Gateway Transit Village rises 23 stories on the block adjacent to the New Brunswick Train Station, bringing renewed life to an underutilized site in the city’s core with active sidewalks, new luxury residences, and a focus on diverse activities at the entrance to Rutgers campus. The project serves as a gateway to both downtown New Brunswick and the Rutgers main Campus.

College Avenue, the central spine of the campus, is directly connected to the train station’s southbound platform via a pedestrian walkway that extends to Somerset Street. To maintain the pedestrian friendly nature of the area, the residential tower was developed over a lower scale podium. This design allows excellent views and easy proximity to downtown amenities and offerings for residents, while also providing direct and convenient access to mass transit.

**Gateway Transit Village**

**MIXED-USE**

- **completion**: 2011
- **size**: 632,000 SQ. FT. ON A 1.2 ACRE Parcel, 257 FT. IN HEIGHT
- **occupancy**: 192 RESIDENTIAL UNITS (150 LUXURY RENTALS, 42 PENTHOUSE CONDOMINIUMS), DESTINATION RETAIL INCLUDING A 45,000 SQ. FT. NEW UNIVERSITY BOOKSTORE FOR RUTGERS - OPERATED BY BARNES & NOBLE, BROTHER JIMMY’S BBQ RESTAURANT AND SHOPS, 657-SPACE PARKING STRUCTURE
- **developer**: DEVCO, PENNROSE
- **architect**: MELTZER MANDL P.C. / EHRENKRANTZ ECKSTUT & KUHN ARCHITECTS
- **investment**: $143 MILLION
- **financing**: URBAN TRANSIT HUB TAX CREDITS, NEW MARKETS TAX CREDITS, NEW JERSEY DEPARTMENT OF TRANSPORTATION FUNDING, RECOVERY ZONE FACILITY BONDS, PRIVATE EQUITY, NEW BRUNSWICK PARKING AUTHORITY BONDS

Gateway Transit Village

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