

**Kearny, NJ**

**I-10**

**Location:** 188 Kearny Avenue

**Gross Leasable Area:** 10,000 SF

**County:** Hudson

**Traffic Count:** 16,944 cars per day

**Year Renovated:** 2005

**Frontage:** 100'

**Parking Spaces:** On-street

**Major Tenants:** Quiznos, Domino's Pizza, UPS Store and State Farm Insurance

**Property Description:** Subject is a recently renovated single story retail building located in the heart of Kearny's main business district, a major north-south roadway that eventually turns into Route 17 north of the subject.

**Demographic Profile:**

5 Mile Radius

**Population:** 723,309

**Income:**

Average Household Income: \$58,248

**Market Description:** The area where the property is located features wide sidewalks on both sides of the street, making the area extremely pedestrian friendly. This very strong retail corridor has recently undergone a revitalization including new paver sidewalks, decorative cast iron street lights and new curbing.

**Before & After  
Photos**

