

# 143 E State Street, Suite 1, Trenton, NJ

## COMMERCIAL SPACE FOR LEASE



### LEASE HIGHLIGHTS

#### PROPERTY & LEASE INFORMATION

Property Address	143 E State St, Trenton, NJ 08608
Available SF	3,582 SF
Price	\$9 PSF/YR
Walk Score	85

#### PRIME LOCATION

- **Excellent Accessibility:** With a Walk Score of 85, the area offers convenient access to various amenities, allowing most errands to be accomplished easily.
- **Proximity to Trenton Train Station:** Located just ½ mile from the Trenton Train Station, providing seamless connections to regional destinations.
- **Surrounded by Key Institutions:** Close to government offices, Mercer County Community College, and the historic Mill Hill District, ensuring a steady flow of potential clientele.
- **Highly Visible Intersection:** Situated at East State and South Montgomery Streets, offering prominent exposure and signage opportunities.

#### SEIZE THE OPPORTUNITY

- **Prime Ground-Floor Space:** Versatile commercial area with high ceilings, suitable for retail, restaurant, office, daycare, or senior daycare use.
- **Convenient Access:** Near public transit options, facilitating easy commuting for employees and customers.
- **Dynamic Neighborhood:** Situated in a vibrant area with a mix of residential and commercial developments, enhancing business opportunities.



**MICHAEL CERVELLI**  
Cervelli Real Estate  
E: Michael@realestatenj.com



**JAMES CERVELLI**  
Cervelli Real Estate  
E: James@realestatenj.com  
P: 201-674-6357





TOTAL: 2510 sq. ft  
FLOOR 1: 2510 sq. ft  
EXCLUDED AREAS: STORAGE: 263 sq. ft