

**MEDICAL
OR
RETAIL**
Dwight Plaza

**AVAILABLE
1,543 SF**



139 7th Avenue, Newark, NJ 07104

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE BROKER:

Ming Simon

C: 646.331.5620

D: 862.233.9136

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Dwight Plaza

Join Family Dollar, The Laundry Guys & tsplasma

- Unit 3: 1,543 SF (Former Liquor Store)
- Modified Gross Lease
- Ample Parking
- Densely Populated Area
- Well Positioned Busy Neighbor Center
- Across from McKinley Public School (Pre-K to 8th Grade)
- Surrounded by Multiple High-Rise Apartments
- Close to Branch Brook Park Playground and Recreational Center
- Bus Stop Located In Front of Dwight Plaza: Bus #'s 41, 99, 108
- 1 Block From the Intersection of Clinton Ave; Traffic Count Clinton Ave: 17,169
- Traffic Count 7th Ave: 7,943 VPD
- Located Near: I-280 and Rt 21
- Nearby National Tenants: Taco Bell, Auto Zone, Wing Stop, Burger King, UHAUL

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COMMERCIAL REAL ESTATE SERVICES

ZOLTEK COMMERCIAL REAL ESTATE SERVICES- Licensed Real Estate Broker- 15 Furler Street, Totowa, NJ 07512 * T: 973.798.6130

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thplasma

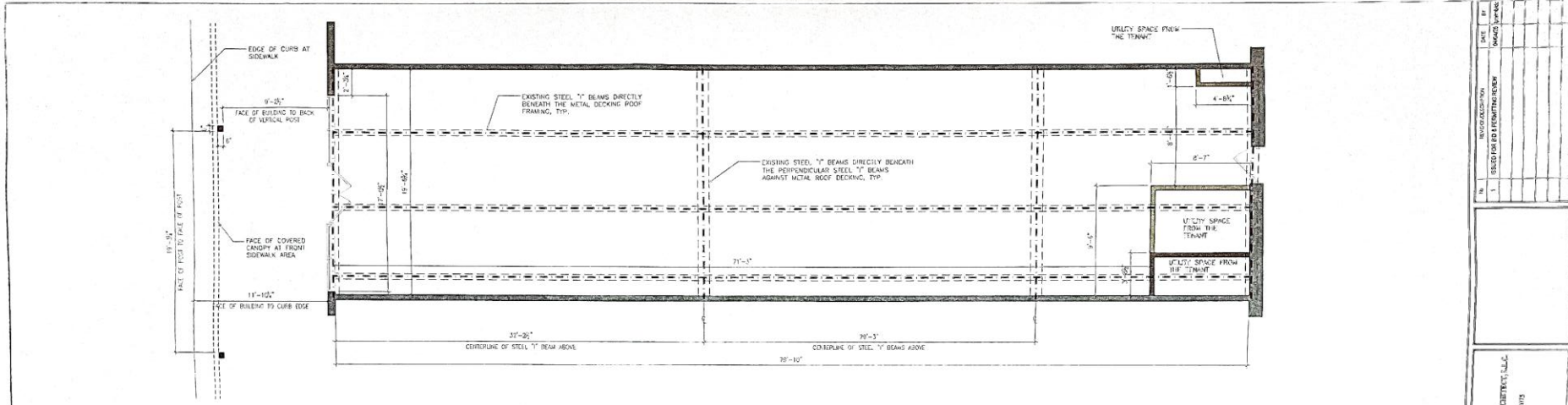
**Unit 3
1,543 SF**

**THE LAUNDRY
GUYS
NEWARK**

SuperMarkets

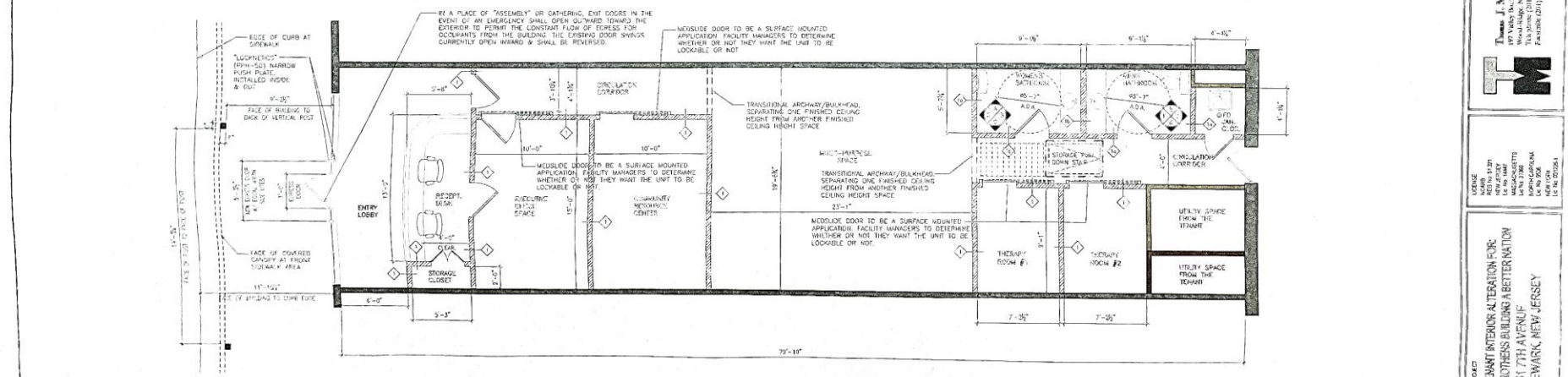
FAMILY DOLLAR

TRAFFIC COUNT 7th AVE: 7,943 VPD



1 EXISTING CONDITIONS PLAN OF THE RETAIL SPACE

SCALE: 1/4" = 1'-0"



2 PROPOSED FRAMING PLAN

SCALE: 1/4" = 1'-0"

DATE	10/20/2011
REVISION	NO. 1
DESCRIPTION	ISSUED FOR PERMITTING
BY	ARCHITECT
CHECKED BY	ARCHITECT

Thomas J. Mink & Associates, LLC
187 Vaux Hallwood
Littleton, Colorado 80120
Tel: 303.751.1100
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www.thomasmink.com

PROJECT: TENANT INTERIOR ALTERATION FOR BROTHERS BUILDING A BETTERMENT 151 7TH AVENUE NEWARK, NEW JERSEY

DATE: 10/20/2011

FLOOR PLAN

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07512 * T: 973-798.6130
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7th AVENUE TRAFFIC COUNT: 7,942 VPD

SITE JOIN



Barringer High School

Franklin Elementary School

DUNKIN'

21

Rotunda Recreation Center

Villa Victoria Apartments
194 UNITS

APOLLO PHARMACY

21

GARDEN SPIERS

Branch Brook Park
Roller Skating Center

Newark School of Global Studies

FAMILY DOLLAR

WING STOP

Colonnade Apartments
564 UNITS

INTERSTATE NEW JERSEY
280

Wynona Lipman Gardens

TACO BELL

H&R BLOCK

U-HAUL

Pavilion Apartments

INTERSTATE NEW JERSEY
280

McKinley Elementary School

21

North Porch Women & Infants' Centers

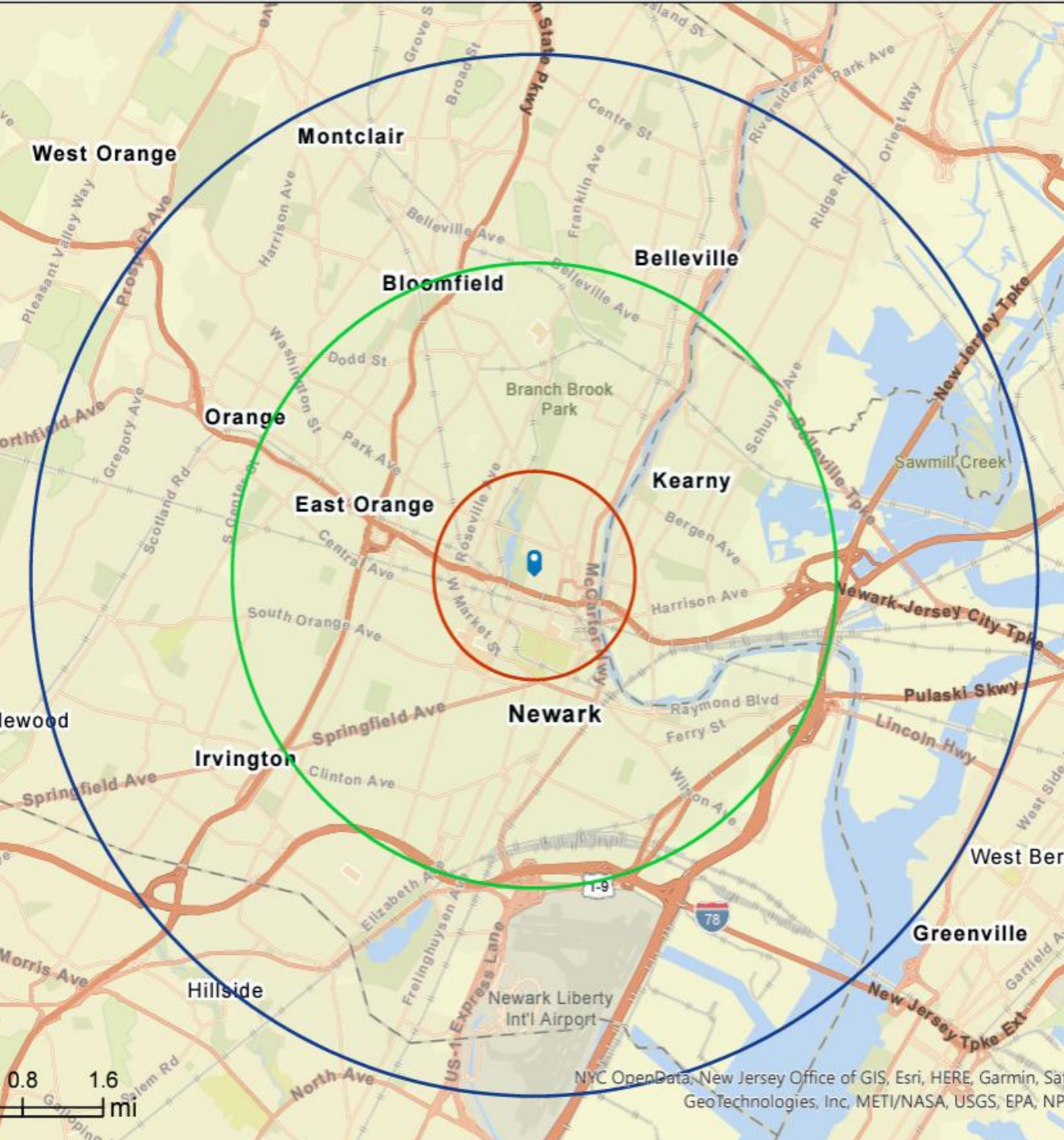
Rutgers Business School

Newark Public Library

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DEMO-GRAPHICS	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
Population	65,056	450,564	780,647
Daytime Employees	23,750	179,230	276,506
Households	22,618	167,267	289,809
Median Age	33.5	36.8	37.9
Average HH Income	\$72,415	\$79,820	\$97,293

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