



**MODERN WORKSPACE.
VINTAGE GRANDEUR.**

Availability

January 2017

Pricing

High-End Professional Space \$22-25 per sf.
Medical, Attorney, Financial

Mid-finish Creative Professional Space \$15-\$20 per sf.
Designers, Architects, Photographers, Tech

Raw Space \$12+ per sf.
Artists, Artisans, Fabricators, Workshops

Rates are negotiable according to length of lease and space required. Special consideration given to early tenancies mid -development. Combination office/warehouse spaces available.

Amenities

- Freight elevators
- Loading docks
- Common grounds
- Coffee roaster | Cafe (coming soon).

AVAILABLE THROUGH



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**AT
UNION
MILL**



First constructed in 1874 as the R. H. Simon Silk Mill, the Lofts at Union Mill is an 11-building complex situated on 125,000 square feet and occupying a full city block. With soaring 16-foot loft ceilings, majestic industrial windows and spectacular views of the Manhattan skyline, the lofts have long served as a refuge for a distinct community of practicing artists and creatives from visual arts to photography to sculpture, painting, glass works and more.

HISTORY AND CONTEMPORARY CONVERGE



The newly restored lofts are part of a multimillion dollar capital improvement program strategically designed to upgrade the exterior common spaces, building systems, and studios while retaining the building's celebrated, historic charm. The state-of-the-art upgrades and contemporary amenities will anchor the area's growing arts scene by creating a versatile community and a beacon of professional synergy in the heart of Hudson County.

Location

Tucked away in the quaint Union Hill section of the city, the Lofts are ideally located minutes from the Lincoln Tunnel with easy access to New York City's renowned arts and culture scene. The galleries and art centers of Hoboken and Jersey City are easily accessible via the Hudson-Bergen Light Rail and New Jersey Transit. Quick Access to North Jersey routes 3, 95, 17, 1&9, 78, GSP