

# 375-417 ROUTE 17

HACKENSACK, NEW JERSEY

**FOR LEASE UP TO 19,184 SF**

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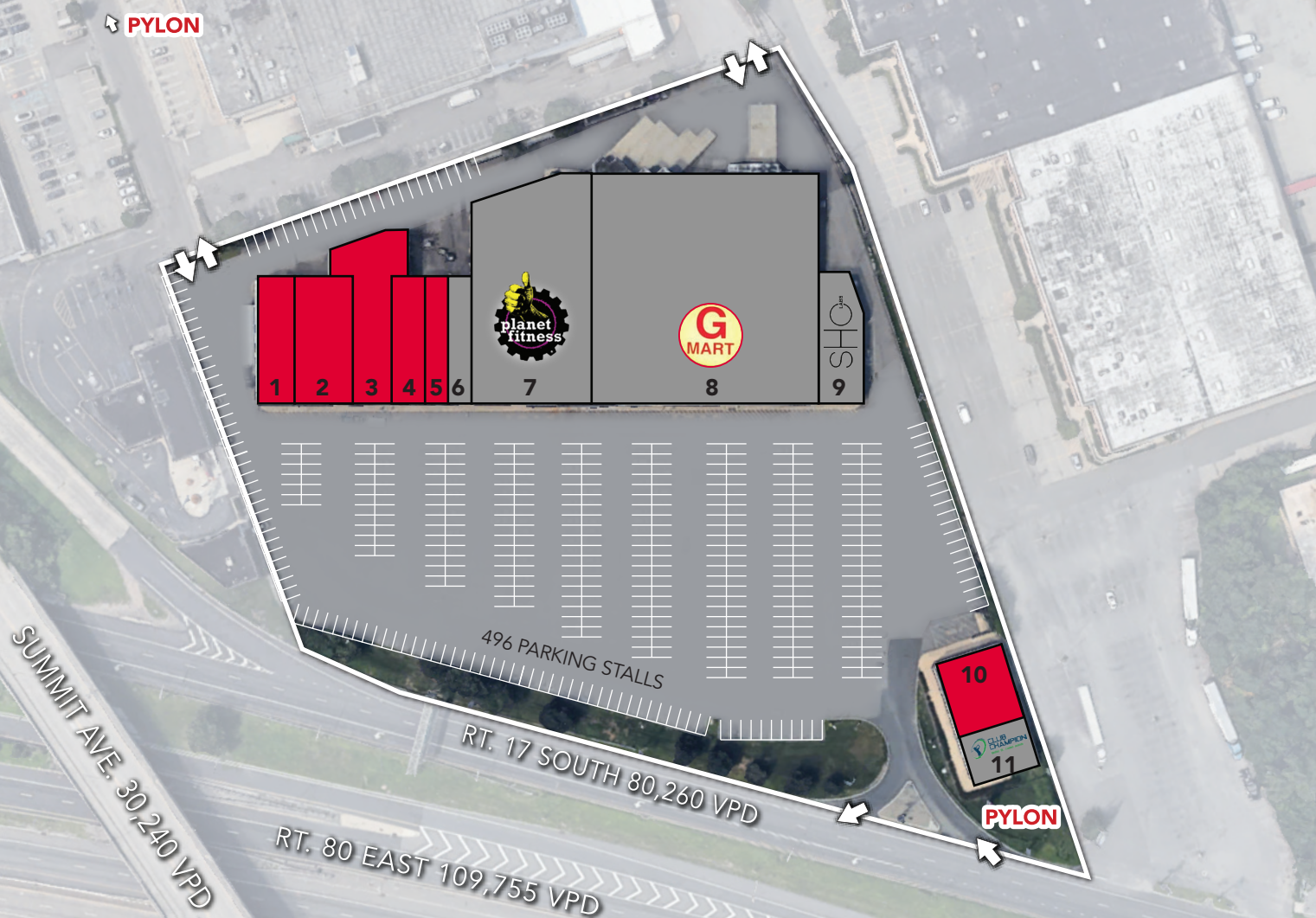


**JEFFERY REALTY**  
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↑ PYLON



# TENANTS & AVAILABILITIES

- 1. **AVAILABLE 2,000 SF**
- 2. **AVAILABLE 5,528 SF**
- 3. **AVAILABLE 6,656 SF**
- 4. **AVAILABLE 3,000 SF**
- 5. **AVAILABLE 2,000 SF**
- 6. BAGEL BUFFET
- 7. PLANET FITNESS
- 8. G-MART SUPER MARKET
- 9. SHOLABS
- 10. **AVAILABLE 4,059 SF**
- 11. CLUB CHAMPION

## 375-417 ROUTE 17

HACKENSACK, NJ

## SITE INFORMATION

**GLA:** 87,500 SF

**AVAILABLE:** 2,000 - 19,184 SF

**PARKING:** 496 SPACES

**NNN:** \$8.25 PSF INCLUDING  
MANAGEMENT CHARGE

**RENT:** CALL FOR QUOTE

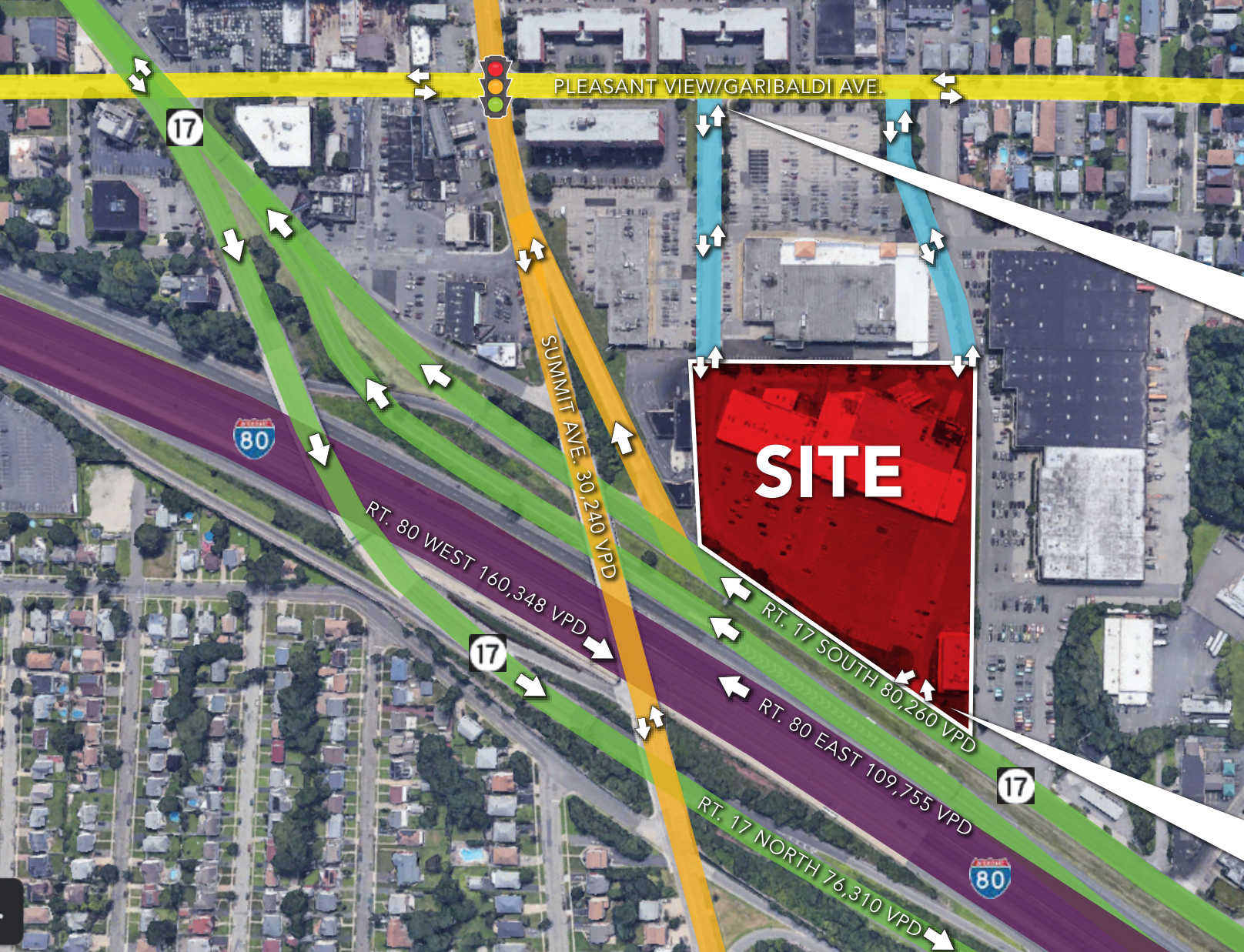
**TRAFFIC:** 76,310 VPD on Route 17 South  
80,260 VPD on Route 17 North  
30,240 VPD on Summit Avenue  
109,755 VPD on I-80 East  
160,348 VPD on I-80 West



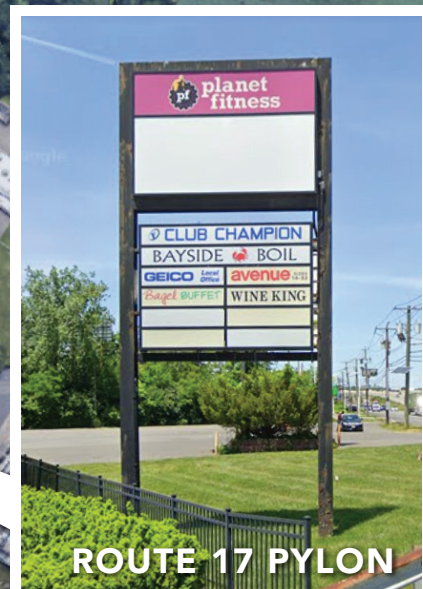
**375-417 ROUTE 17**

HACKENSACK, NJ

**SITE IMAGES**



GARIBALDI PYLON



ROUTE 17 PYLON

**375-417 ROUTE 17**

HACKENSACK, NJ

**SITE LAYOUT**



DEMOGRAPHICS	3 MILE	5 MILE	8 MILE
Total Population	237,904	609,543	1,954,085
Average HHI	\$105,161	\$111,213	\$122,554
Households	89,744	217,563	729,584

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# MARKET AERIAL



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