

# Regency Plaza 555 Passaic Ave West Caldwell NJ

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**For Lease | Floor 1:** 3,251 SF End Cap w/ Drive Thru

**For Lease | Floor 2:** 1,284 SF

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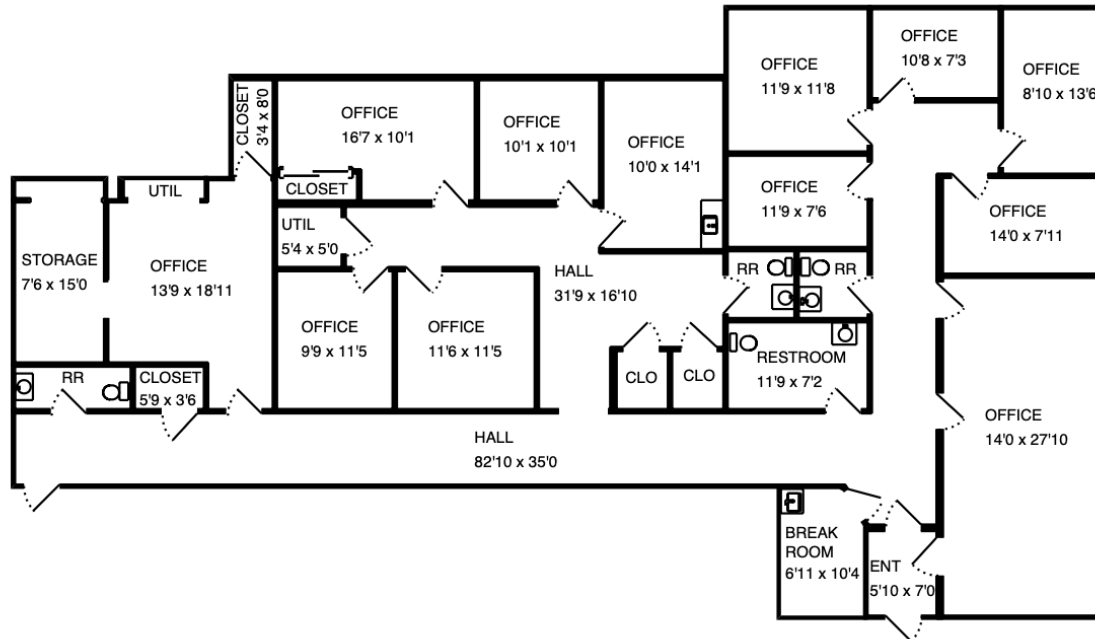
52 Millburn Ave. • Springfield, NJ 07081 • T: 908.668.9600 • F: 908.668.5225 • www.JefferyRealty.com  
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# Regency Plaza

555 Passaic Ave West Caldwell NJ

## Floor 1



**3,251 SF End Cap Unit with Drive Thru**

**AVAILABLE**

3,251 SF End Cap w/ Drive Thru

**PRICE**

Call for Quote

**NNN**

\$10.00 PSF

**PARKING**

130 Spaces

**TRAFFIC**

21,978 VPD On Passaic Ave

**FRONTAGE**

300 FT on Passaic Ave

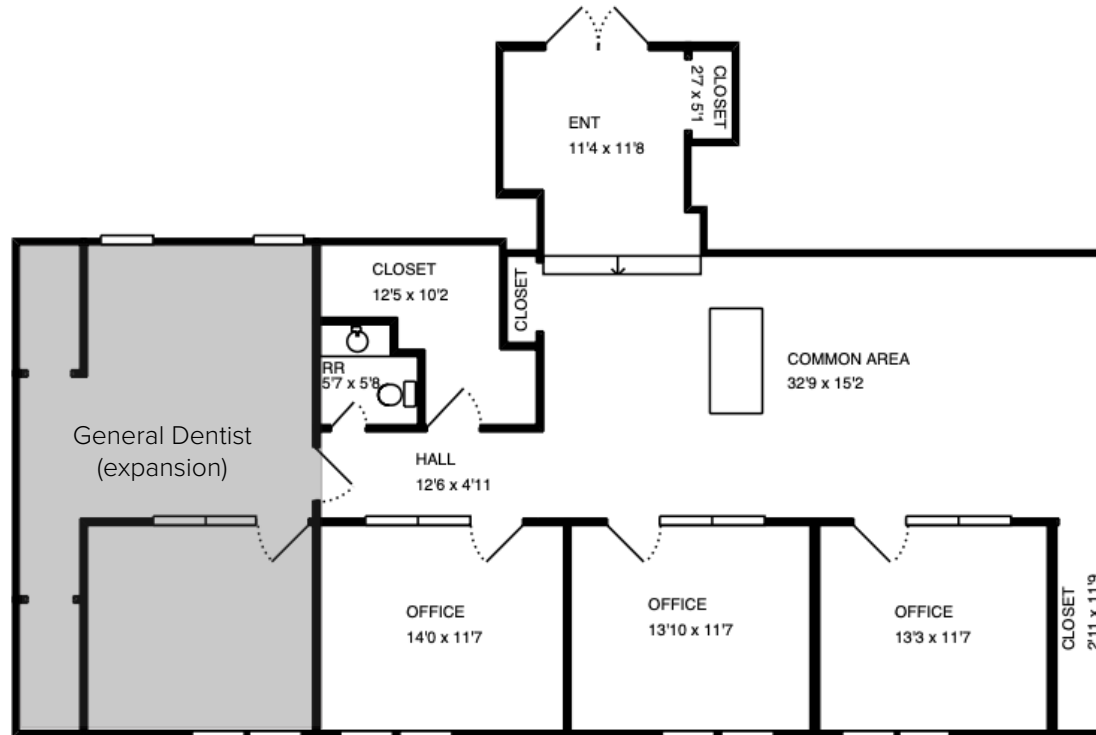
**NEIGHBORING TENANTS**

- Indian Restaurant
- Cafe & Sushi LLC
- Flower Shop
- Barber Shop
- Allure Day Spa Nail Salon LLC
- Sap 555 LLC
- Women Boutique
- Frozen Yogurt

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## Floor 2



**2nd floor 1,284 SF**

**AVAILABLE**

1,284 SF

**PRICE**

Call for Quote

**NNN**

\$10.00 /SF

**PARKING**

130 Spaces

**TRAFFIC**

21,978 VPD On Passaic Ave

**FRONTAGE**

300 FT on Passaic Ave

**NEIGHBORING TENANTS**

- Indian Restaurant
- Cafe & Sushi LLC
- Flower Shop
- Barber Shop
- Allure Day Spa Nail Salon LLC
- Sap 555 LLC
- Women Boutique
- Frozen Yogurt

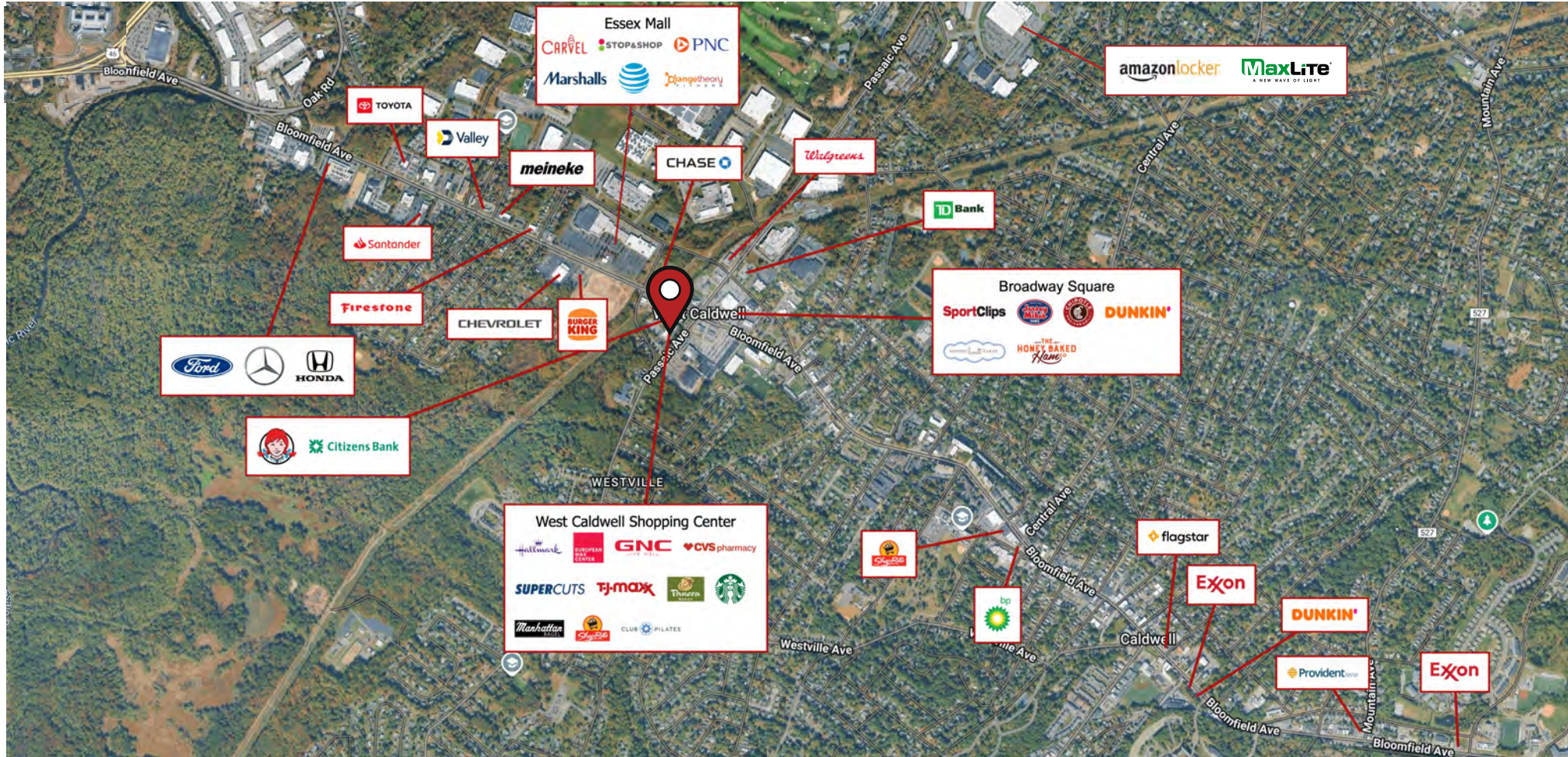
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### DEMOGRAPHICS

	TOTAL POPULATION	AVERAGE HHI	HOUSEHOLDS	TOTAL BUSINESSES	TOTAL EMPLOYEES
<b>1 Mile</b>	8,048	\$189,470	3,399	646	7,837
<b>3 Miles</b>	60,353	\$206,043	22,931	4,880	66,741
<b>5 Miles</b>	180,764	\$218,361	67,888	13,021	137,826

