

Vacancy List for Affiliates of U.S. Real Estate Acquisitions, L.L.C.
As of 3/17/26

For Additional Information: eberger@usrealestateacq.com

(732) 603-9100 Ext. 111

www.usrealestateacq.com

LEGEND:
P - Pending
A - Available
O - Occupied

Date	Location	Unit / Space	Bedrooms / Use	Tenant	Rent	Utilities	Status	Broker	Notes
NEW JERSEY RESIDENTIAL - METUCHEN / MORRISTOWN / SOMERVILLE									
4/1	Metuchen - 15A Station Place	15A	1BR	Umosella	\$21,395	All	O	Linda (732) 841-0224	Balcony, HW Floors
COLMAR, PENNSYLVANIA (HATFIELD TOWNSHIP) COMMERCIAL									
Open	Colmar 271 Bethlehem Pike - Suite 201	2,650 sq ft	Office	Vacant (Penn Foundation)	\$17.95 PSF	G/E	A	Wrigley (215) 519-2290	
Open	Colmar 271 Bethlehem Pike - Suite 203	2,500 sq ft	Office	Vacant (Red Knight)	\$15.95 PSF	G/E	A	Wrigley (215) 519-2290	
Open	Colmar 271 Bethlehem Pike - Suite 207	394 sq ft	Office	Vacant (Washington)	\$650	E	A	Wrigley (215) 519-2290	
DELRAN, NJ COMMERCIAL									
Open	Phoenix Delran - 4037 Route 130 South -Lower Level	7,080 sq ft	Office Retail	Vacant (NJ Martial Arts)	\$4,995	G/E	O	MSC (410) 963-3505	
Open	Phoenix Delran - 4037 Route 130 South -Pad	Pad	Office Retail Restaurant	Vacant	\$12,500 NNN	All	A	MSC (410) 963-3505	
HIGHLAND PARK, NJ COMMERCIAL									
Open	Highland Park - 320 Raritan Avenue	Suite 206 600 sq ft	Office	Vacant	\$2,395	Included	A	Zimmel (732) 977-8431	Window, Bathroom, 3 Rooms
Open	Highland Park - 320 Raritan Avenue	Suite 305B 243 sq ft	Office	Vacant	\$975	Included	A	Zimmel (732) 977-8431	Window onto Street, Waiting Room, HW
Open	Highland Park - 320 Raritan Avenue	Suite 307C 192 sq ft	Office	Vacant (Ann Reese)	\$795	Included	O	Zimmel (732) 977-8431	Window, Shared Waiting Area, Carpet

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Open	Highland Park - 320 Raritan Avenue	Suite 307D 235 sq ft	Office	Vacant	\$695	Included	A	Zimmel (732) 977-8431	Hardwood, Window to Hallway
Open	Highland Park - 320 Raritan Avenue	Suite 307E 217 sq ft	Office	Vacant	\$650	Included	A	Zimmel (732) 977-8431	Hardwood
Open	Highland Park - 324 Raritan Avenue	Store #2 80 sq ft	Retail	Vacant	\$595	Included	A	Zimmel (732) 977-8431	Storefront
Open	Highland Park - 324 Raritan Avenue	Suite 105 180 sq ft	Office	Temp Use	\$575	Included	O	Zimmel (732) 977-8431	Hardwood
Open	Highland Park - 324 Raritan Avenue	Suite 106 180 sq ft	Office	Vacant	\$575	Included	O	Zimmel (732) 977-8431	Hardwood
Open	Highland Park - 324 Raritan Avenue	Suite 107 145 sq ft	Office	Vacant	\$495	Included	O	Zimmel (732) 977-8431	Hardwood
Open	Highland Park - 324 Raritan Avenue	Suite 113 169 sq ft	Office	Temp Use	\$550	Included	O	Zimmel (732) 977-8431	Hardwood

HILLSBOROUGH, NJ COMMERCIAL

Open	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #210 173 sq ft	Office	Vacant (Fox)	\$625	Included	A	Eric (732) 603-9100	Carpet
Open	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #211 135 sq ft	Office	Pothala	\$495	Included	A	Eric (732) 603-9100	Overlooks Office below; Carpet
4/1	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #215 174 sq ft	Office	Vayn Aesthetics	\$625	Included	A	Eric (732) 603-9100	Hardwood
Open	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #217, 219 264 sq ft	Office	Vacant (Moving Crew NJ)	\$925	Included	A	Eric (732) 603-9100	Carpet, Hardwood

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7 Days Notice	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #300A 1,240 sq ft	Office	Clerico	\$3,100	Included	O	Eric (732) 603-9100	Capet
7 Days Notice	Hillsborough - Carriage Farm, 2 Clerico Lane	B1 #300B 450 sq ft	Office	A&B Construction	\$1,125	Included	O	Eric (732) 603-9100	Capet

METUCHEN , NJ COMMERCIAL

Open	Metuchen - 406 Main Street	Suite 4 216 sq ft	Office	Vacant	\$695	E	O	Eric (732) 603-9100	
Open	Metuchen - 406 Main Street	Suite 27 284 sq ft	Office	Vacant	\$795	E	O	Eric (732) 603-9100	

MORRISTOWN , NJ COMMERCIAL

Open	Morristown Mews - 14-24 Washington Street/17 Bank Street	17 Bank Str 3,500 sq ft	Retail Restaurant	Vacant	\$37.50 psf NNN	G/E	A	Mike Elms (973) 960-1950	
7/1	Morristown Mews - 14-24 Washington Street/17 Bank Street	Office 204 3,702 sq ft	Office	Smithsolve	\$30 psf	G/E	O	Eric (732) 603-9100	

OLD BRIDGE/MATAWAN, NJ COMMERCIAL

Open	Matawan - Market Place II, 419 Route 34	1,950 sq ft	Retail Hair Salon Restaurant	Vacant (Santiago)	\$23 psf NNN	G/E	A	Legacy (908) 770-0686	
Open	Matawan - Market Place II, 419 Route 34	1,500 sq ft	Retail Hair Salon Restaurant	Vacant (Smoke Shop)	\$20 psf NNN	G/E	A	Legacy (908) 770-0686	
5/1	Matawan - Market Place II, 419 Route 34	10,200 sq ft	Retail Hair Salon Restaurant	Retro Fitness	\$20 psf NNN	G/E	A	Legacy (908) 770-0686	

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6/1	Matawan - Market Place II, 419 Route 34	5,400 sq ft	Retail Hair Salon Restaurant	Carter's	\$23 psf NNN	G/E	O	Legacy (908) 770-0686	
Open	Matawan - Market Place II, 419 Route 34	Pad	Retail Restaurant	Vacant	\$125,000 NNN	All	A	Legacy (908) 770-0686	

QUAKERTOWN, PA COMMERCIAL

2 Months Notice	Quakertown Country Square 238-240 Route 309	4,000 sq ft	Office Retail Restaurant	Crossfit Q	\$20 psf NNN	All	O	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	