

# 774 Broad Street

Newark, New Jersey, 07102

AVAILABLE

PRIME RETAIL SPACE

FOR RENT



Paramount Assets 

45 Academy Street, 5th Floor  
Newark, New Jersey  
[www.paramountassets.com](http://www.paramountassets.com)

## CONTACT

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## Property Highlights

- Up to 3,469 sq. ft. available
- Downtown Newark location
- Walking distance to major universities NJIT and Rutgers Newark
- 5-minute walk to The Prudential Center
- 10-minute walk to Newark Penn Station and a bus stop in front of the property
- High car and pedestrian traffic
- Ideal location for a retail, service business, or restaurant.

## Neighboring Tenants



WELLS FARGO

GameStop



## Demographics



### POPULATION

1 Mile	3 Mile
53,402	351,833



### HOUSEHOLDS

1 Mile	3 Mile
19,871	121,817

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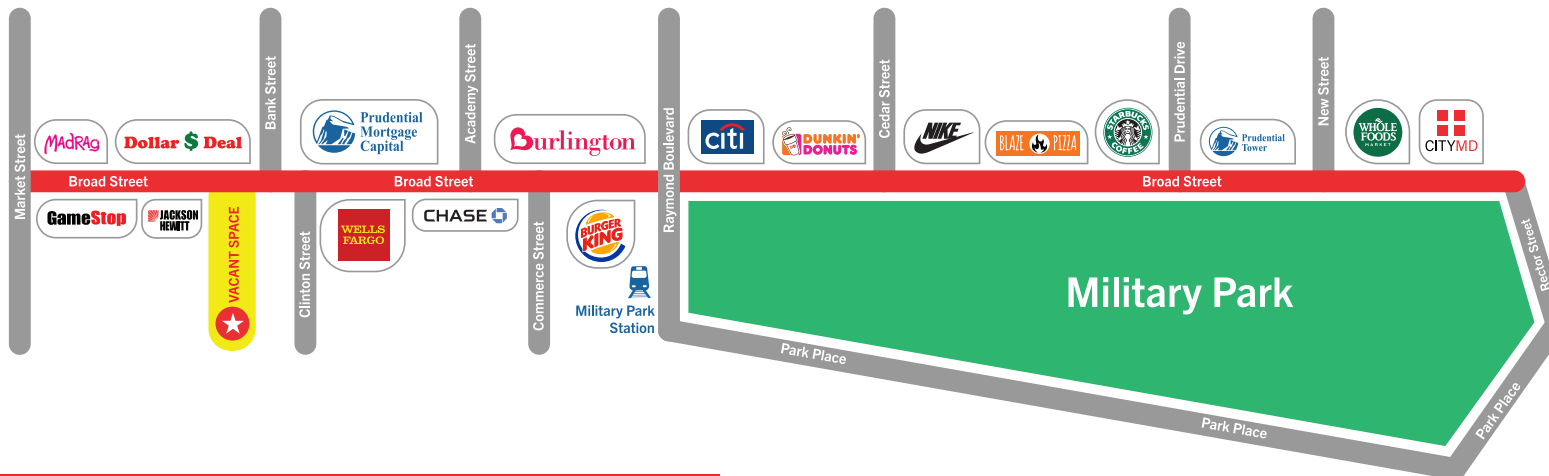
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## LOCATION



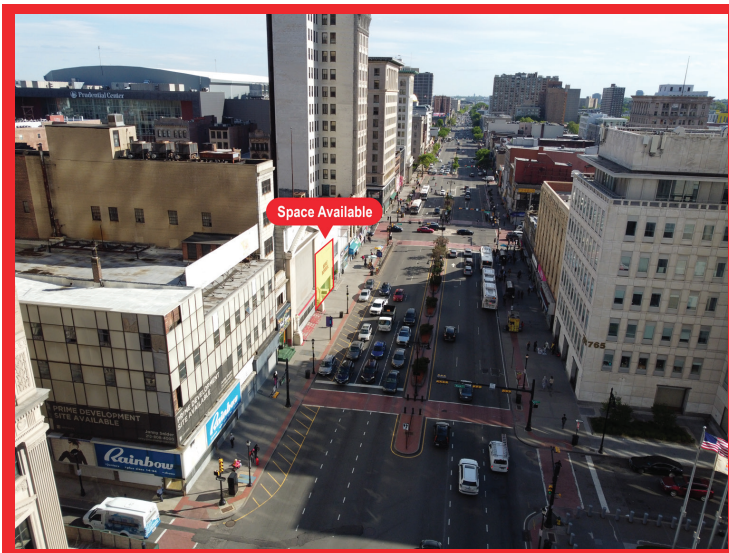
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## All within a 10-minute walk

### Entertainment

Grammy Museum  
Military Park  
Newark Museum of Art  
NJPAC  
Prudential Center

### Services

CityMD Urgent Care  
PNC Bank  
TD Bank  
United States Postal Service  
Wells Fargo  
Whole Foods

### Transportation

Military Park Station  
Mulberry & Commerce St. Bus Stop  
Newark Penn Station

### Education

Essex County College  
North Star Academy  
Rutgers University

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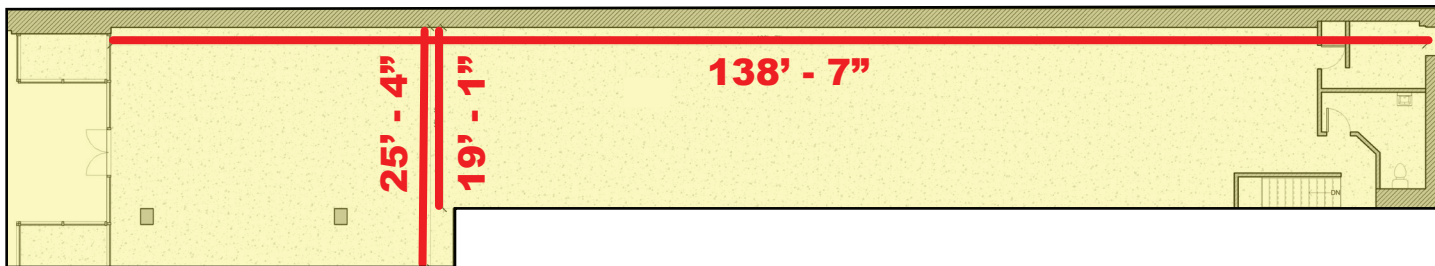
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## FLOOR PLAN



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