

Rochelle Park Shopping Center

444 Rochelle Ave, Rochelle Park, NJ



LEASING AVAILABILITY:

1,124 SF available

PROPERTY HIGHLIGHTS:

- **Layout:** 6,300 SF one-story shopping center with 6 stores and large pylon sign.
- **Parking:** 30 spaces conveniently located on side and rear.
- **Use:** Retail, Restaurants, Services.
- **Neighborhood:** Single-family homes, apartment buildings, and offices nearby. Minutes from major highways and regional malls.
 - 0.2 miles from Rt-17 Passaic St/Rochelle Pk. exit
 - 0.5 miles from Westfield Garden State Plaza
 - 1.5 miles from Bergen Town Center
 - 3.5 miles from The Shoppes at Riverside
- **Location:** Located at signalized corner of Rochelle Avenue and Passaic Street.

TENANT MIX:

- Maguro Sushi
- Ted's Deli
- Moe's Pizzeria
- YourCBD Store
- Black Onyx Tattoo

**BUSIEST
INTERSECTION IN
BERGEN COUNTY!**



Kevin Pelio

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AZARIAN
REALTY CO.

ROCHELLE PARK SHOPPING CENTER

444 ROCHELLE AVE
ROCHELLE PARK, NJ 07662



Moe's Pizza n' Pasta
1,124 SF

Your CBD Store
1,099 SF

AVAILABLE
1,124 SF

**Ted's
Deli**
1,288 SF

Maguro Sushi
790 SF

**Black Onyx
Tattoo**
890 SF

-  Anchor / Junior Anchor Tenant
-  National / Regional Tenant
-  Local Tenant
-  Vacant

For tenant and square foot reference only.
Actual proportions and site details may vary.



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NEIGHBORING TENANTS



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NEIGHBORHOOD DEMOGRAPHICS:

5 Mile Radius

Population:

5,600

Total Households:

2,000

Median Age:

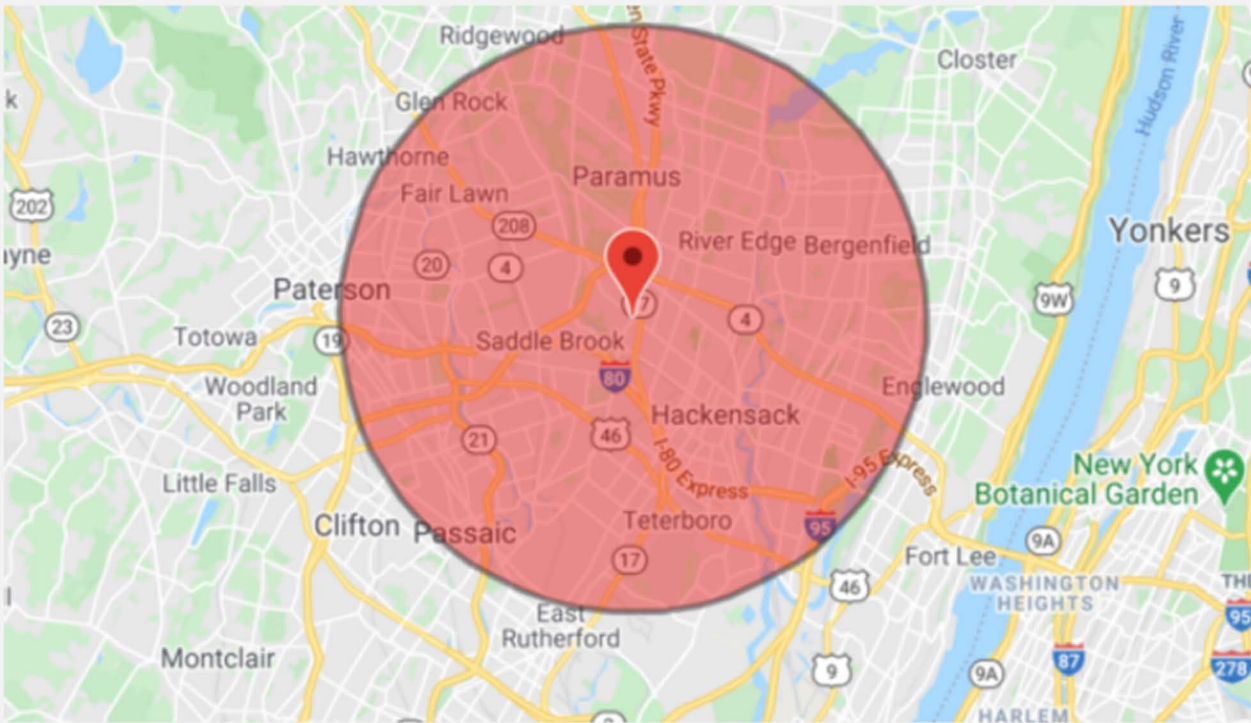
48

Median HH Income:

\$84,000

Persons per Household:

2.71



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