

**Vacancy List for Affiliates of U.S. Real Estate Acquisitions, L.L.C.**  
**As of 8/25/21**

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 / MIDDLESEX COUNTY / METUCHEN / MORRISTOWN / SOMERVILLE</b>									
<b>METUCHEN, MORRISTOWN &amp; SOMERVILLE, NJ COMMERCIAL</b>									
3/1	Metuchen - 403 Main Street	1,900 sq ft	Hair Salon Retail Restaurant	Hair Loft	\$28 PSF NNN	All	O	Eric (732) 603-9100	
Open	Metuchen - 26 Jersey Avenue	1,600 sq ft	Office	Vacant (Hartman)	\$2,500	G/E	A	Zimmel (732) 977-8431	
Open	Metuchen - 160 Durham, Suite 101	850 sq ft	Office Retail	Vacant (Clinic)	\$19 PSF NNN	All	A	Zimmel (732) 977-8431	
Open	Metuchen - 160 Durham, Suite 102	1,000 sq ft	Dry Cleaner	Vacant (Dry Cleaner)	\$19 PSF NNN	All	A	Zimmel (732) 977-8431	
Open	Metuchen - 160 Durham, Suite 104	1,000 sq ft	Office Retail	Vacant (Travel Agency)	\$1,799	All	A	Zimmel (732) 977-8431	
<b>OLD BRIDGE/MATAWAN, NJ COMMERCIAL</b>									
Open	Matawan - Park Plaza 343-351 Route 34	3,600 sq ft	Office Retail Restaurant	Vacant (Liquor Store)	\$16 psf NNN	G/E	A	Legacy (908) 770-0686	
Open	Matawan - Park Plaza 343-351 Route 35	1,800 sq ft	Office Retail Restaurant	Vacant (Martial Arts)	\$15 psf NNN	G/E	A	Legacy (908) 770-0686	
30 Days Notice	Matawan - Park Plaza 343-351 Route 34	1,800 sq ft	Laundromat	Laundromat	\$3,100	G/E	O	Legacy (908) 770-0686	
30 Days Notice	Matawan - Park Plaza 343-351 Route 34	3,600 sq ft	Office Retail Restaurant	Furniture Store	\$20 psf NNN	G/E	O	Legacy (908) 770-0686	

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12/1	Matawan - Park Plaza 343-351 Route 34	1,800 sq ft	Restaurant	Shaan Grill	\$3,500	G/E	O	Legacy (908) 770-0686	
10/1	Matawan - Market Place II, 419 Route 34	1,950 sq ft	Office Retail Restaurant	Vivint Solar	\$15 psf NNN	G/E	O	Legacy (908) 770-0686	
10/1	Matawan - Market Place II, 419 Route 34	4,600 sq ft	Retail Personal Service	Hanesbrand	\$20 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	

**DELTRAN, NJ COMMERCIAL**

Open	Phoenix Delran - 4037 Route 130 South - Lower Level	1,872 sq ft	Gym	Vacant	\$9.50 psf NNN	All	A	MSC (410) 963-3505	
Open	Phoenix Delran - 4037 Route 130 South -Pad	Pad	Office Retail Restaurant	Vacant	\$150,000	All	A	MSC (410) 963-3505	

**QUAKERTOWN, PA COMMERCIAL**

Open	Quakertown Country Square 238-240 Route 309	25,673 sq ft	Supermarket Other Retail	Vacant (Swann Pantry)	\$12 psf NNN	All	A	MSC (410) 963-3505	
Open	Quakertown Country Square 238-240 Route 308	9,000 sq ft	Endcap (Divisible)	Vacant (Gym/Credit Union)	\$20 psf NNN	All	A	MSC (410) 963-3505	
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	
1/1	Quakertown Country Square 238-240 Route 310	1,550 sq ft	Office Retail Restaurant	Domino's Pizza	\$20 psf NNN	All	O	MSC (410) 963-3505	

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Open	Quakertown Country Square 238-240 Route 309	2 Pad Sites	Restaurant Retail	Vacant	\$150K/Annum \$100K/Annum	All	A	MSC (410) 963-3505	

**COLMAR/HATFIELD TOWNSHIP, PA COMMERCIAL**

Open	Colmar 271 Bethlehem Pike - 2nd Floor Suite #205	580 sq ft	Office	Vacant (Fit Out)	\$725	E	A	Flynn (215) 499-5186	
Open	Colmar 271 Bethlehem Pike - 2nd Floor Suite #206	596 sq ft	Office	Vacant (Fit Out)	\$750	E	A	Flynn (215) 499-5186	
Open	Colmar 271 Bethlehem Pike - 2nd Floor Suite #207	552 sq ft	Office	Vacant (Fit Out)	\$695	E	A	Flynn (215) 499-5186	
Open	Colmar 271 Bethlehem Pike - 2nd Floor Suite #208	805 sq ft	Office	Vacant (Fit Out)	\$995	E	A	Flynn (215) 499-5186	
Open	Colmar 271 Bethlehem Pike - 1st Floor	650 sq ft	Office	Vacant (Surveyor)	\$995	E	O	Flynn (215) 499-5186	
Open	Colmar 285 Bethlehem Pike - Suite 100	5,000 sq ft	Office	Vacant (RedKnight)	\$6,250	All	A	Flynn (215) 499- 5186	