

629 Valley Road, Upper Montclair, NJ



4,785 SF available
For Sale or Lease

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Property **Location**

- » Premiere retail space in prestigious Upper Montclair
- » Three-minute walk to Upper Montclair NJ Transit station
- » 11,115 Vehicles Per Day on Valley Road

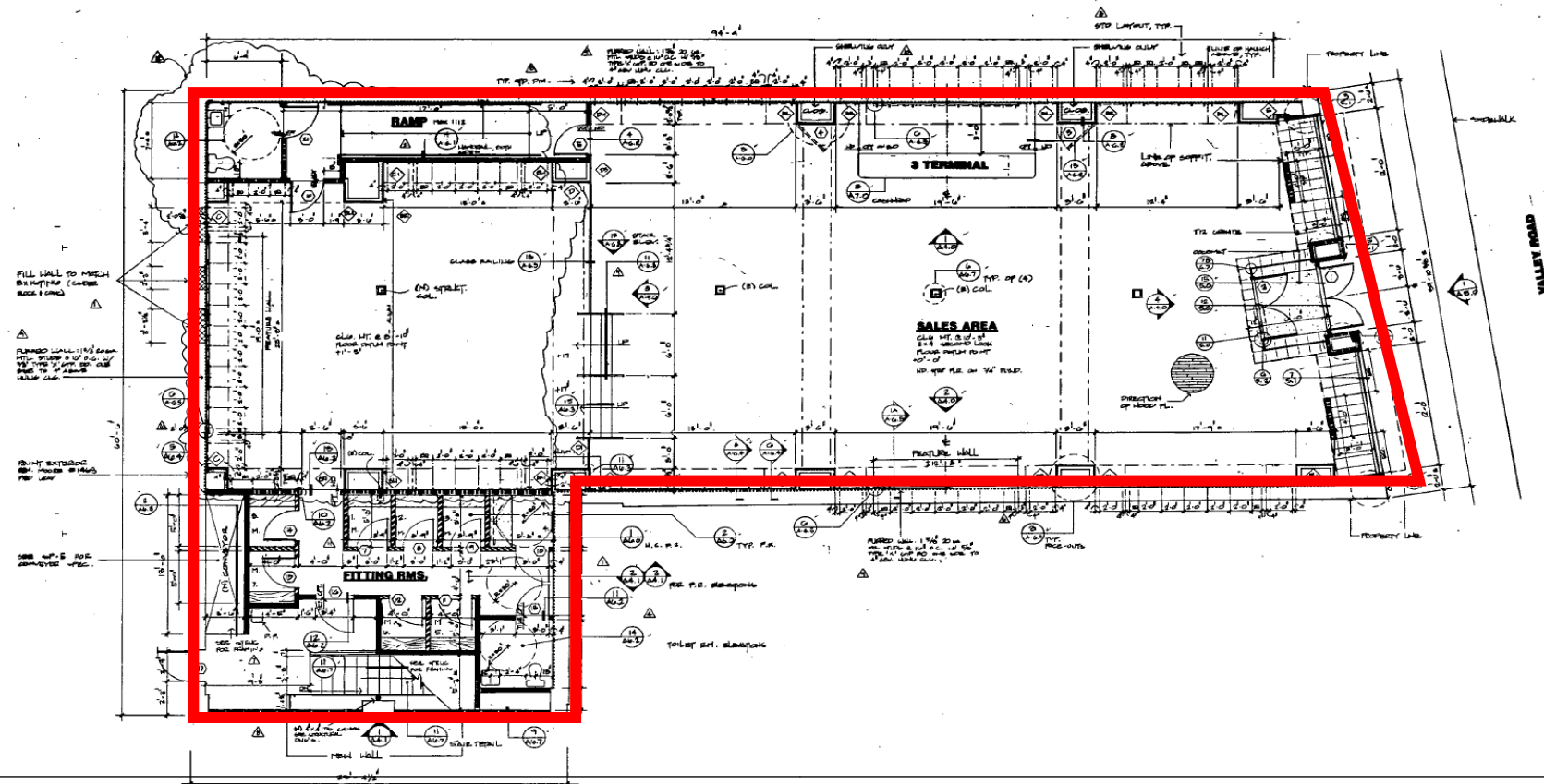
Retail **Availability**

- » 4,785 SF available for lease or sale
- » Prominent branding opportunity with 40' of frontage on Valley Road
- » Venting permitted
- » Q1 2025 delivery

Asking **Price**

- » Upon request
- » Estimated taxes \$45,000 per annum

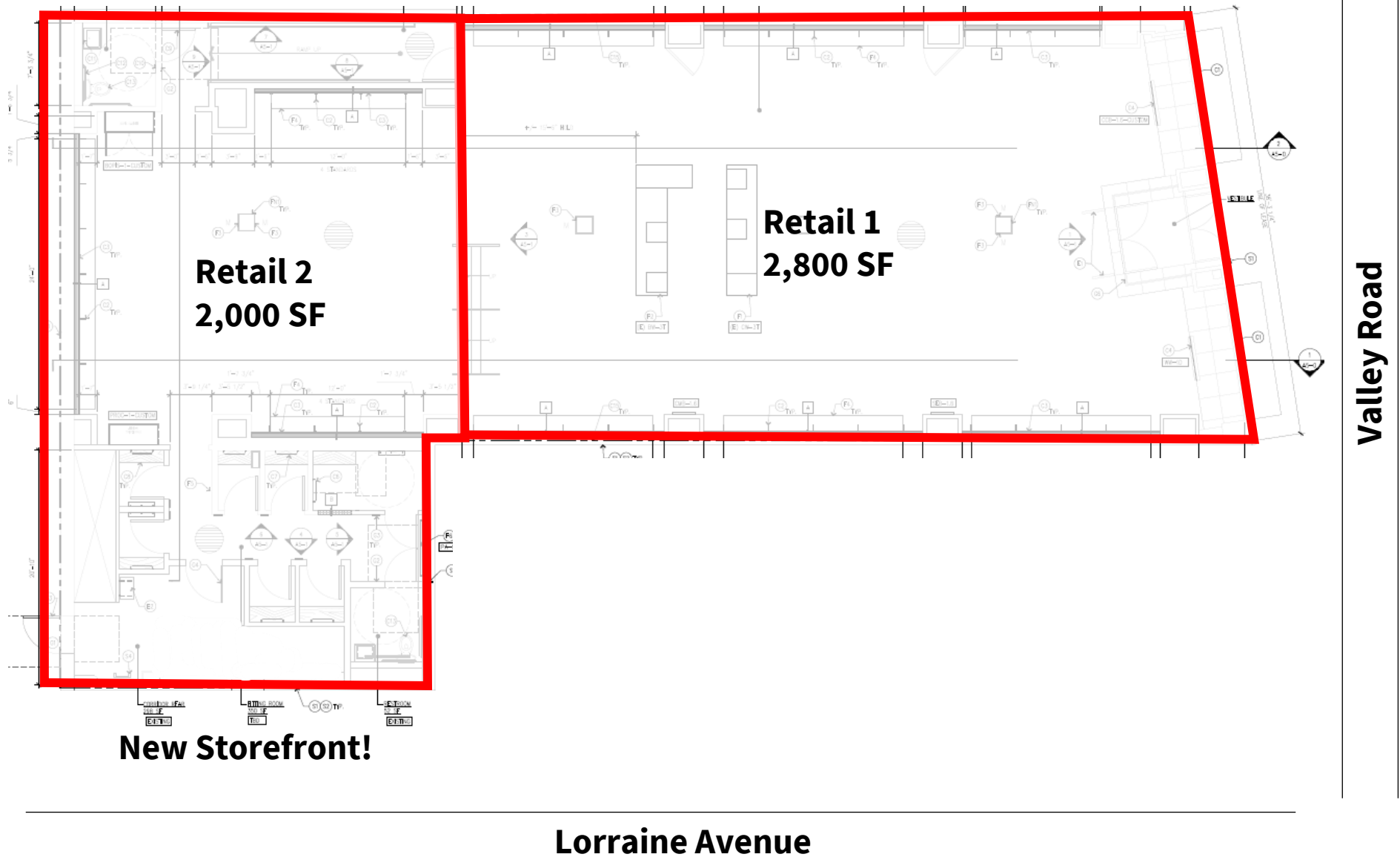
Floor **Plan**



Valley Road

Lorraine Avenue

| Division **Plan 1**



Retail 1
1,050 SF

Retail 2
1,750 SF

Retail 3
2,000 SF

New Storefront!

Lorraine Avenue

Valley Road

| Market **Aerial**



Market **Aerial**



For more information contact:

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Demographics



1 mile	3 mile	5 mile
13,470	145,667	541,794

Population



1 mile	3 mile	5 mile
\$200,001	\$148,799	\$96,628

Med. HH Income



1 mile	3 mile	5 mile
4,723	55,836	204,461

Employees



1 mile	3 mile	5 mile
573	5,828	19,776

Businesses