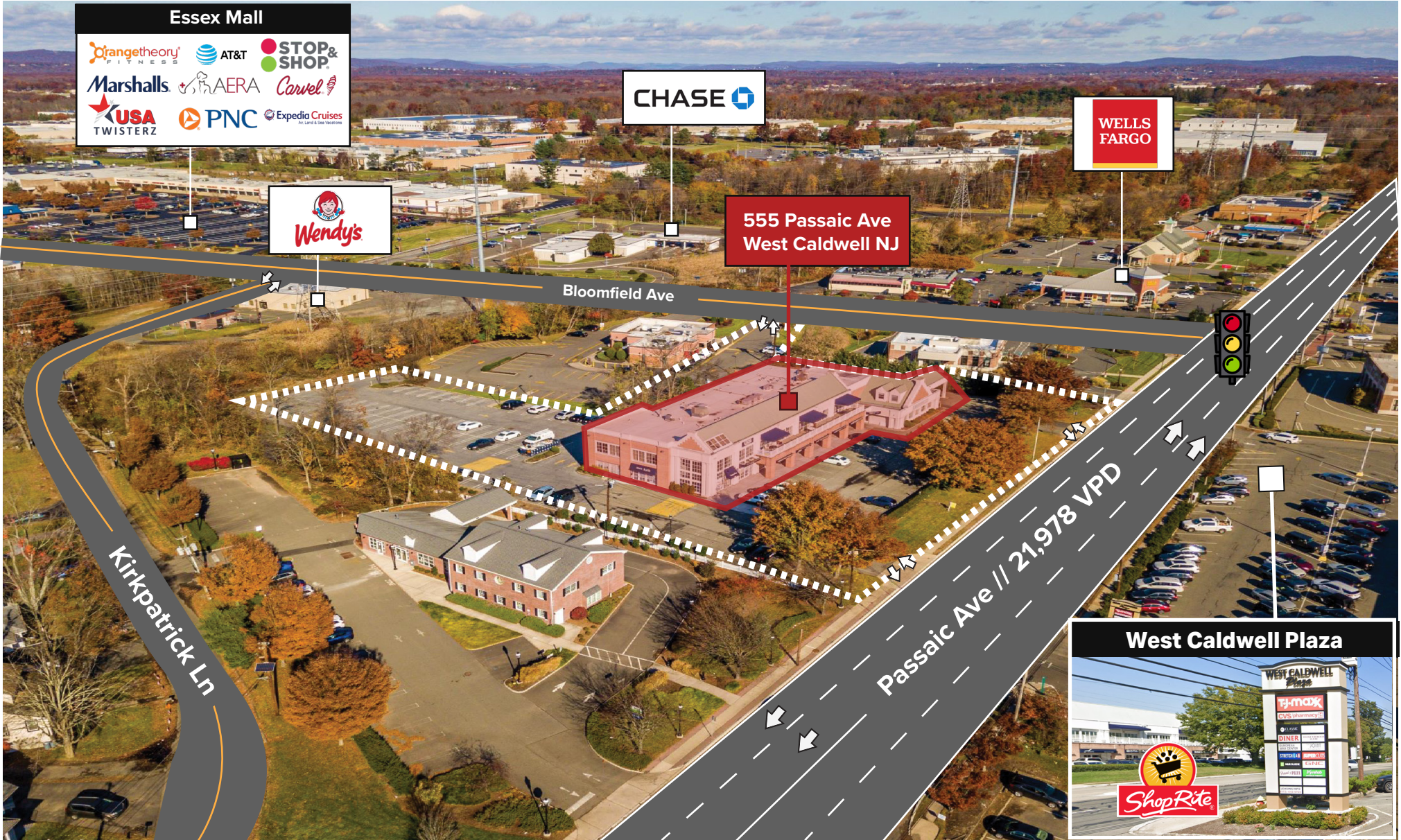


Regency Plaza 555 Passaic Ave West Caldwell NJ

SHANE WIERKS
swierks@jefferyrealty.com
C: 908.581.7781
O: 908.668.9600 EXT. 223

For Lease | Floor 1: 3,251 SF End Cap w/ Drive Thru | 1,390 SF | 586 SF
For Lease | Floor 2: 1,784 SF

KYLE GOWOREK
kgoworek@jefferyrealty.com
C: 201.978.1770
O: 908.668.9600



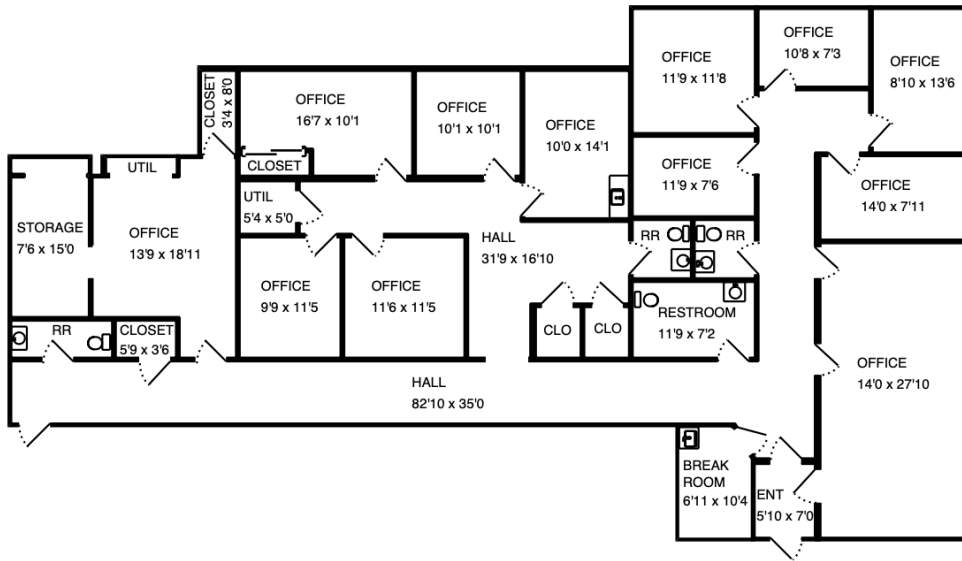
52 Millburn Ave. • Springfield, NJ 07081 • T: 908.668.9600 • F: 908.668.5225 • www.JefferyRealty.com
All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.



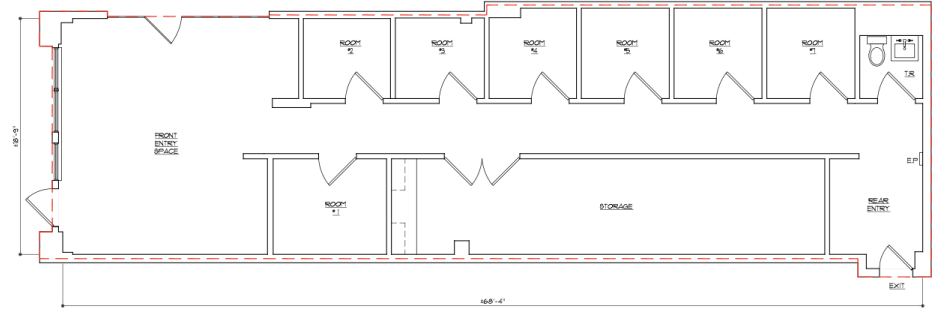
Regency Plaza

555 Passaic Ave West Caldwell NJ

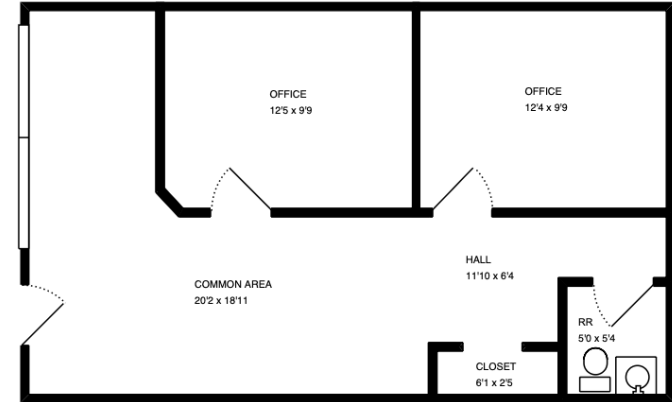
Floor 1



3,251 SF End Cap Unit with Drive Thru



Unit 8 | 1,390 SF



Unit 4 | 586 SF

AVAILABLE

- 3,251 SF End Cap w/ Drive Thru
- 1,390 SF
- 586 SF

PRICE

Call for Quote

NNN

\$10.00 /SF

PARKING

130 Spaces

TRAFFIC

21,978 VPD On Passaic Ave

FRONTAGE

300" on Passaic Ave

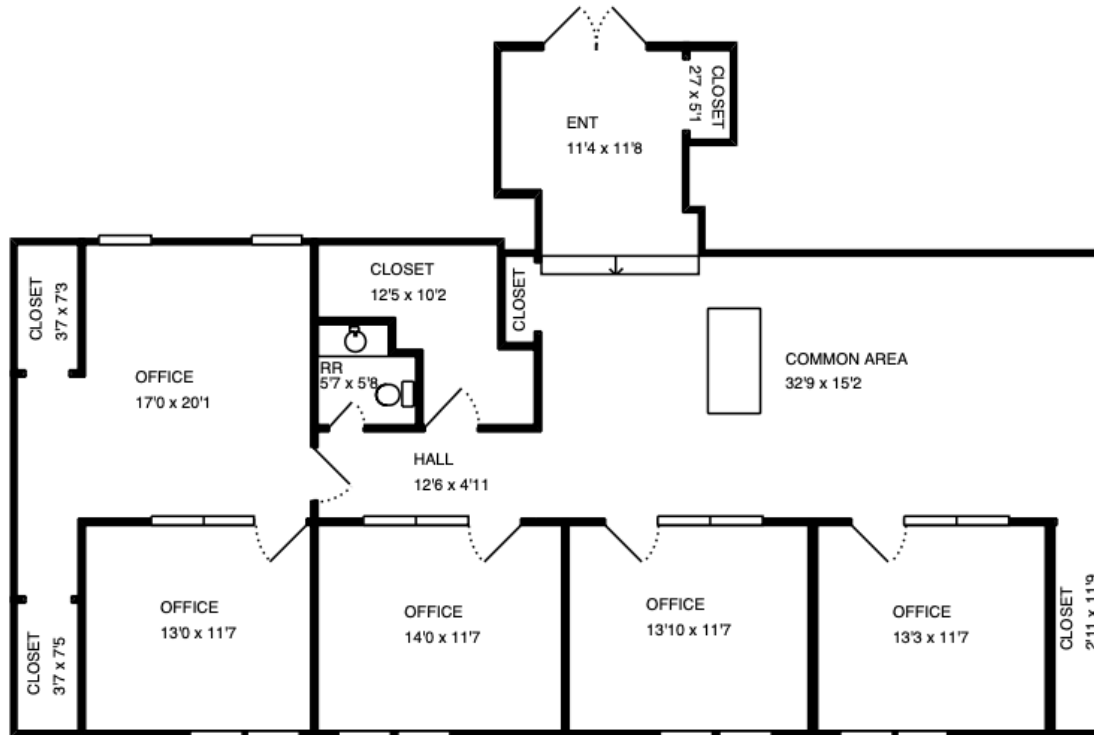
NEIGHBORING TENANTS

- Indian Resaurant
- Cafe & Sushi LLC
- Flower Shop
- Barber Shop
- Allure Day Spa Nail Salon LLC
- Sap 555 LLC

Regency Plaza

555 Passaic Ave West Caldwell NJ

Floor 2



2nd floor 1,784 SF

AVAILABLE

1,784 SF

PRICE

Call for Quote

NNN

\$10.00 /SF

PARKING

130 Spaces

TRAFFIC

21,978 VPD On Passaic Ave

FRONTAGE

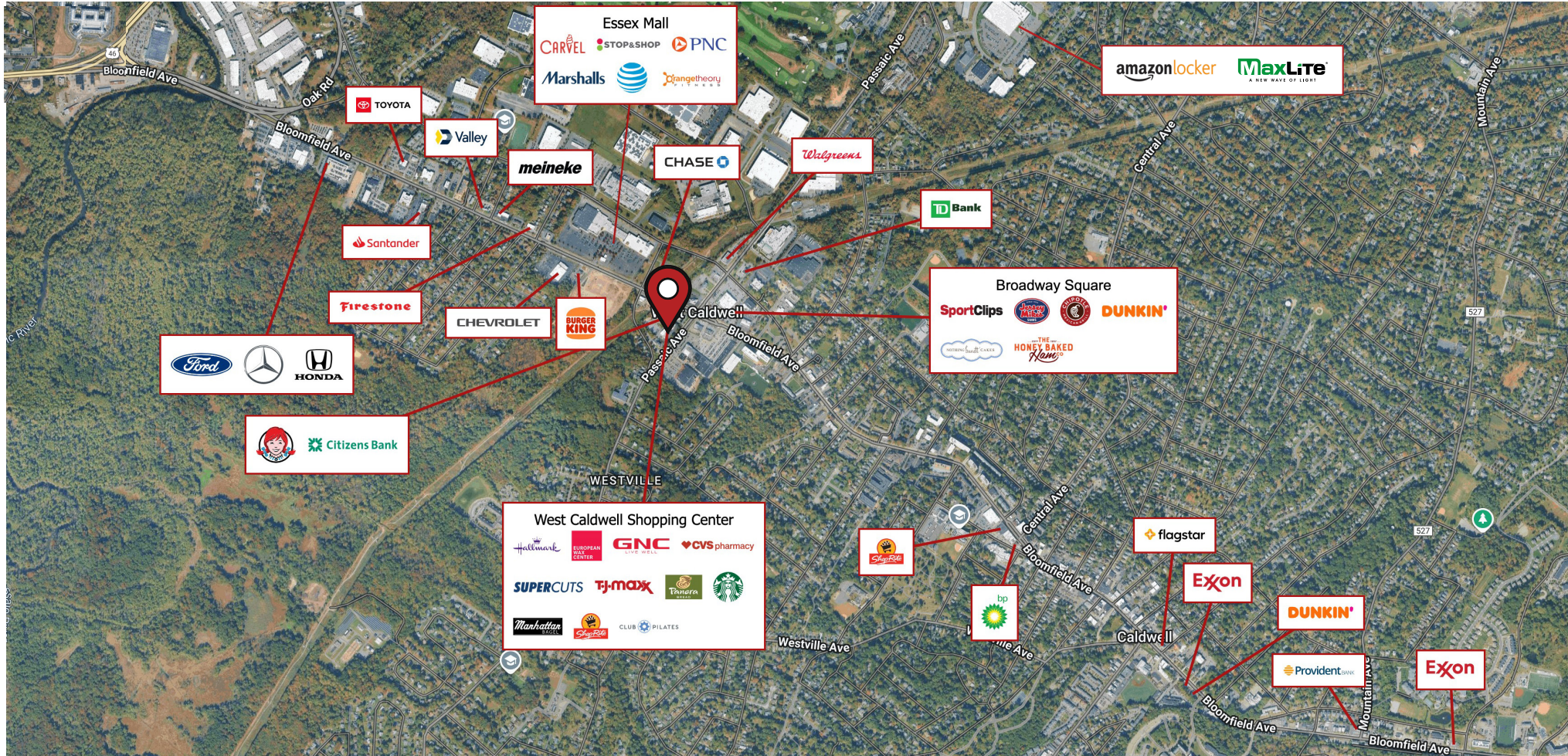
300" on Passaic Ave

NEIGHBORING TENANTS

- Indian Resaurant
- Cafe & Sushi LLC
- Flower Shop
- Barber Shop
- Allure Day Spa Nail Salon LLC
- Sap 555 LLC

Regency Plaza

555 Passaic Ave West Caldwell NJ



DEMOGRAPHICS

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

