

**Vacancy List for Affiliates of U.S. Real Estate Acquisitions, L.L.C.**  
**As of 12/6/24**

For Additional Information:

[eberger@usrealestateacq.com](mailto:eberger@usrealestateacq.com)

(732) 603-9100 Ext. 111

[www.usrealestateacq.com](http://www.usrealestateacq.com)

**LEGEND:**  
P - Pending  
A - Available  
O - Occupied

Date	Location	Unit / Space	Bedrooms / Use	Tenant	Rent	Utilities	Status	Broker	Notes
<b>NEW JERSEY RESIDENTIAL - METUCHEN / MORRISTOWN / SOMERVILLE</b>									
1/1	Somerville - 17 Division	301	2BR	Bohn-Olavarra	\$2,495	All	O	Anthony (908) 391-7017	
Open	Metuchen - 401 Main	3D	2BR + Loft	Vacant (Hogan)	\$2,495	G/E	A	Linda (732) 841-0224	
Open	Metuchen - 160 Durham	305	1BR	Vacant (Delgado)	\$2,195	All	A	Linda (732) 841-0224	
<b>COLMAR, PENNSYLVANIA (HATFIELD TOWNSHIP) COMMERCIAL</b>									
30 Days Notice	Colmar 271 Bethlehem Pike - Suite 203	2,500 sq ft	Office	Red Knight	\$4,500	G/E	O	MSC (410) 963-3505	
Open	Colmar 271 Bethlehem Pike - Suite 206	426 sq ft	Office	Vacant (Lymphacare)	\$775	E	A	MSC (410) 963-3505	
Open	Colmar 271 Bethlehem Pike - Suite 207	394 sq ft	Office	Vacant (Washington)	\$750	E	A	MSC (410) 963-3505	
<b>DELRAN, NJ COMMERCIAL</b>									
Open	Phoenix Delran - 4037 Route 130 South -Pad	Pad	Office Retail Restaurant	Vacant	\$12,500 NNN	All	A	MSC (410) 963-3505	
<b>HIGHLAND PARK, NJ COMMERCIAL</b>									
Open	Highland Park - 320 Raritan Avenue	Suite 202A 224SF	Office	Vacant	\$850	Included	A	Eric (732) 603-9100	Window onto Street, HW, Waiting Room
Open	Highland Park - 320 Raritan Avenue	Suite 305B 243SF	Office	Vacant	\$850	Included	A	Eric (732) 603-9100	Window onto Street, Waiting Room, HW

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Open	Highland Park - 320 Raritan Avenue	Suite 306B 222SF	Office	Vacant	\$625	Included	A	Eric (732) 603-9100	
Open	Highland Park - 320 Raritan Avenue	Suite 307D 235SF	Office	Vacant	\$725	Included	A	Eric (732) 603-9100	Hardwood, Window to Hallway
Open	Highland Park - 320 Raritan Avenue	Suite 307E 282SF	Office	Vacant	\$750	Included	A	Eric (732) 603-9100	Hardwood
Open	Highland Park - 320 Raritan Avenue	Suite 308 174SF	Office	Vacant	\$650	Included	A	Eric (732) 603-9100	Vinyl Flooring, Wood Paneling
Open	Highland Park - 324 Raritan Avenue	Store #2 100SF	Retail	Betsy Arias	\$795	Included	O	Eric (732) 603-9100	Storefront
Open	Highland Park - 324 Raritan Avenue	Suite 105 180SF	Office	Rev Exotics	\$495	Included	O	Eric (732) 603-9100	Carpet
Open	Highland Park - 324 Raritan Avenue	Suite 108 148SF	Office	Vacant (Shlomo Cohen)	\$595	Included	A	Eric (732) 603-9100	Hardwood
Open	Highland Park - 324 Raritan Avenue	Suite 113 169SF	Office	Vacant (Randy Alston)	\$650	Included	A	Eric (732) 603-9100	Hardwood
Open	Highland Park - 324 Raritan Avenue	Suite 114 227SF	Office	Vacant (Talia Becker)	\$750	Included	A	Eric (732) 603-9100	Window, Carpet, Waiting Room
Open	Highland Park - 324 Raritan Avenue	Suite 119 88SF	Office	Vacant (Rashaun Page)	\$325	Included	A	Eric (732) 603-9100	Carpet
<b>HILLSBOROUGH, NJ COMMERCIAL</b>									
Open	Carriage Farm	B1 #215 182SF	Office	Vacant	\$625	Included	O	Eric (732) 603-9100	

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Open	Carriage Farm	B1 3rd Floor 2,197SF	Office	Vacant	\$3,295	Included	A	Eric (732) 603-9100	Carpet
1/1/25	Carriage Farm	B8A 2,400sf + Mezanine	Flex	DJ Performance	\$4,000	G/E	O	Eric (732) 603-9100	

**METUCHEN , NJ COMMERCIAL**

30 Days Notice	Metuchen - 413 Main Street	3,200SF	Restaurant	Mariachi	\$7,750	All	O	Eric (732) 603-9100	
30 Days Notice	Metuchen - 402 Main Street	B1 #205 182SF	Office	Crossroads	\$625	E	O	Eric (732) 603-9100	
2/1	Metuchen - 406 Main Street	#4	Office	Colon	\$612	E	O	Eric (732) 603-9100	
7 Days Notice	Metuchen - 406 Main Street	#24	Office	Zero	\$575	E	O	Eric (732) 603-9100	

**MORRISTOWN , NJ COMMERCIAL**

Open	Morristown Mews - 14-24 Washington Street/17 Bank Street	17 Bank Str 3,500sf	Retail Restaurant	Vacant	\$50 psf	G/E	A	Eric (732) 603-9100	
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**OLD BRIDGE/MATAWAN, NJ COMMERCIAL**

30 Days Notice	Matawan - Market Place II, 419 Route 34	6,300sf	Retail Restaurant	Bury the Hatchet	\$20 psf NNN	G/E	O	Legacy (908) 770-0686	
1/6	Matawan - Market Place II, 419 Route 34	1,450sf	Retail Hair Salon Restaurant	Gurlie Locks	\$23 psf NNN	G/E	O	Legacy (908) 770-0686	
30 Days Notice	Matawan - Market Place II, 419 Route 34	10,200sf	Retail Restaurant	Retro Fitness	\$20 psf NNN	G/E	O	Legacy (908) 770-0686	

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Open	Matawan - Market Place II, 419 Route 34	Pad	Retail Restaurant	Vacant	\$125,000 NNN	All	A	Legacy (908) 770-0686	
<b>QUAKERTOWN, PA COMMERCIAL</b>									
Open	Quakertown Country Square 238-240 Route 309	5,000 sq ft	Office Retail Restaurant	Vacant (Karate)	\$20 psf NNN	All	A	MSC (410) 963-3505	
Open	Quakertown Country Square 238-240 Route 309	1,550 sq ft	Office Retail Restaurant	Vacant (Coffee +Tacos)	\$20 psf NNN	All	A	MSC (410) 963-3505	
Open	Quakertown Country Square 238-240 Route 309	2 Pad Sites	Restaurant Retail	Vacant	\$150K/Annum	All	A	MSC (410) 963-3505	