



**PATH CO-TENANTS:**



# Retail Available For Lease

## 1 PATH PLAZA

### JERSEY CITY, NJ 07306

**2025 JSQ PATH RIDERSHIP:**

- Over 7.4M PATH riders + 8M additional bus passengers annually

**HIGHLIGHTS:**

- The Journal Square Transportation Center consists of a multi-level hub that includes a PATH station, more than five bus carriers with multiple routes, and a 150,000 SF office tower.
- Directly above New Jersey's busiest transit hub.
- 6,400+ new residential units delivered within walking distance of the station.
- Located next to a brand new Target and directly across from a brand new Whole Foods (Under Construction).

**POTENTIAL USES FOR SPACE:**

- Ideal for low-impact, commuter-serving retail uses such as barber/beauty/nail salon, wellness services, financial, tech/wireless/mobile, medical, hearing aid services, convenience retail, packaged goods, essentials & accessories, dry goods, apparel, alterations/tailoring drop-off, shipping/printing, key cutting, shoe repair, and other service-oriented retail.

**SPACE AVAILABLE:**

UPPER LEVEL

- Space H: 1,294 SF  
(Former Quick-Service Retail Space.)  
(food and beverage uses will be evaluated selectively based on infrastructure requirements)

**LEASE TYPE:**

- Gross Lease

**ASKING RENT:**

- Contact for Pricing

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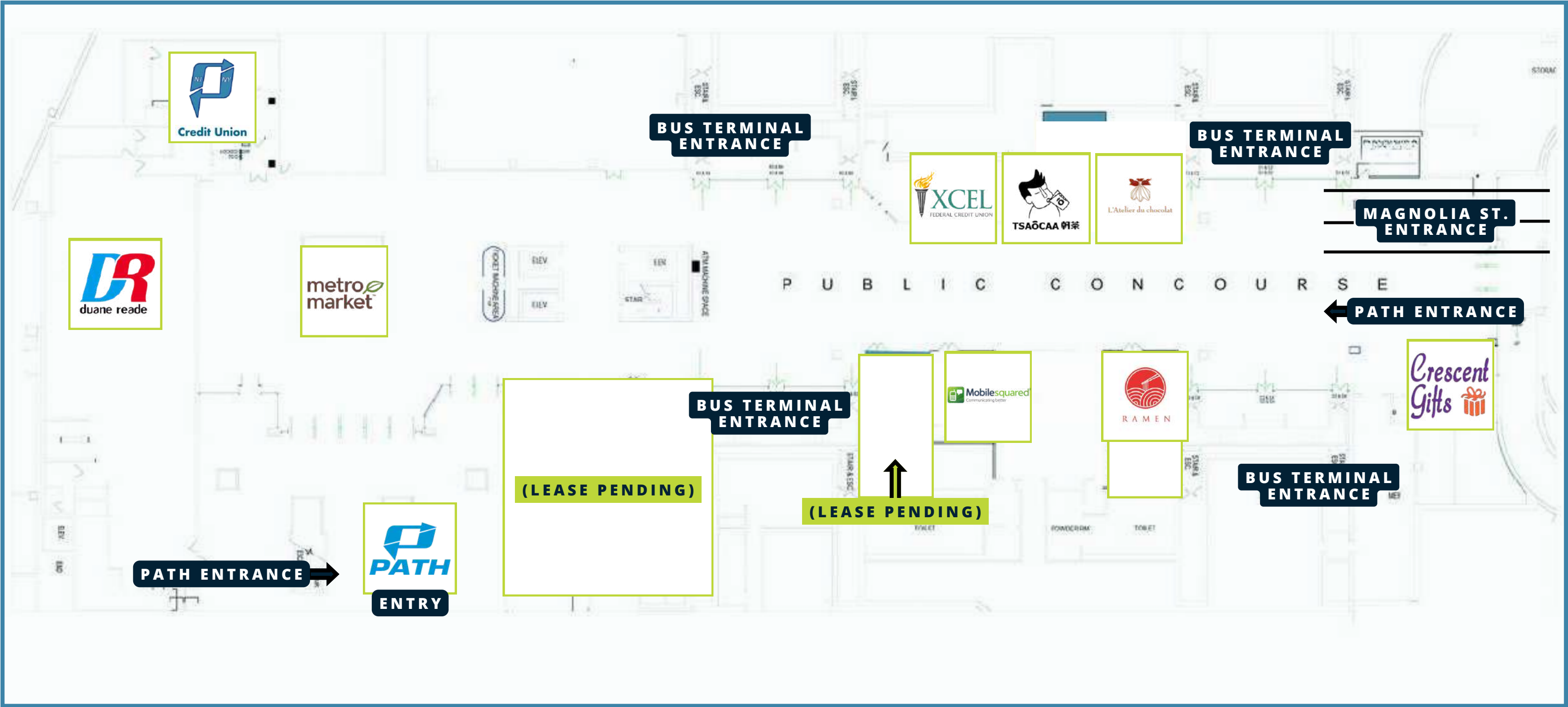
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FLOOR PLAN - CONCOURSE LEVEL (LOWER LEVEL)

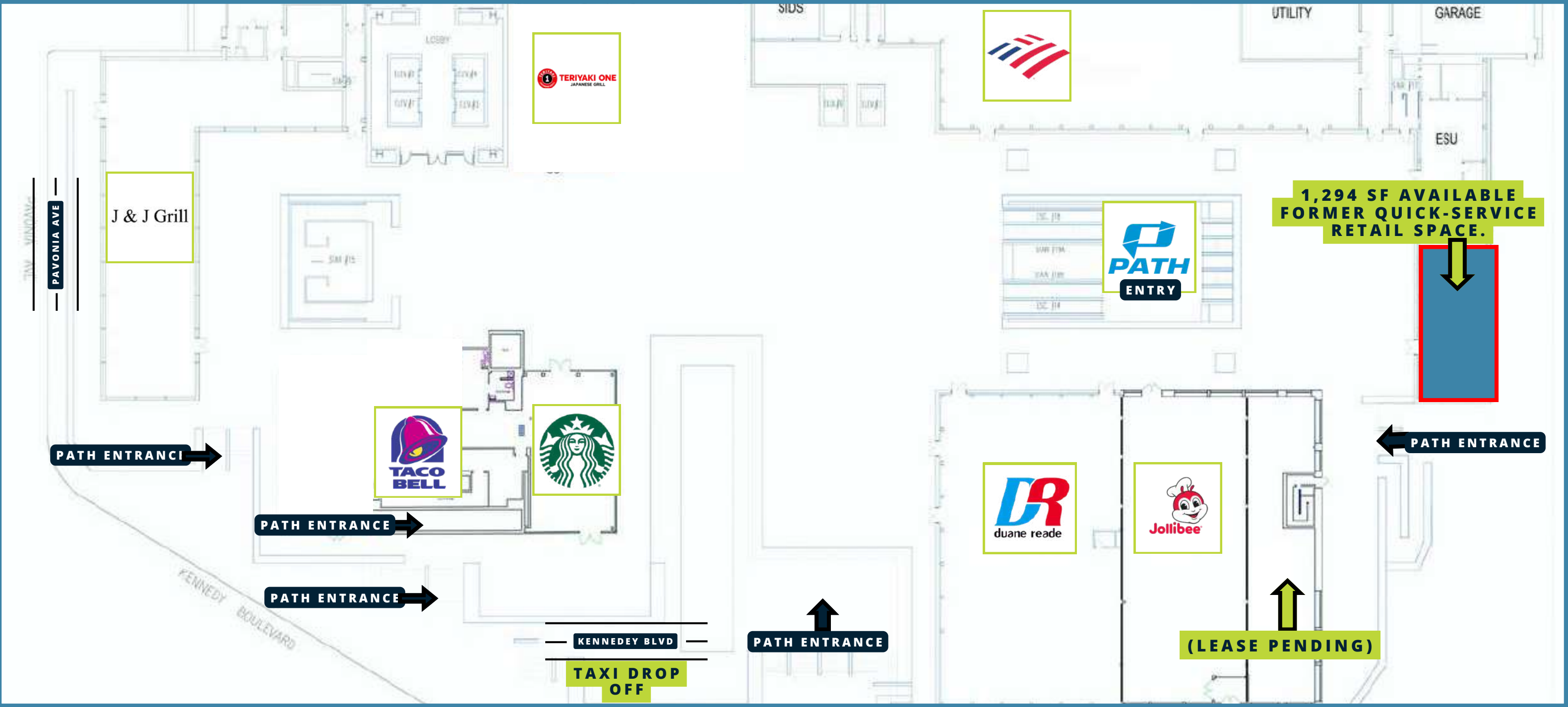


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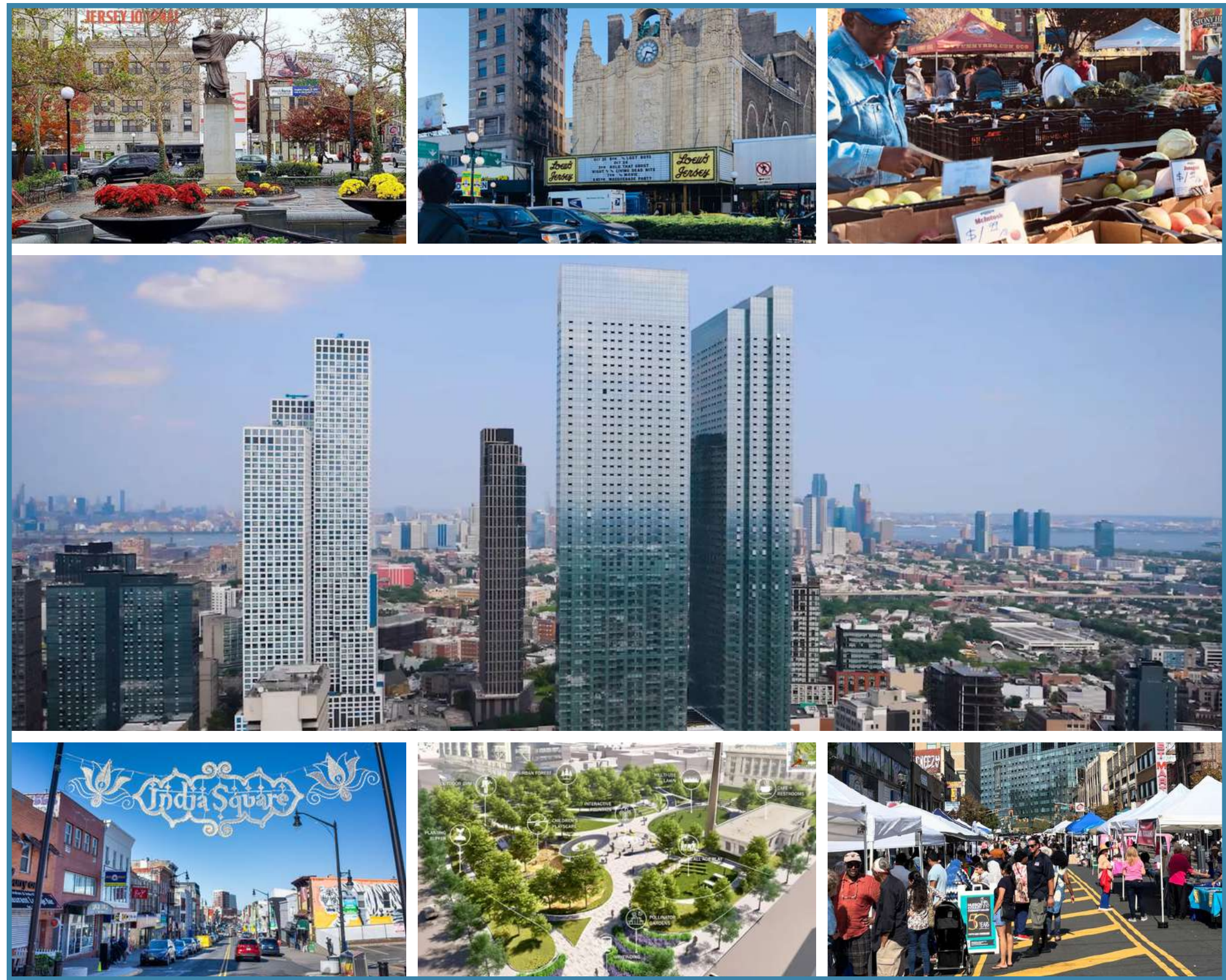
# FLOOR PLAN - PLAZA LEVEL (UPPER LEVEL)



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# JOURNAL SQUARE NEIGHBORHOOD



## LOCATION

- Directly above the Journal Square PATH Station with retail fronting the entrance of the PATH and Summit Ave.
- Over 7.4 million annual ridership from the Journal Square PATH Transportation Center and another 8 million in other forms of transportation!
- Located at the 100% corner of Journal Square Central Business District!
- Directly across from the Hudson County Superior Court House.



### POSSESSION

Availability to be confirmed



### DELIVERY BOX

As is



### TRAFFIC COUNT

Kennedy Blvd St 28,150 VPD  
Sip Ave 11,076 VPD



### CEILING HEIGHT

13'

## NEIGHBORHOOD RETAILERS:



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**EXTERIOR PHOTOS - AMAZING VISIBILITY!**  
(food and beverage uses will be evaluated selectively based on infrastructure requirements)



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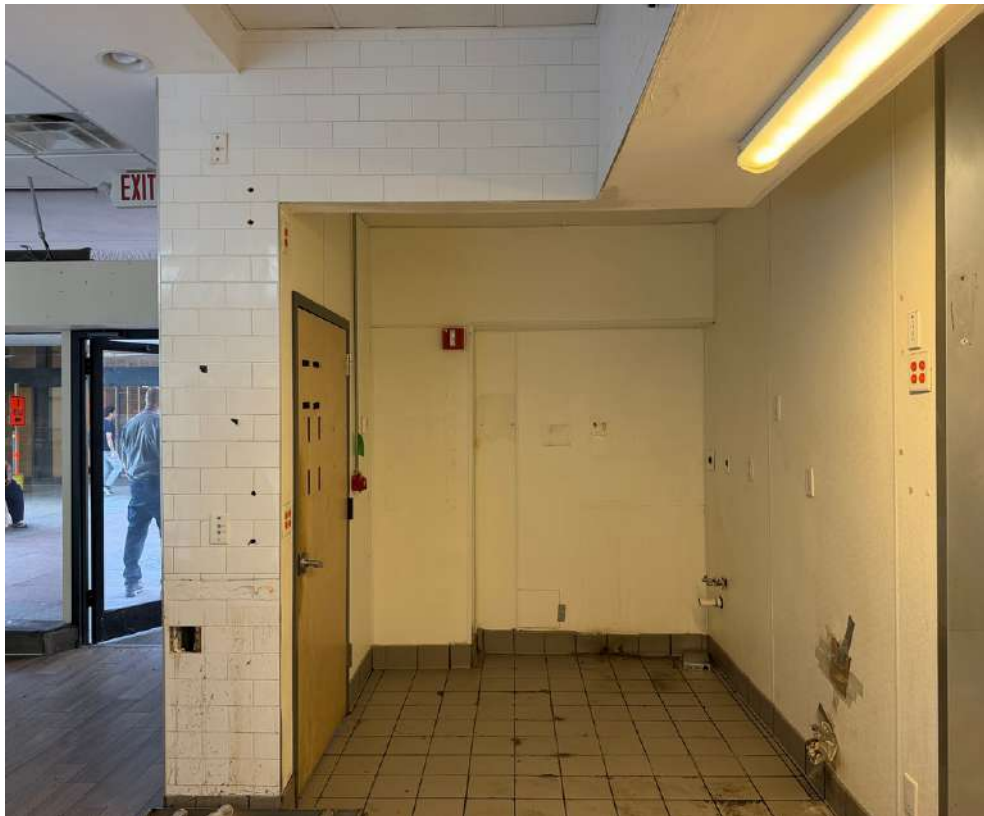
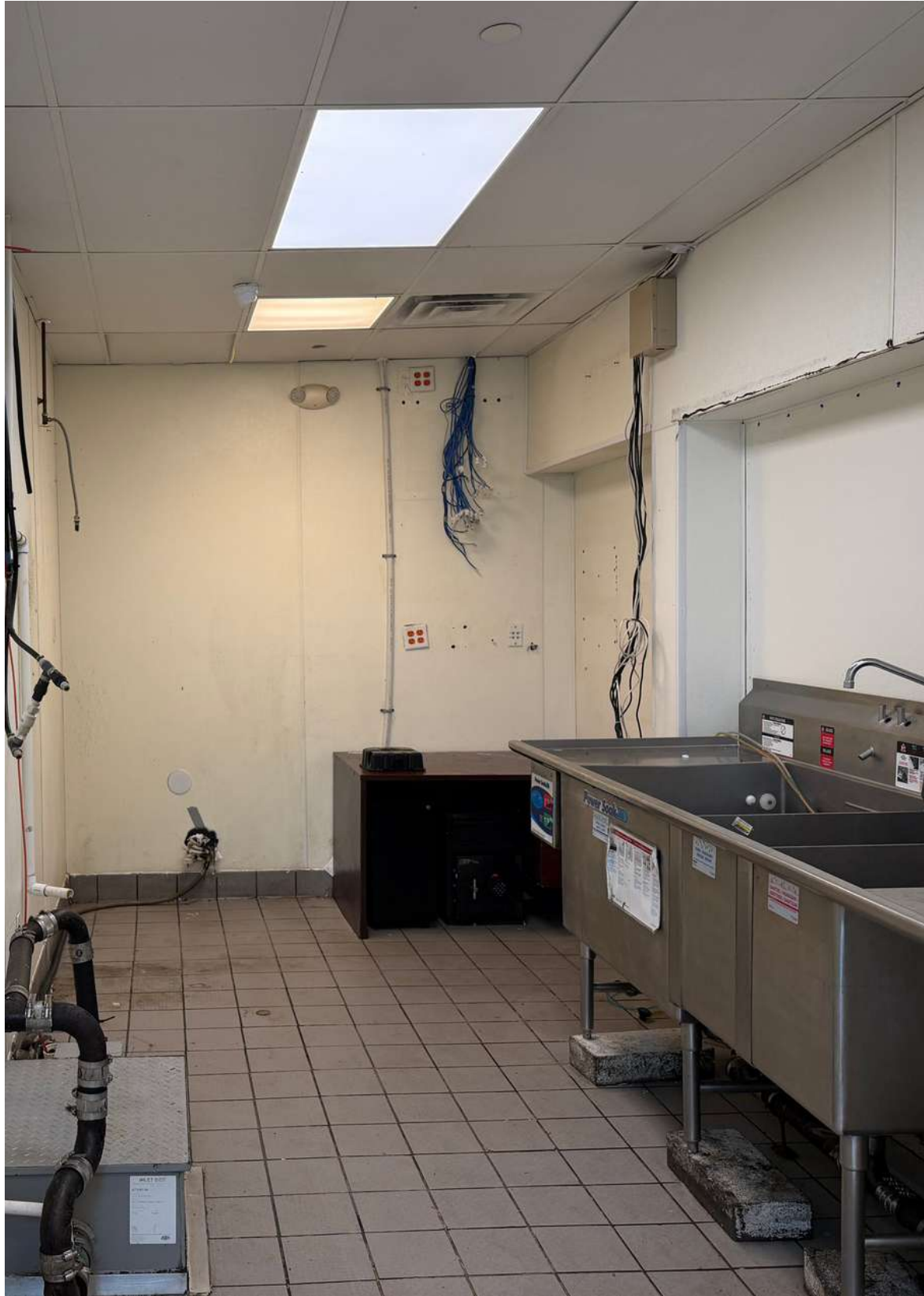


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**INTERIOR PHOTOS**  
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**INTERIOR PHOTOS**  
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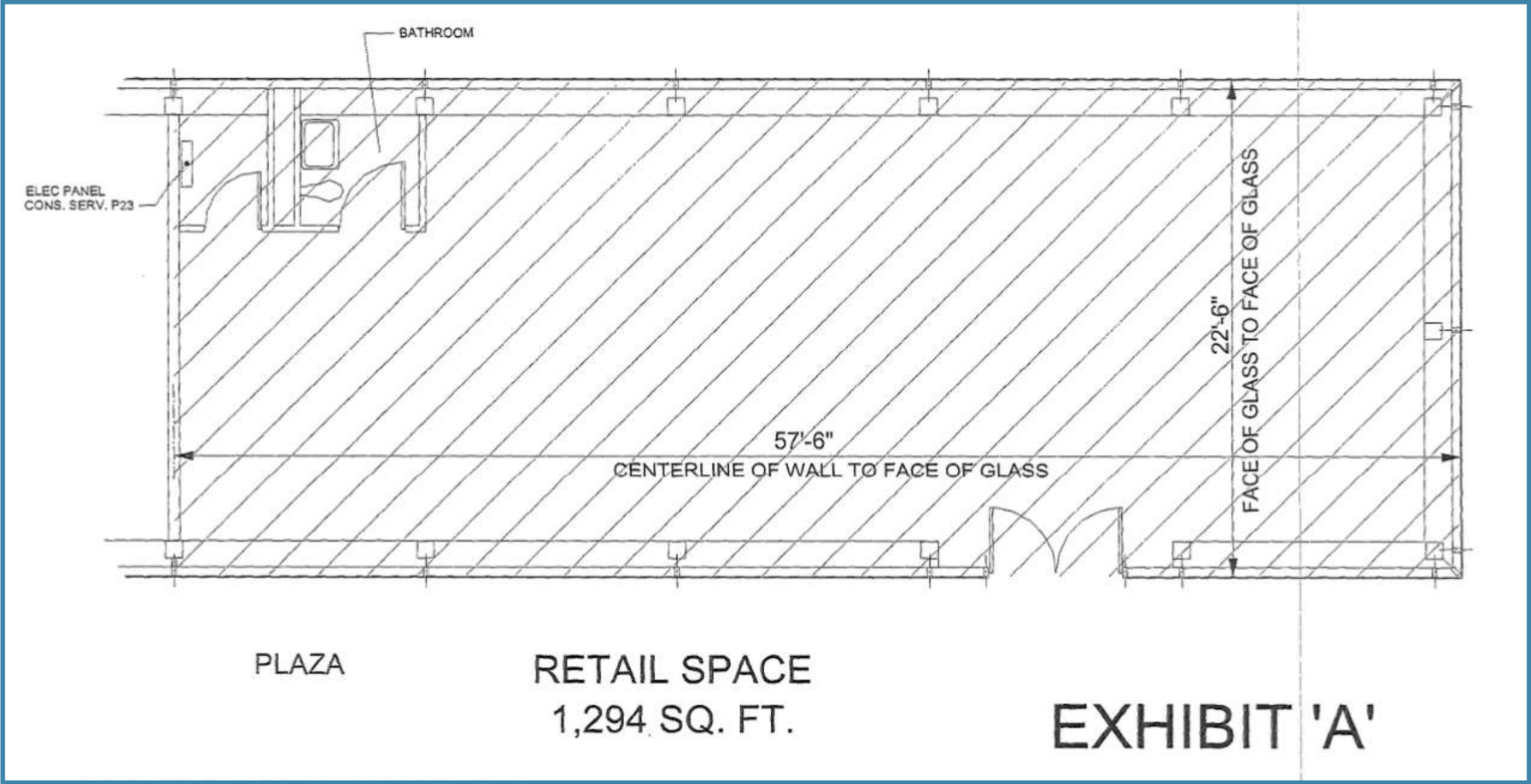


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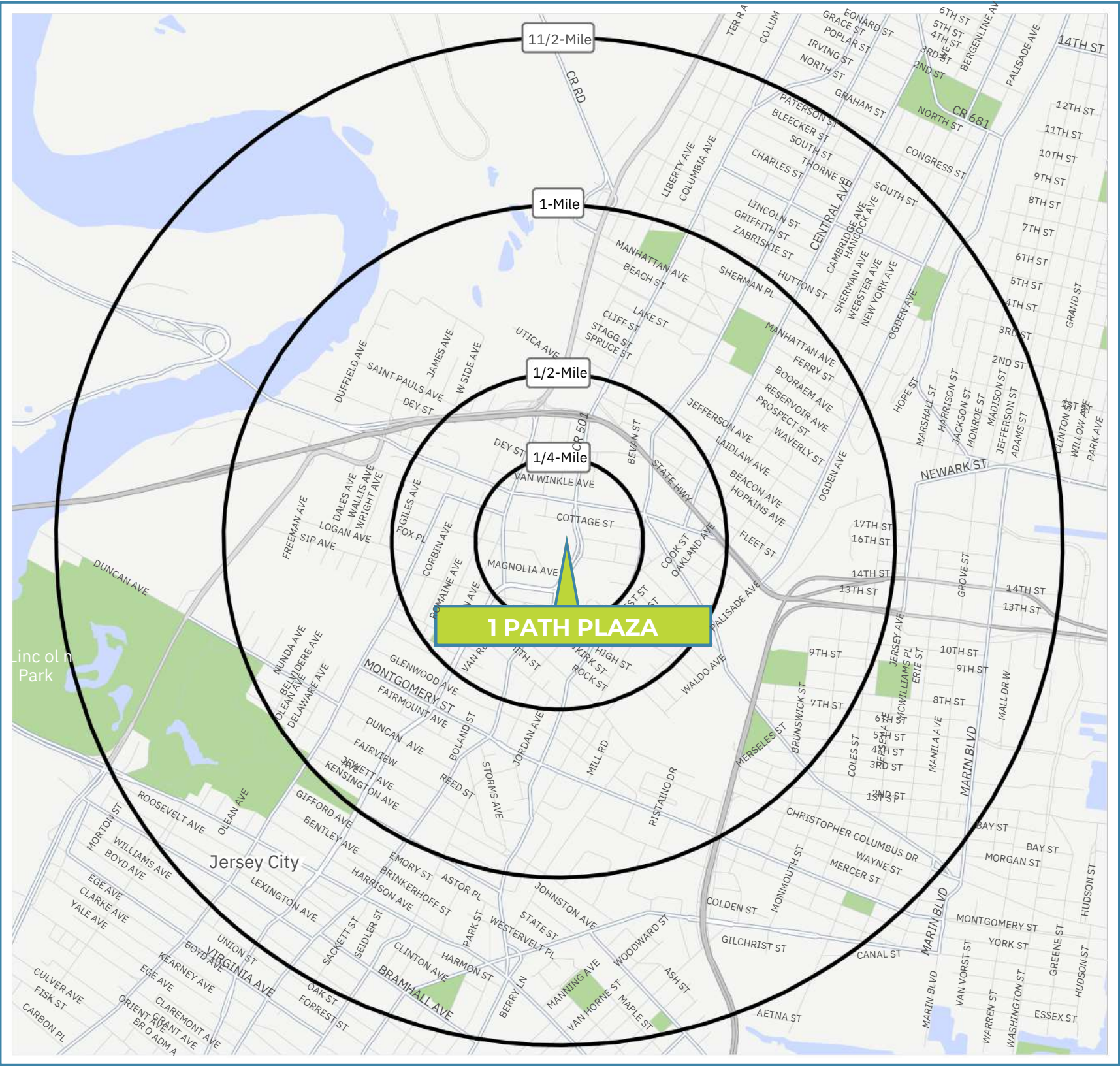
**FLOOR PLAN - Former Quick-Service Retail Space**  
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AREA DEMOGRAPHICS



ESTIMATED DAYTIME POPULATION

|            |         |
|------------|---------|
| 1/4 mile   | 7,703   |
| 1/2 mile   | 27,463  |
| 1 mile     | 68,773  |
| 1 1/2 mile | 134,234 |

TOTAL POPULATION

|            |         |
|------------|---------|
| 1/4 mile   | 5,787   |
| 1/2 mile   | 26,339  |
| 1 mile     | 79,450  |
| 1 1/2 mile | 152,117 |

AVERAGE HOUSEHOLD INCOME

|            |          |
|------------|----------|
| 1/4 mile   | \$59,880 |
| 1/2 mile   | \$64,409 |
| 1 mile     | \$67,278 |
| 1 1/2 mile | \$77,485 |

MEDIAN AGE

|            |      |
|------------|------|
| 1/4 mile   | 34.5 |
| 1/2 mile   | 35.0 |
| 1 mile     | 34.8 |
| 1 1/2 mile | 34.3 |

AVERAGE HOUSEHOLD EXPENDITURE ON FOOD AT RESTAURANTS

|            |         |
|------------|---------|
| 1/4 mile   | \$2,385 |
| 1/2 mile   | \$2,541 |
| 1 mile     | \$2,659 |
| 1 1/2 mile | \$3,073 |

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