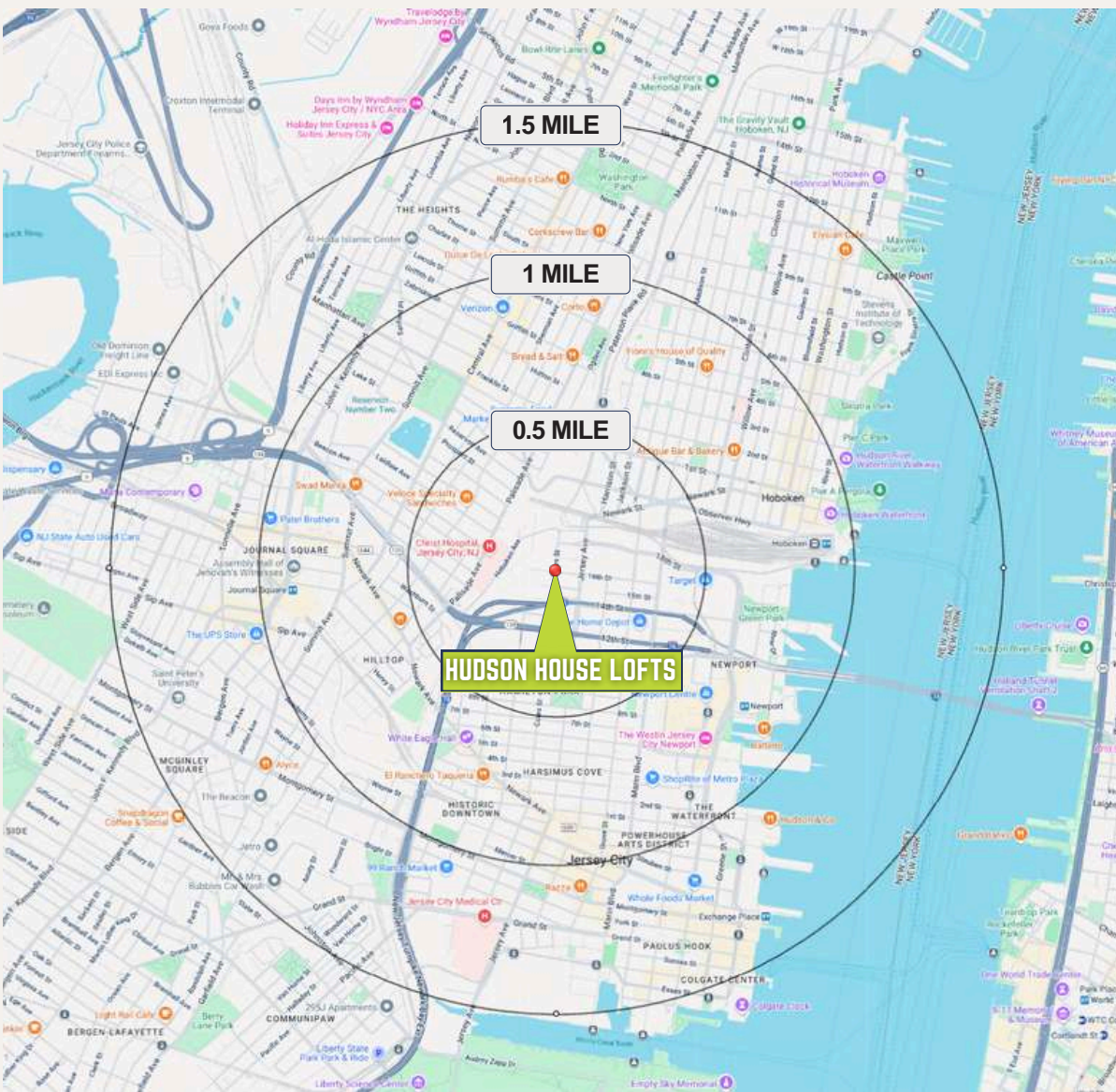


AREA RESIDENTIAL DEVELOPMENT:



- 1 **39 NEW YORK AVENUE**
155 Units (Completed)
- 2 **3 NEW YORK AVENUE**
336 Units (Completed)
- 3 **2 HOBOKEN AVENUE**
161 Units (Approved)
- 4 **700 GROVE STREET**
230 Units (Completed)
- 5 **110 HOBOKEN AVE.**
238 Units (Completed)
- 6 **100 HOBOKEN AVE.**
137 Units (Completed)
- 7 **THE ENCLAVE**
260 Units (Completed)
- 8 **305 COLES STREET**
465 Units (Under Construction)
- 9 **137-139 HOBOKEN AVENUE**
137 Units (Completed)
- 10 **HUDSON HOUSE
LOFTS DISTRICT**
981 Units (Under Construction/Pre Construction)
- 11 **290 COLES STREET**
670 Units (Under Construction)
- 12 **CAST IRON LOFTS II/
827 JERSEY AVENUE**
232 Units (Completed)
- 13 **CAST IRON LOFTS II/
833 JERSEY AVENUE**
377 Units (Completed)
- 14 **SOHO LOFTS
273 16th Street**
377 Units (Completed)
- 15 **659 GROVE STREET**
139 Units (Approved)
- 16 **650 GROVE STREET**
108 Units (Under Construction)
- 17 **610-620 GROVE STREET**
444 Units (Under Construction)
- 18 **182-184 14th STREET**
87 Units (Hotel, Completed)
- 19 **580 MARIN BOULEVARD**
750 Units (Approved)
- 20 **180 TENTH STREET/ROOSEVELT**
128 Units (Completed)
- 21 **UNICO TOWER II**
400 Units (Completed)
- 22 **HAMILTON SQUARE II**
99 Units (Completed)
- 23 **25 MCWILLIAMS PLACE/
HAMILTON SQUARE**
127 Units (Completed)
- 24 **210 9TH STREET/SILVERMAN**
25 Units (Completed)
- 25 **204 TENTH STREET**
153 Units (Completed)
- 26 **234 TENTH STREET/
SCHOEDER LOFTS**
580 Units (Under Construction)
- 27 **242 TENTH STREET/
HAMILTON LOFTS**
32 Units (Completed)
- 28 **270 TENTH STREET**
163 Units (Completed)
- 29 **310 TENTH STREET**
163 Units (Completed)
- 30 **660 GROVE STREET**
1,000 Units (Proposed)
- 31 **619 GROVE STREET**
613 Units (Under Construction)
- 32 **LEFRAK'S PROJECT/
858 JERSEY AVENUE**
258 Units (Approved)

DEMOGRAPHICS:



.5 MILE RADIUS

POPULATION	34,734	TOTAL BUSINESSES	1,362
HOUSEHOLDS	18,004	TOTAL EMPLOYEES	19,145
MEDIAN AGE	33.7	AVERAGE HOUSEHOLD INCOME	\$154,002
COLLEGE GRADUATES (Bachelor's +)	20,648 - 74.7%	DAYTIME POPULATION (w/ 16 yr +)	24,970

1 MILE RADIUS

POPULATION	71,740	TOTAL BUSINESSES	3,033
HOUSEHOLDS	35,439	TOTAL EMPLOYEES	51,097
MEDIAN AGE	33.4	AVERAGE HOUSEHOLD INCOME	\$154,561
COLLEGE GRADUATES (Bachelor's +)	41,459 - 73.9%	DAYTIME POPULATION (w/ 16 yr +)	64,808

1.5 MILE RADIUS

POPULATION	131,657	TOTAL BUSINESSES	5,672
HOUSEHOLDS	61,546	TOTAL EMPLOYEES	75,575
MEDIAN AGE	33.8	AVERAGE HOUSEHOLD INCOME	\$136,380
COLLEGE GRADUATES (Bachelor's +)	65,858 - 66.1%	DAYTIME POPULATION (w/ 16 yr +)	105,010

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HUDSON HOUSE JC

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CONTACT AGENTS

GREGORY D. EDGELL

LICENSED REAL ESTATE BROKER

greg@gridcre.com

(973) 610-5145

BOBBY ANTONICELLO JR., CCIM

LICENSED REAL ESTATE BROKER & PRINCIPAL

bobby@gridcre.com

(201) 300-6489

GRIDCRE.COM



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