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MILLBURN, NEW JERSEY

321 Millburn Ave – Second Floor Office Suites

In The Heart of Downtown Millburn

Total GLA: 5,000 Square Feet / 2nd Floor
17,325 Square Feet / Entire Building

Available Immediately: **Suite 1 / 540 Square Feet**
Suite 4-5 / 710 Square Feet
Suites 6-7 / 890 SF (Avail 1/15)
Call For Rental Quote

Parking: Metered short-term parking along Millburn Avenue and in 3 municipal parking lots located ½ block away; daily permits also readily available.

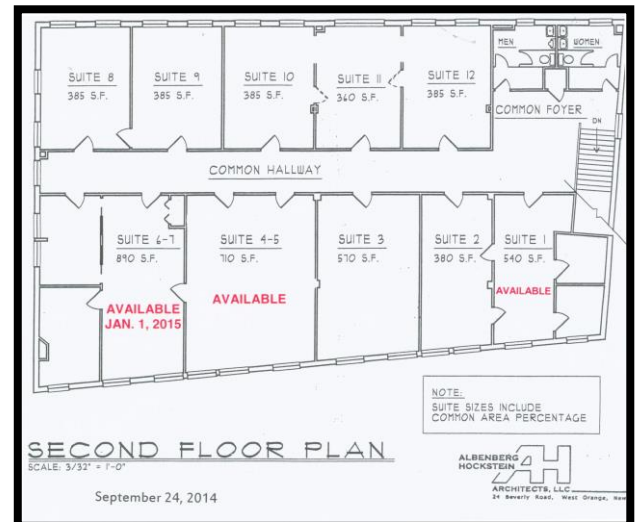
Anchor / Tenants: Chocolate Works, Thai House, Red Mango, Tinga Restaurant, and various professional office tenants.

Notes: Well maintained 2 story retail and office building. Modern 2nd floor office suites located in an affluent area with immediate access to downtown Millburn.

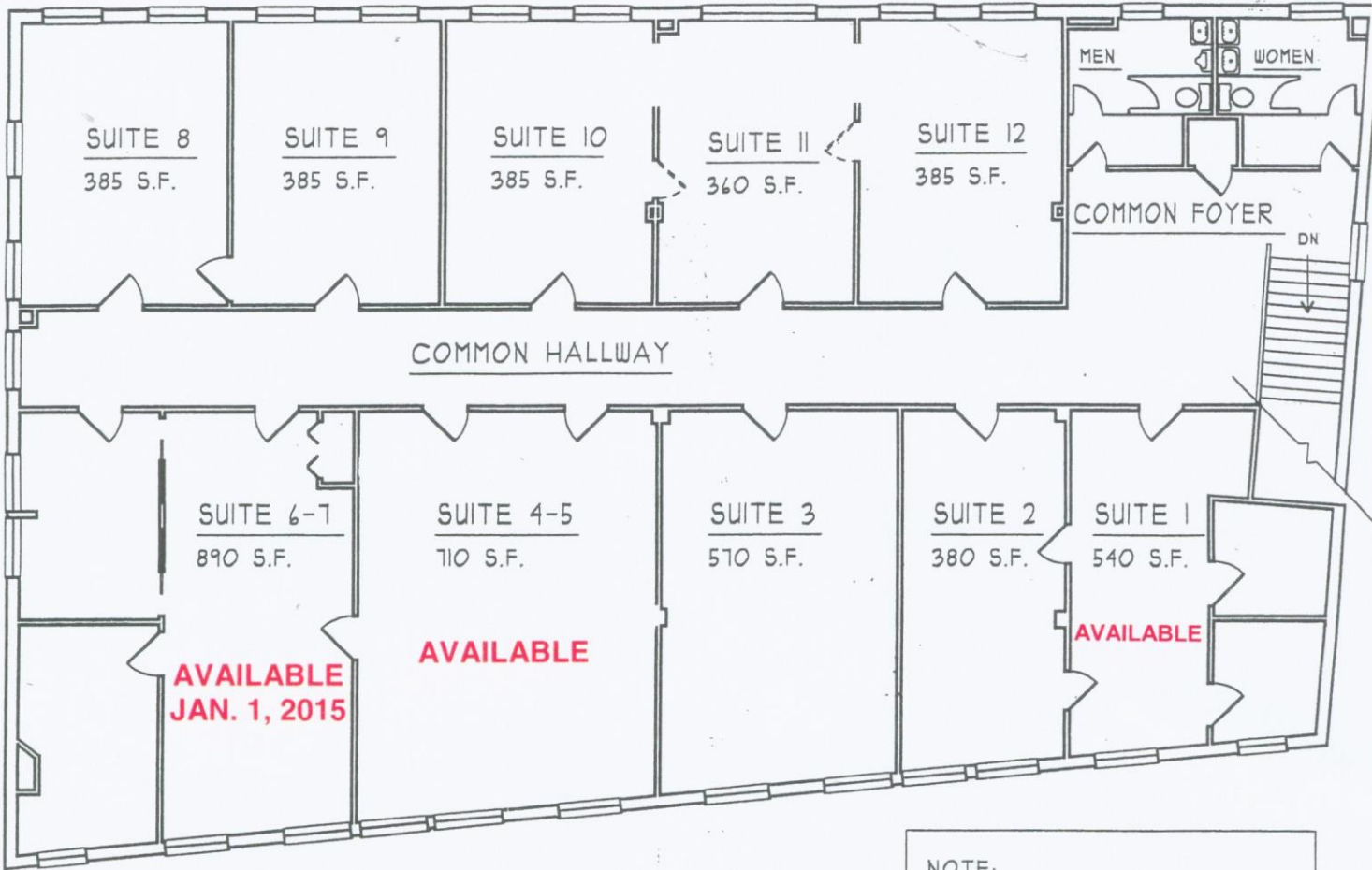
Demographics: **1 Mile** **3 Mile** **5 Mile**

Population 11,908 113,168 419,629

Average HH Income \$169,338 \$132,772 \$102,295







NOTE:
SUITE SIZES INCLUDE
COMMON AREA PERCENTAGE

SECOND FLOOR PLAN

SCALE: 3/32" = 1'-0"

September 24, 2014

ALBERG HOCKSTEIN

 ARCHITECTS, LLC
 24 Beverly Road, West Orange, New Jersey

