



RETAIL SPACE AVAILABLE

LODI, NJ

GROVE BUSINESS CENTER

93 South Main Street

SIZE

Endcap

1,750 SF

with 2 exclusive spaces in the lot on grade
and 2 exclusive spaces in upper lot

ASKING RENT

Upon Request

POSSESSION

Immediate

TERM

5 years minimum

CO-TENANTS

Mavida Salon, Quick Stop, Raw Fitness, All State Medal,
Specs Bros LLC, People Ready

NEIGHBORS

Spencer Savings Bank, Santander Bank, Bank of America,
Wells Fargo, Aldi, AFC Urgent Care, Burger King, Dollar Tree,
Felician University

COMMENTS

Located in Grove Business Center

4 exclusive parking spaces. 2 Reserved spaces in lower left
loft and 2 reserved spaces in upper left lot. Street parking on
available in front of building and Kip Avenue.

CONTACT EXCLUSIVE AGENTS

DEBORAH STONE

dstone@ripconj.com

201.914.4406

RICHARD CURRAN

rcurran@ripconj.com

201.803.6740

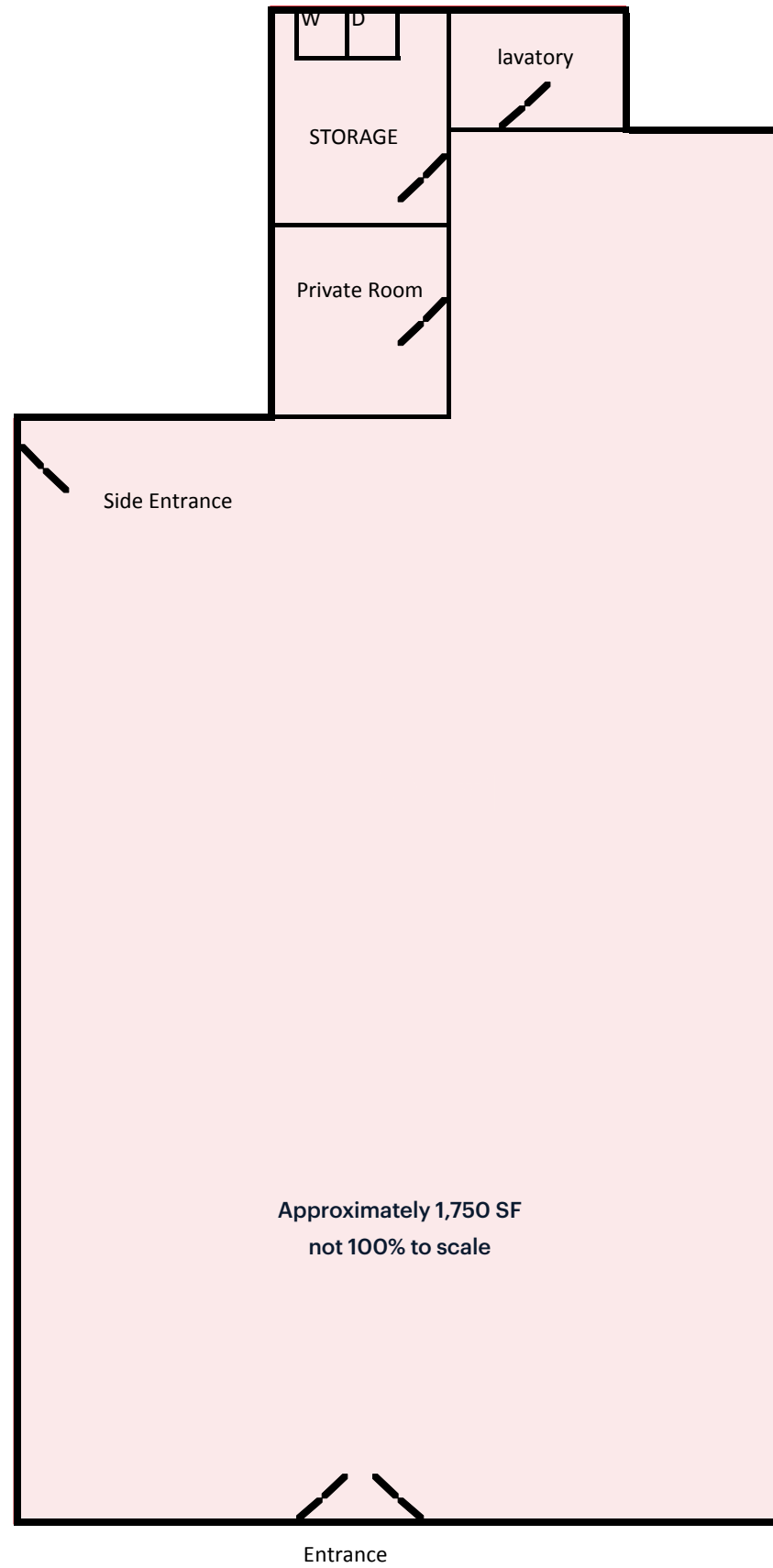
RIPCO
REAL ESTATE

611 River Drive
3rd Floor
Elmwood Park, NJ 07407
201.777.2300

Please visit us at ripcony.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

FLOOR PLAN - 1,750 SF



ZOOM AERIAL



**93 SOUTH MAIN STREET
1,750 SF**

**2 EXCLUSIVE
PARKING SPACES**

**2 EXCLUSIVE
PARKING SPACES**

**HAIR
SALON**



**QUICK STOP
LIQUOR
WINE & BEER**

**ALLSTATE
METAL**

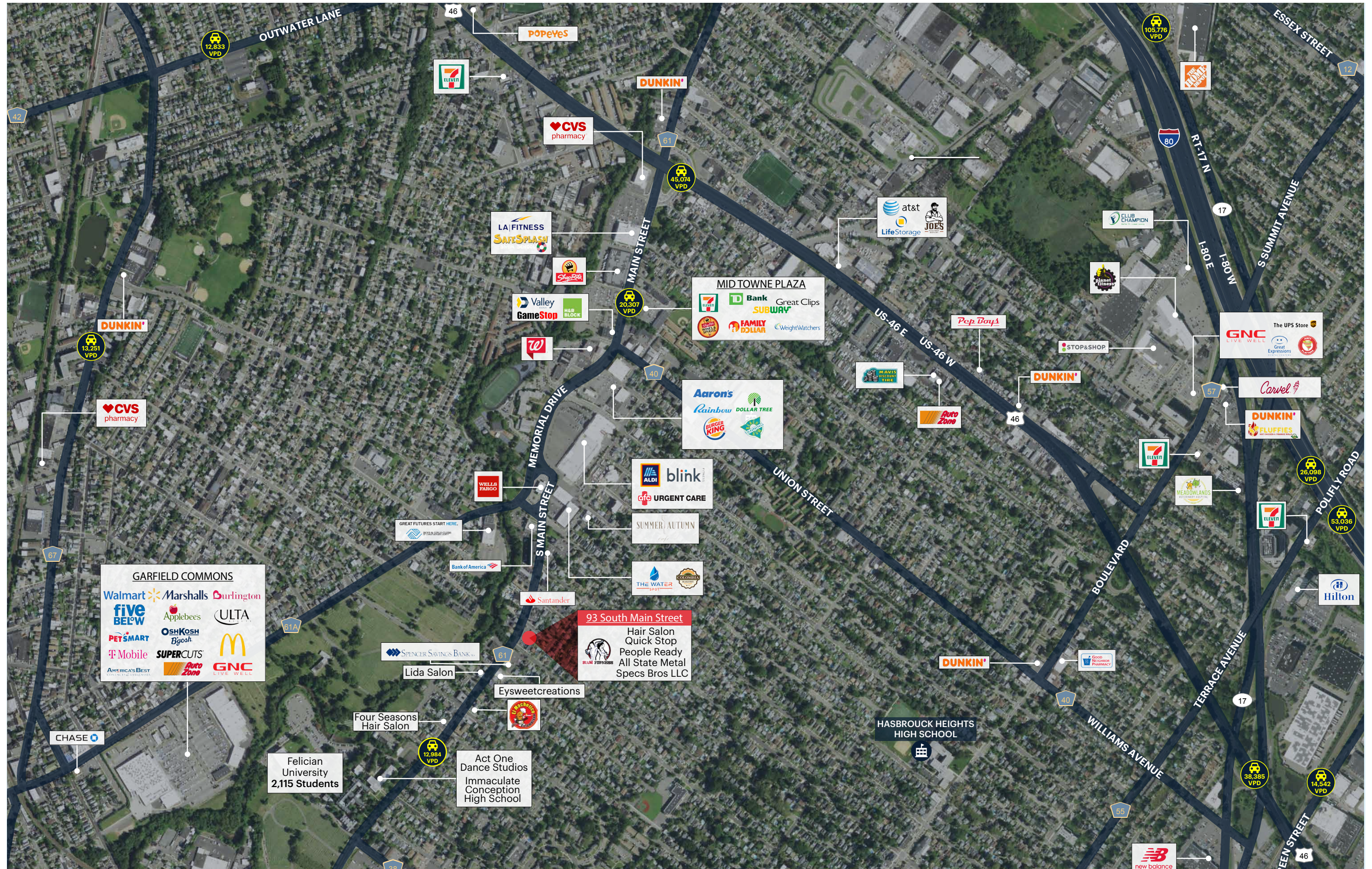
**SPECS
BROS**

**12,984
VPD**

**PEOPLE
READY**

SPENCER SAVINGS BANK

RETAIL AERIAL

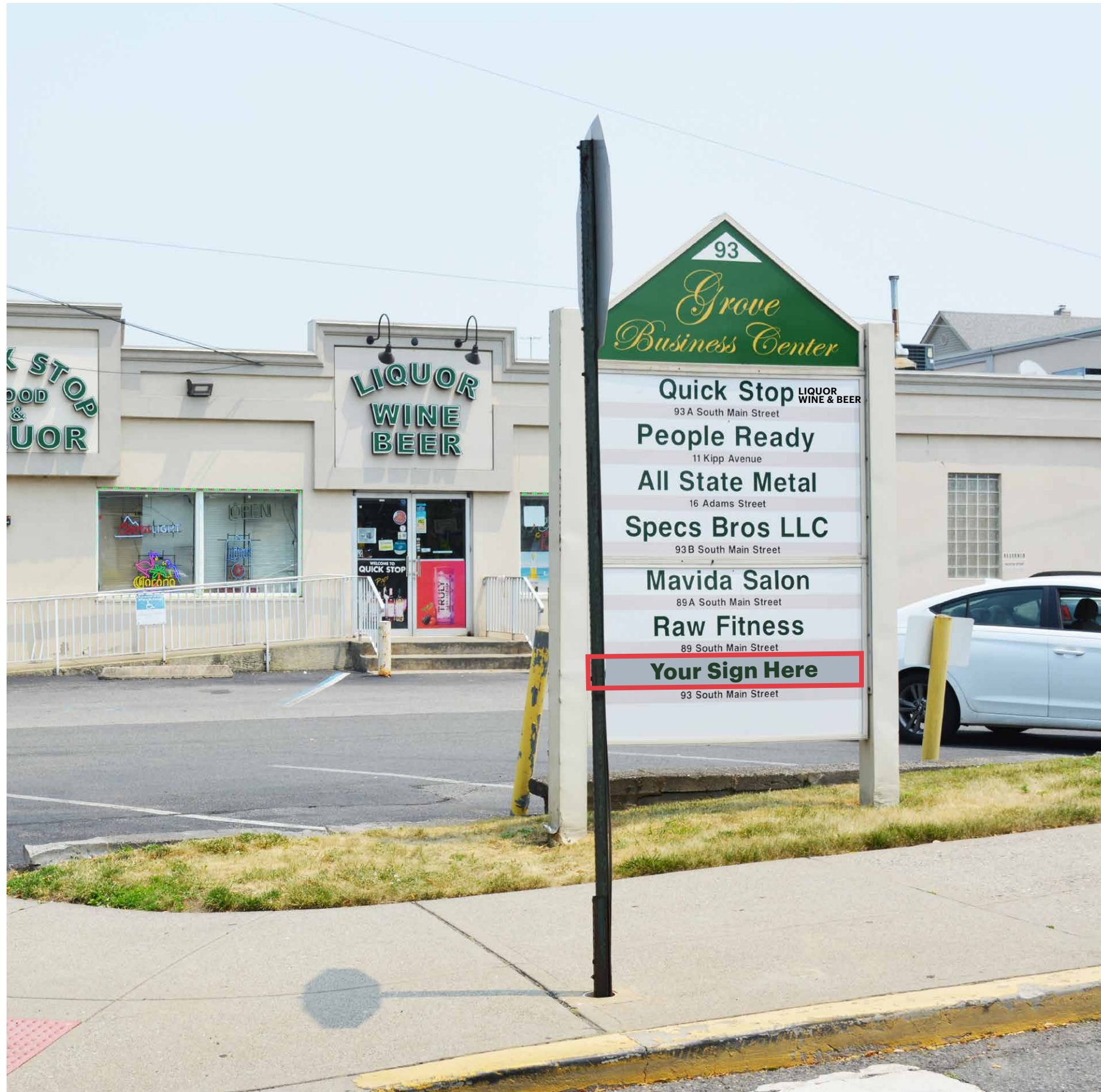


AREA DEMOGRAPHICS



	1 MILE	3 MILE	5 MILE
POPULATION	40,409	293,764	618,219
NUMBER OF HOUSEHOLDS	15,687	106,893	221,126
AVERAGE HOUSEHOLD INCOME	\$109,039	\$103,068	\$116,681
MEDIAN HOUSEHOLD INCOME	\$77,171	\$73,928	\$82,433
COLLEGE GRADUATES	9,895 34%	65,110 32%	162,759 38%
TOTAL BUSINESSES	1,108	11,281	24,691
TOTAL EMPLOYEES	9,040	127,637	286,819
DAYTIME POPULATION	28,933	277,102	598,533

*2023 estimates



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