

629 Valley Road, Upper Montclair, NJ



2,335 SF available
For Lease

David Townes
Managing Director
+1 917 993 5515
david.townes@jll.com

Alana Friedman
Vice President
+1 201 741 0990
alana.friedman@jll.com



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**

- » 2,335 SF available for lease or sale
- » Prominent branding opportunity with 40' of frontage on Valley Road
- » Venting permitted

Asking **Price**

- » Rent upon rates
- » NNN \$13.88 PSF

| Floor **Plan**



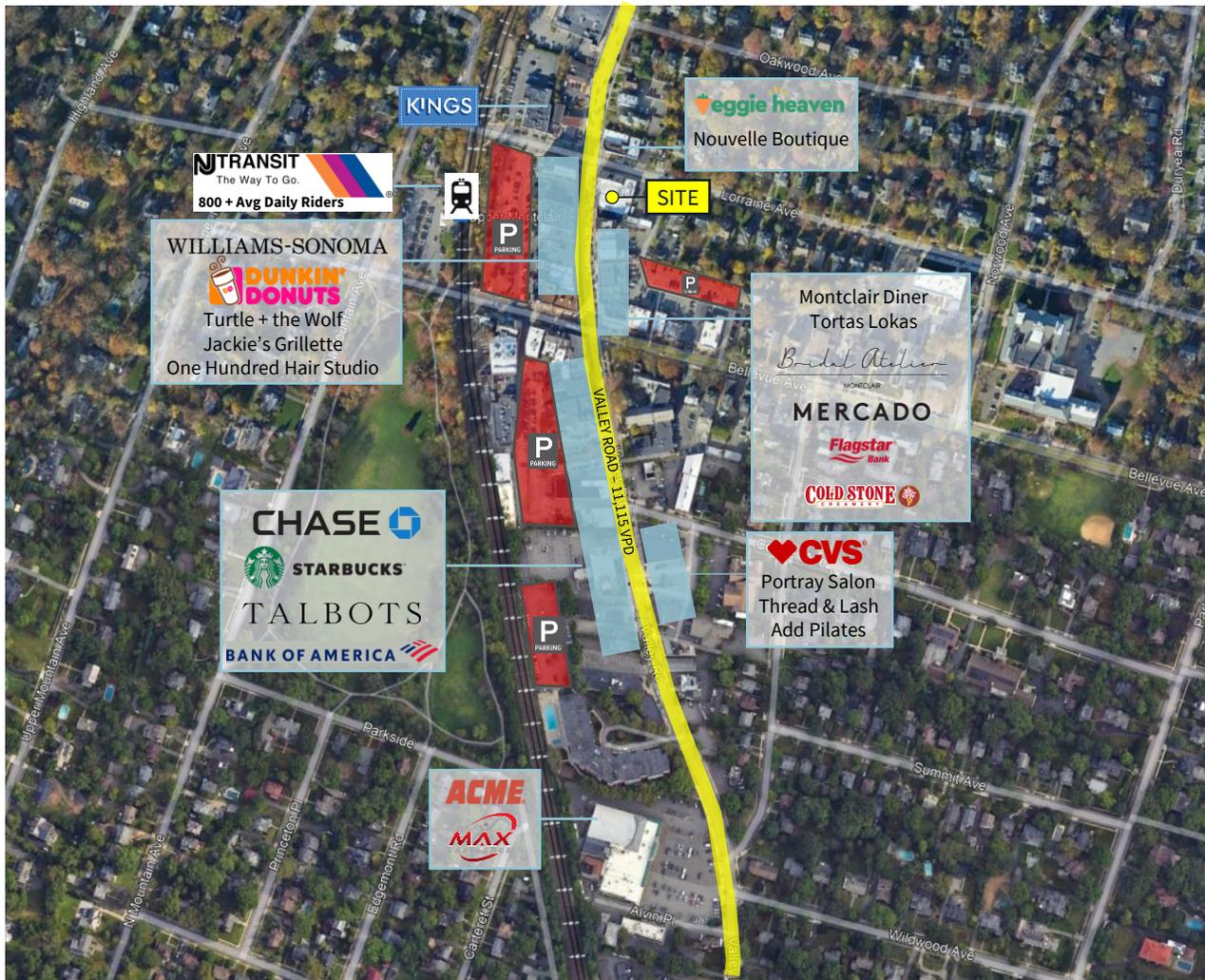
| Interior



Market Aerial



Market Aerial



For more information contact:

David Townes
 Managing Director
 +1 917 993 5515
 david.townes@jll.com

Alana Friedman
 Vice President
 +1 201 741 0990
 alana.friedman@jll.com

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