

TONNELLE PLAZA SHOPPING CENTER

8101 TONNELLE AVENUE, NORTH BERGEN, NJ

FOR LEASE | 942 SF & 3,200 SF FORMER BANK W REMOTE DRIVE-THRU

SHANE WIERKS

swierks@jefferyrealty.com

C: 908.581.7781

JOIN:



2.4M
ANNUAL VISITS

49 MIN
AVG. DWELL TIME

\$198K
AVG. HH INCOME
3MI RADIUS

215.4K
HOUSEHOLDS
3MI RADIUS



AVAILABLE

3,200 SF
FORMER BANK
W/ REMOTE DRIVE-THRU

AVAILABLE

942 SF

SOURCES: SITES.U.S.A.; PLACER.AI PROPERTY FOOT TRAFFIC REPORT



52 Millburn Ave. • Springfield, NJ 07081 • T: 908.668.9600 • F: 908.662.5225 • www.JefferyRealty.com

All information is from sources deemed reliable and is submitted subject to errors, omissions, change of price, terms, prior sales and withdrawals.



TONNELLE PLAZA SHOPPING CENTER

8101 TONNELLE AVENUE, NORTH BERGEN, NJ

CENTER OVERVIEW

GLA
351,388 SF

AVAILABLE
3,200 SF - Former Bank
942 SF - Vacant Retail

FRONTAGE
400 FT on Tonnelles Avenue

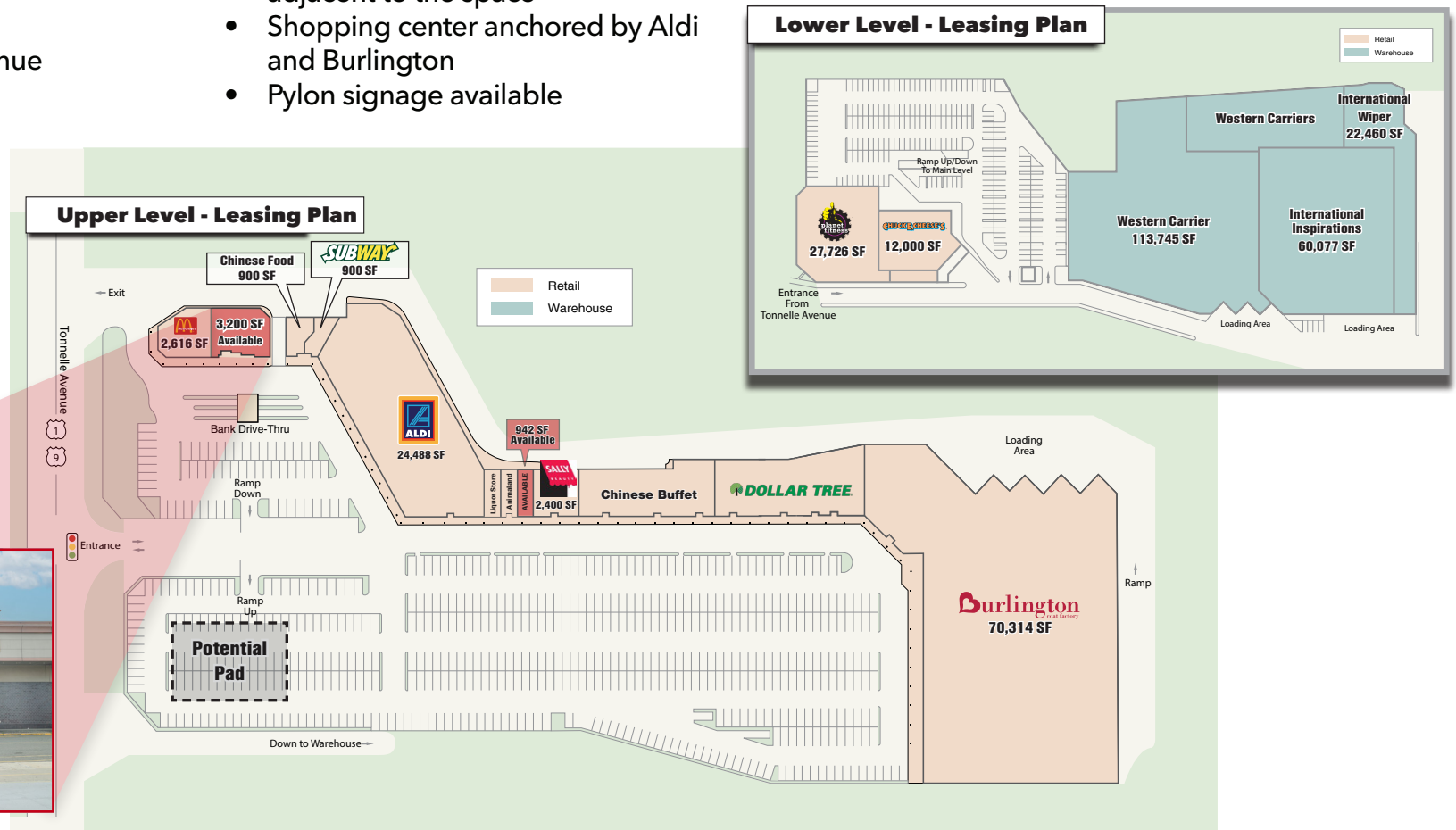
Parking
964 Spaces

RENT
Call for Quote

NNN
\$11 PSF

TRAFFIC COUNTS
24,969 VPD on Tonnelles Avenue

- NOTES**
- Former Bank is available 11/1/2026 and features a remote drive-thru adjacent to the space
 - Shopping center anchored by Aldi and Burlington
 - Pylon signage available



TONNELLE PLAZA SHOPPING CENTER

8101 TONNELLE AVENUE, NORTH BERGEN, NJ

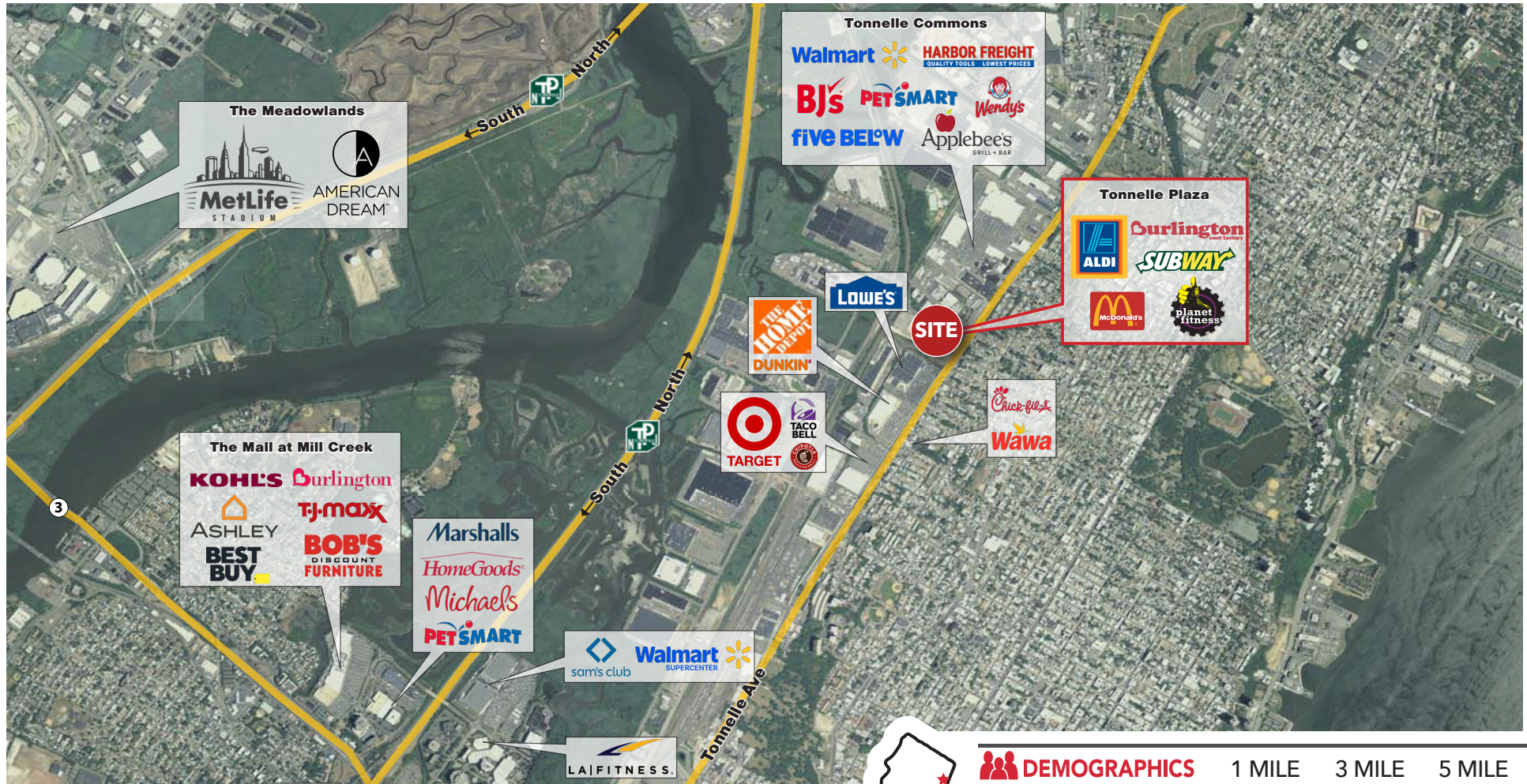
CENTER PHOTOS



TONNELLE PLAZA SHOPPING CENTER

8101 TONNELLE AVENUE, NORTH BERGEN, NJ

MARKET AERIAL



For more information, please contact our exclusive brokers:

SHANE WIERKS

swierks@jefferyrealty.com
C: 908.581.7781

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	37,140	490,901	1,761,495
AVERAGE HHI	\$99,314	\$198,422	\$198,875
HOUSEHOLDS	13,400	215,434	832,955