

SEAPORT PLAZA

725 SPRING STREET | BORDER OF NEWARK AND ELIZABETH

10-ACRE REDEVELOPMENT ALONG ROUTE 1&9

NEW DEVELOPMENT, MIXED-USE INFILL SITE

- Most Heavily Trafficked Corner in NJ
- Adjacent to IKEA, Jersey Gardens, Newark Airport, Port Newark
- Direct Access to I-95 / NJ Turnpike Exit 13A via North Avenue



NEWMARK

Hillside

Weequahic Park

Haynes Ave

INFILL DEMOGRAPHICS

Distance	3 Mile	5 Mile	15 Minutes
Population	210,361	594,105	725,487

Weequahic Park Golf Course

Evergreen Cemetery

Mount Olivet Cemetery



Newark Liberty
International Airport

50M Annual Passengers

SEAPORT PLAZA



Highest grossing IKEA in USA
2M annual visitors



FLOOR DECOR &
Raymour & Flanigan

NJ TURNPIKE
Exit 13A Entrance

PORT NEWARK-ELIZABETH MARINE TERMINAL
Largest Marine Port in USA

Elizabeth



150,000 ADT



204,000 ADT

THE MILLS AT JERSEY GARDENS
A SIMON CENTER

Largest outlet mall in NJ










NEWMARK

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Exit 13A Entrance

North Ave
50,000 ADT

PORT NEWARK-ELIZABETH
MARINE TERMINAL
Largest Marine Port in USA

1-9
150,000 ADT

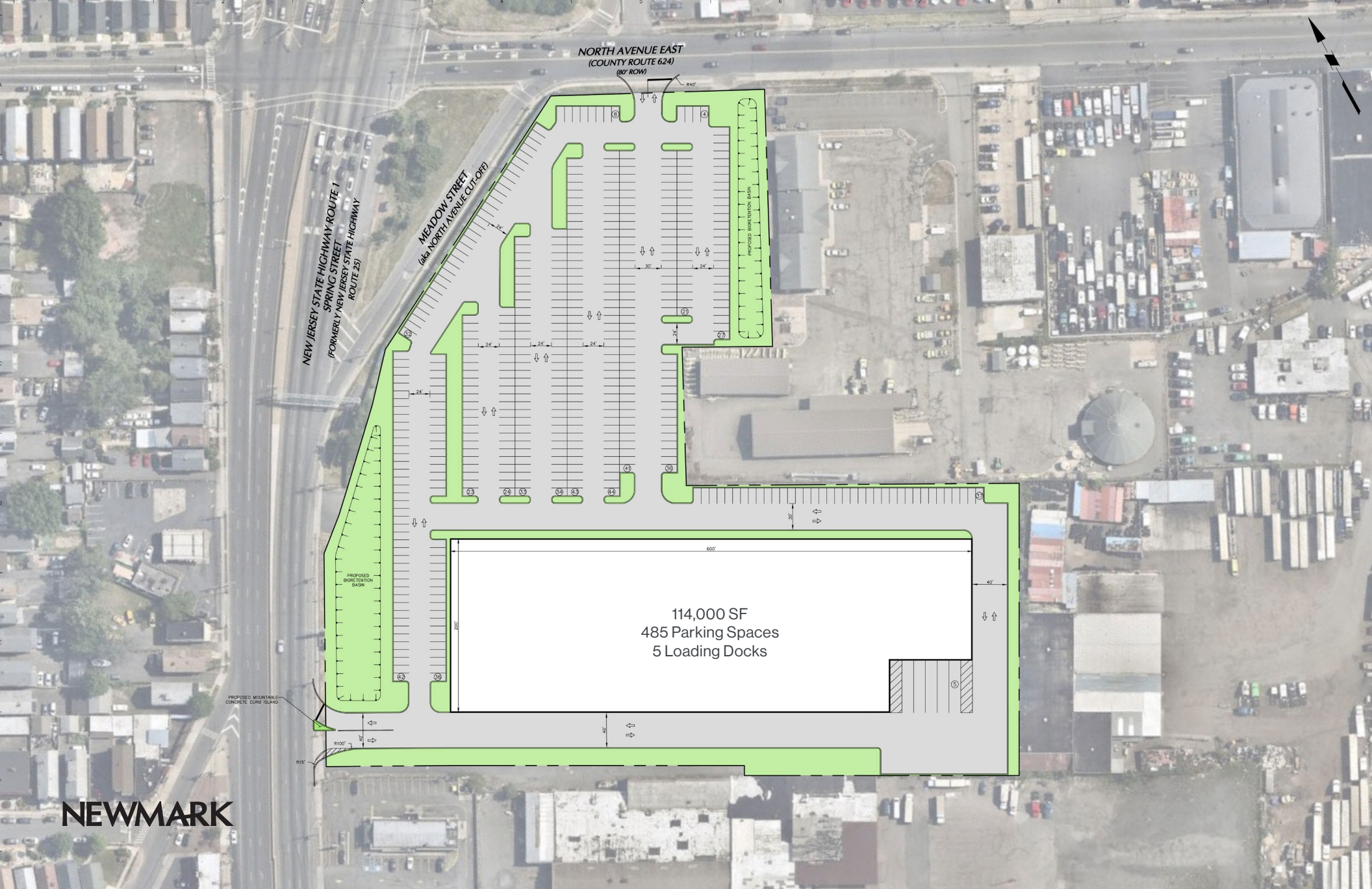
TP
TURNPIKE
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NEWMARK

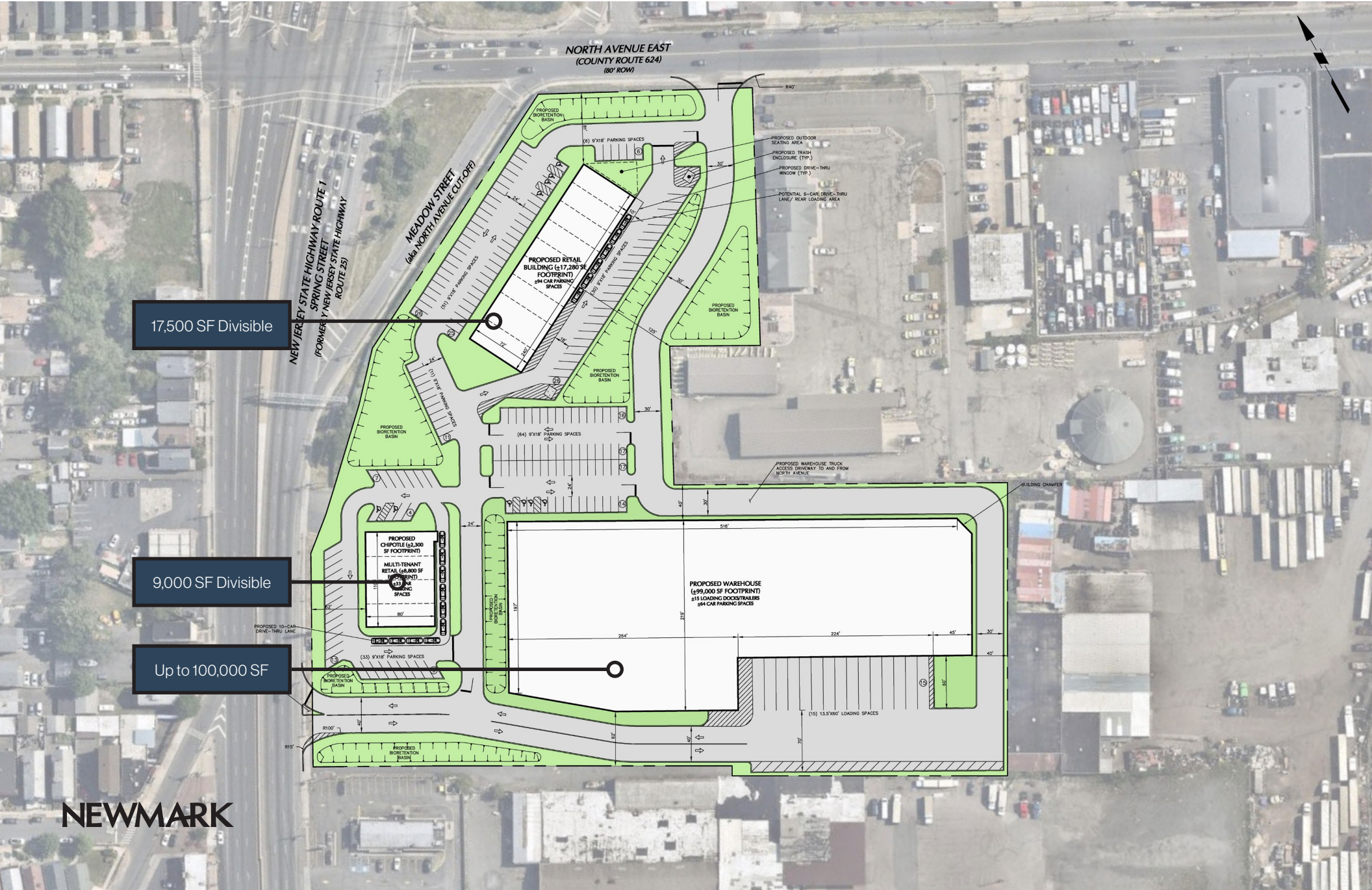
SINGLE-TENANT RETAIL CONCEPT

114,000 SF with 485 Parking Spaces



MIXED-USE CONCEPT

Two Infill Retail Buildings with Drive-Throughs + Wholesale/Warehouse



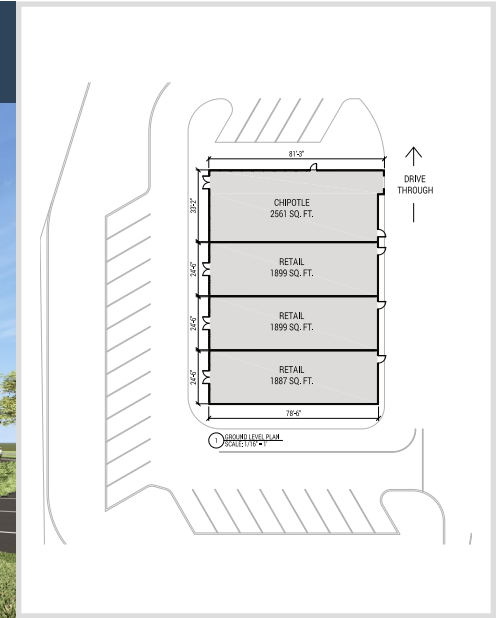
17,500 SF Divisible

9,000 SF Divisible

Up to 100,000 SF

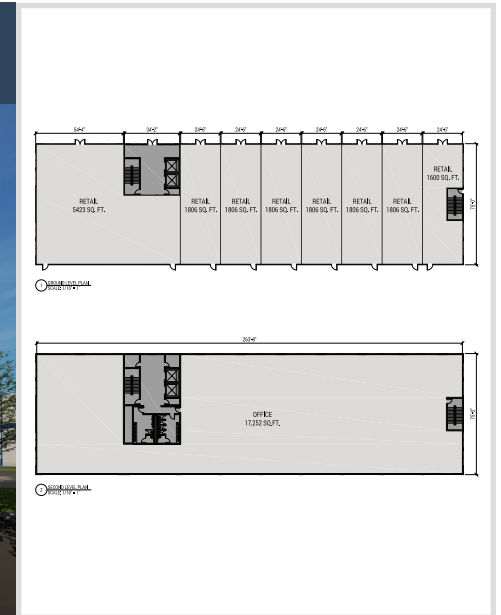
RETAIL - FRONT BUILDING

- Retail Building along Route 1/9 with Drive-Through Potential
- Ground Floor Units: 2,000 - 8,800 SF



RETAIL/OFFICE - CORNER BUILDING

- Retail Building along Route 1/9 with Drive Through Potential
- Ground Floor: 17,500 SF | Second Floor: 17,500 SF



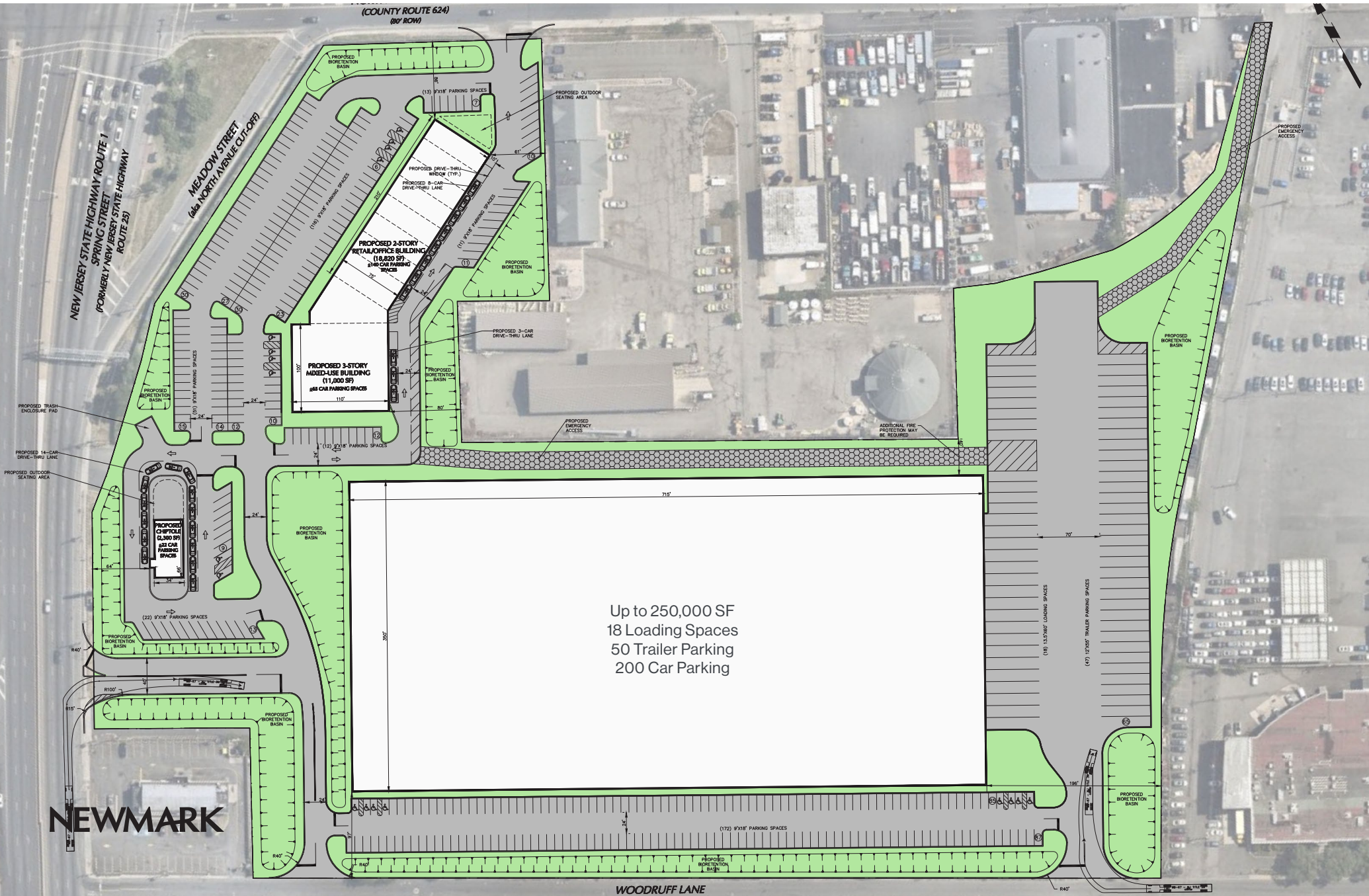
WHOLESALE RETAIL USE CONCEPT

145,000 SF with Rooftop Parking and Fueling Station



MAXIMUM DEVELOPMENT CONCEPT

Up to 250,000 SF for Wholesale Retail, Industrial, Distribution, Cold Storage



NEWMARK

WOODRUFF LANE

MIXED USE COMMERCIAL – SINGLE BUILDING

3-Story Mixed Use Commercial Up to 140,000 SF

Ground Floor: 60,000 SF | **Second Floor:** Up to 40,000 SF | **Third Floor:** Up to 40,000 SF





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