



SUBURBAN SERENITY, NEW YORK CITY PROXIMITY.



500 Plaza at a glance

Positioned at the prime location of Secaucus, New Jersey, 500 Plaza enjoys a coveted spot within the heart of Harmon Meadow—an expansive 200-acre, 4.4 million square feet master planned amenity-rich environment with numerous restaurants and hotels, 469 luxury apartments, national and big box retail, and a 14-screen movie theater.

500 Plaza is uniquely located at the crossroads of the NJ Turnpike and Route 3, and provides exceptional access to virtually any location within the New Jersey/New York metropolitan area.

BUILDING SPECS

461,725 RSF

Available

45,000 SF

Typical floor

Renovated in 2015 & 2023

Built in 1985

11 Floors

Floor count

Ratio 3.2/1,000 SF

Parking

100 lbs/SF

Floor load

13'6" and 16'

Slab to slab

ESFR

Sprinklers

6 elevators, 1 freight

updated with destination dispatch in 2022

Dedicated generators on the 7th Floor


Generator capacity (750kWh) and supplemental cooling (450 tons) available for tenants' use

BUILDING AMENITIES


 Fitness center with locker rooms

 Full-service cafeteria

 1,474 covered parking spaces

 Conference center with 65 person capacity

 Executive Parking

 Shuttle service to Secaucus Junction Train Station



THE PREMIER INSTITUTIONALLY OWNED OFFICE BUILDING IN NORTHERN NEW JERSEY

Currently undergoing a
multi-million dollar
capital improvements campaign.



WHAT TENANTS ENJOY:



New HVAC system



Aesthetic refresh of shared spaces



Updates to the parking garage

500 PLAZA HQ TENANTS

Quest Diagnostics

The Children's Place

Hartz Mountain Industries

Manulife Investment Management

About the Owner

Our real estate investment team has been developing and managing diversified real estate portfolios for nearly a century. By leveraging our long-standing industry relationships and experience, we continuously source opportunities to create value on behalf of our investors.



**Tour Your New
Workplace**



Connected to the NYC metro area and beyond

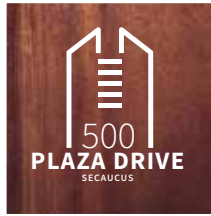
- Major U.S. firms with significant presence: Quest Diagnostics, Children's Place, Hartz Mountain Industries, H&M, Safilo, and Vitamin Shoppe.
- Situated within the 200-acre mixed use amenity base of Harmon Meadow in Secaucus.
- Located at the intersection of the NJ Turnpike & Route 3. Nearby roads include Routes 1&9, 21, 17.
- Exit 16E & 17 off the NJ Turnpike — feeds directly into Harmon Meadow.
- 3 miles to New York City.
- Free weekday peak-hour shuttle service to Secaucus Junction Train Station.
- A conveniently located bus station out front with connections to Port Authority, and the Secaucus Transfer.
- Bus Service — extensive NJ Transit service including travel to Manhattan in 5 minutes. Regular bus service makes travel convenient for employees and patrons alike: #85 to the Hoboken PATH station, #320 to NYC Port Authority Terminal and #190 connects to Paterson.
- Newark Liberty International Airport is only 8 miles away.

Demographics – 5 Mile Radius

Population	1,534,072
Households	732,713
Families	301,759
Average Household Size	2.02
Owner Occupied Housing Unit	247,629
Renter Occupied Housing Units	485,084
Median Age	38.6
Median Household Income	\$107,049
Average Household Income	\$174,784

- **Over 60% of population in Secaucus has a bachelor's degree or higher**
- **Nearly 80% of the workforce are white-collared professionals**





SECAUCUS JUNCTION



**NEW YORK
PENN ST**

HOBOKEN



FERRY SERVICE
Holland Tunnel



WORLD TRADE CEN



Direct connectivity to Midtown Manhattan via New Jersey Transit bus and shuttle service to Secaucus Junction Train Station.



3 miles from Manhattan, New York City via Lincoln Tunnel with easy accessibility to the interstate highways.

7th Floor | Tailor-made to you



Conceptual rendering, Floor 7 Build-to-Suit Space



Seventh Floor - 41,865 SF

FULL-FLOOR LAYOUT

360°

VIEW THE
VIRTUAL
WALKTHROUGH



PRIVATE
OUTDOOR PATIO

Employees

Open Office Workstations	120
Associates/ Staff Office	21
Executive Offices	3
Partner Offices	2
Open Office Counter Seats	40
Flex Seats	134 +/-
Maximum Employees	320 +/-

Support Spaces

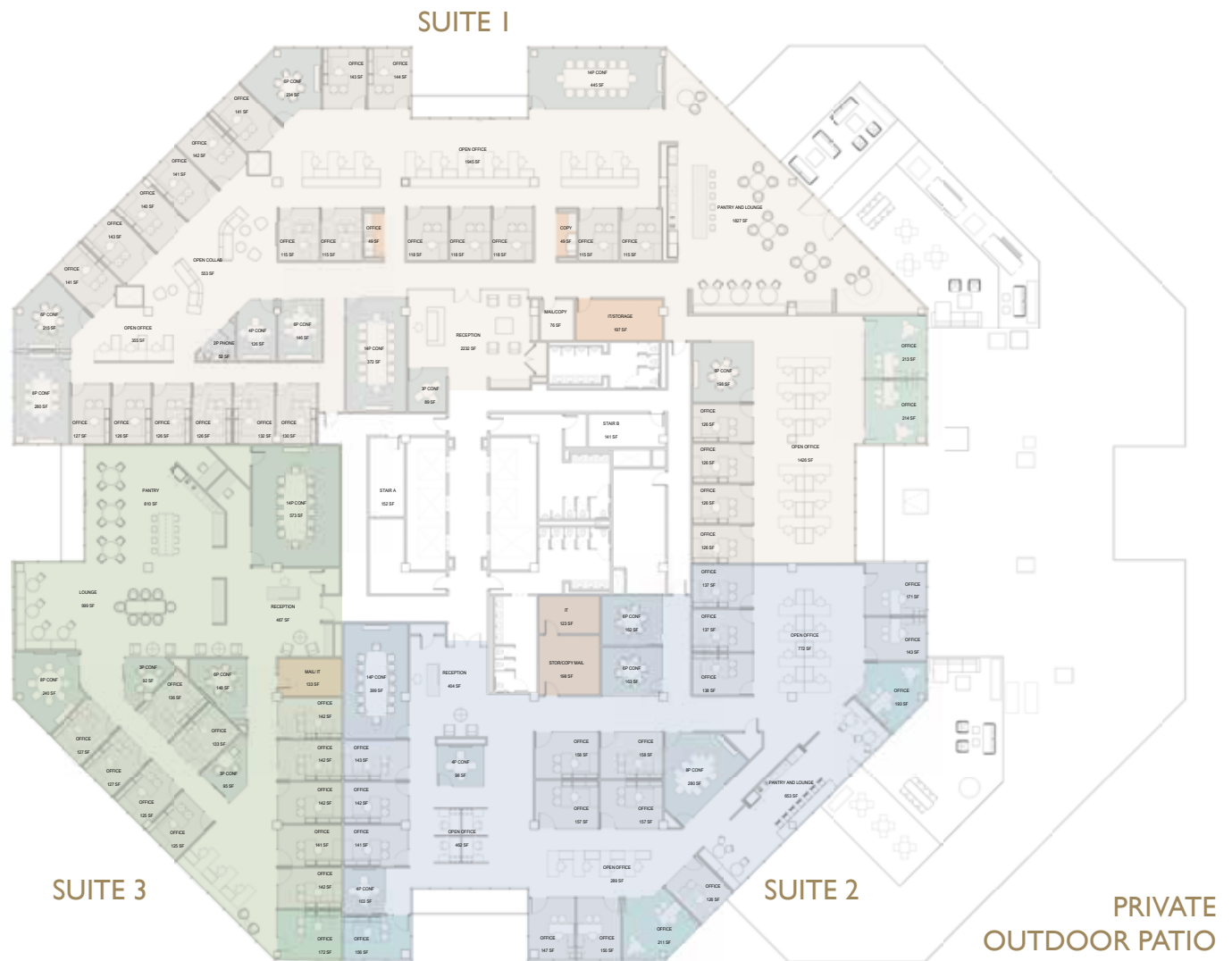
Reception	1
IT/Mail/Storage	4
Pantry	3
Wellness	2

Seats per Sq. Ft. Approx. 98 SF/Person

Closed Collaboration

Phone Room (1-3 Seats)	8
Small Conference (4-8 Seats)	12
Large Conference Room (18 Seats)	1
Total Meeting Seats	96

3-SUITE LAYOUT



Employees

Open Office Workstations	198
Associates/ Staff Office	26
Partner Offices	2
Flex Seats	124 +/-
Total Employees	348 +/-

Support Spaces

Reception	3
IT/Mail/Storage	7
Pantry	3
Open Collaboration	3
Wellness	1

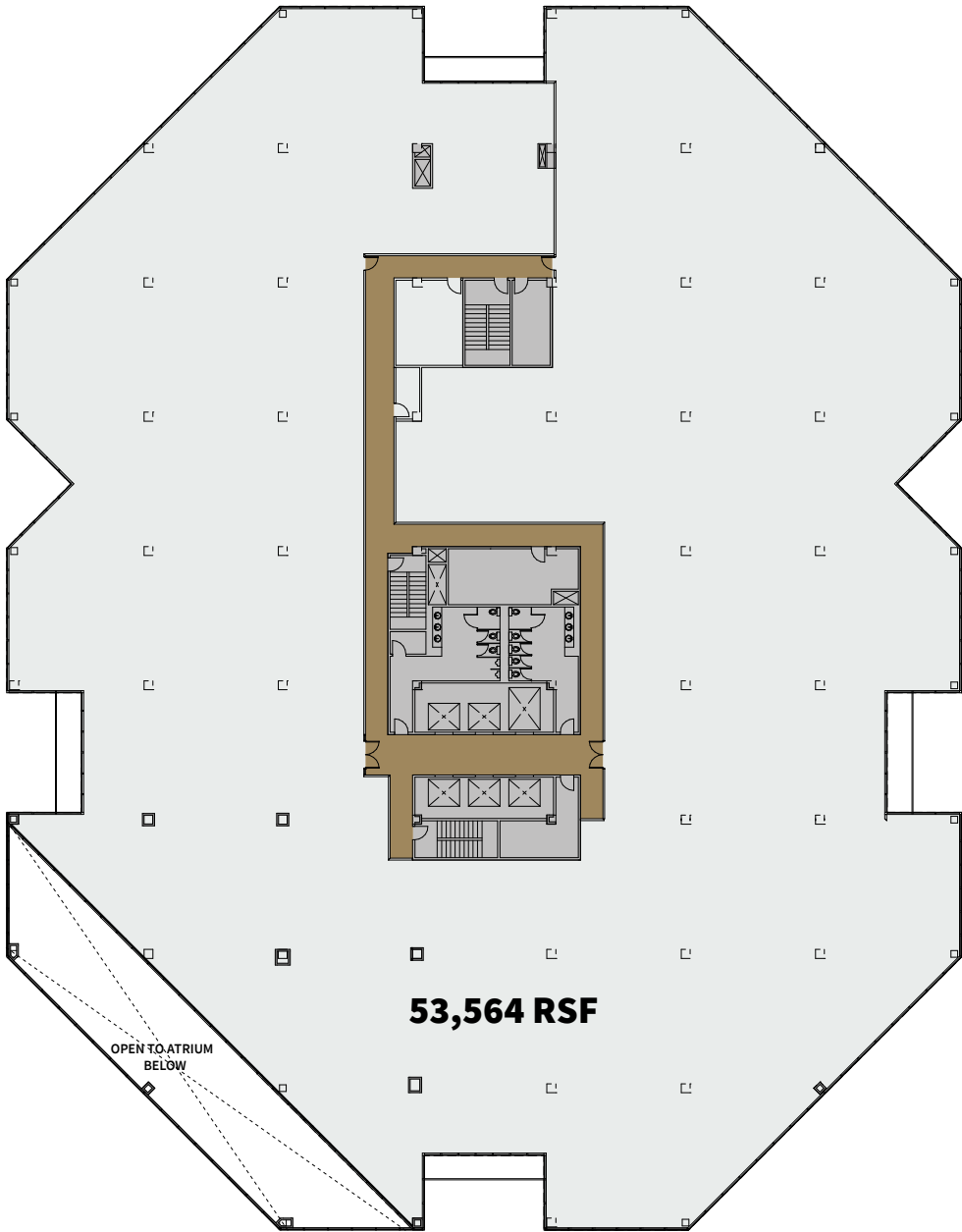
Seats per Sq. Ft. Approx. 88 SF/Person

Closed Collaboration

Phone Room (1-3 Seats)	3
Small Conference (4-8 Seats)	10
Large Conference Room (18 Seats)	1
Total Meeting Seats	83

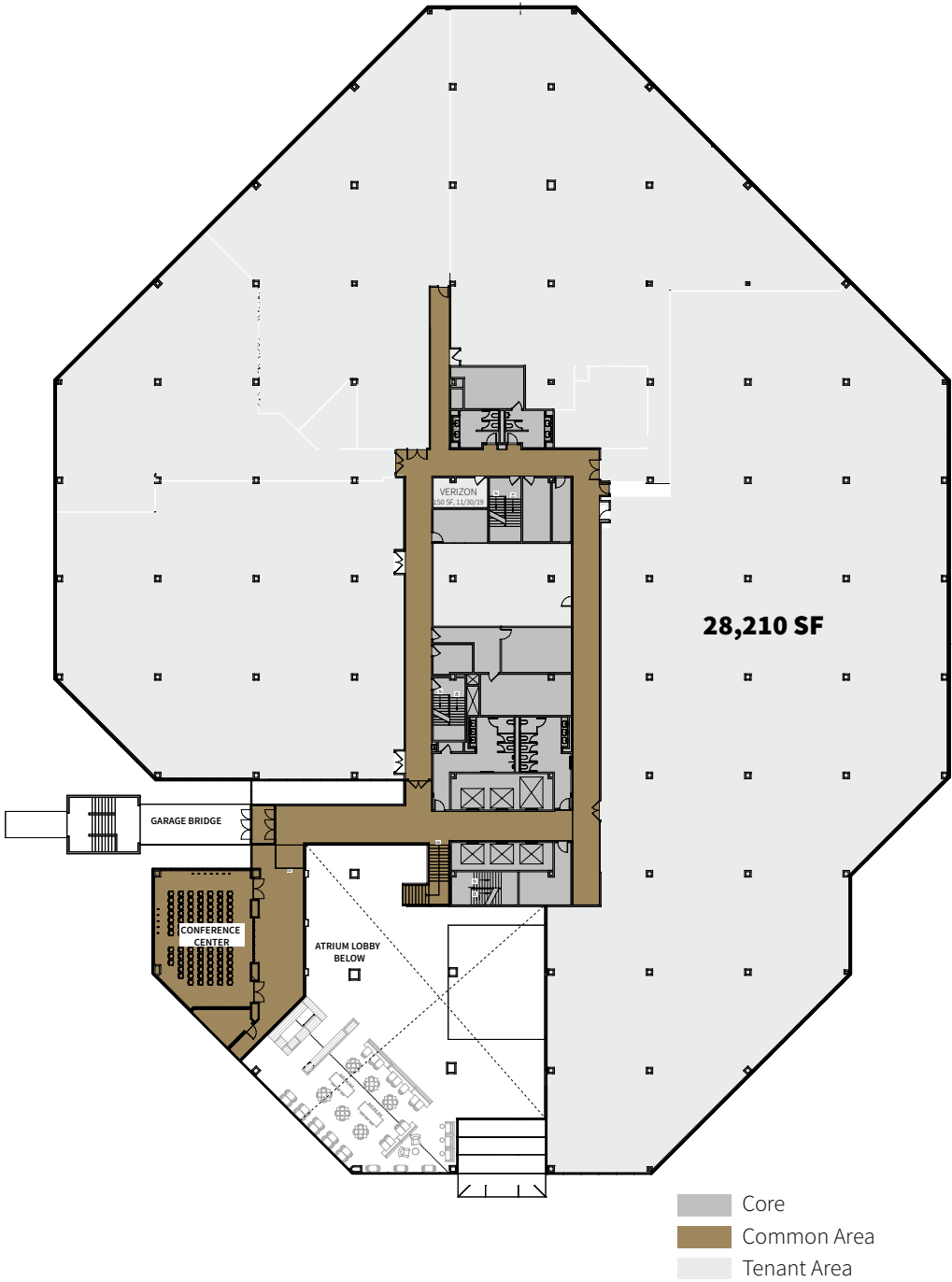
Fifth Floor | 53,564 SF

FULL FLOOR SHELL PLAN



Second Floor | 28,210 SF

FULL FLOOR SHELL PLAN



Nestled in the heart of Harmon Meadow's amenity-rich landscape

Walkable Amenities



- 25+ Restaurants
- 8+ Hotels with over 1,200 Rooms
- Convention Center
- Health Club
- Movie Theatre
- Retail including major national chains in a mixed use environment
- Covered parking





RETAIL SHOPS



RETAIL SHOPS



HARMON MEADOW BOULEVARD

3

P PARKING GARAGE

SHUTTLE/ NJ TRANSIT STOP

PEDESTRIAN BRIDGE

5 MINUTES TO SECAUCUS JUNCTION STATION

10 MINUTES TO THE LINCOLN TUNNEL

COMING SOON TO HARMON MEADOW:



Work-life balance elevated!

Infuse your workday with with extraordinary experiences, a diverse selection of dining options, an abundance of shopping opportunities, and much more.



HERFORD



Meadowlands Sports Complex Station



IN PROGRESS

SECAUCUS

NORTH BERGEN

Secaucus Junction Station
Amtrak/Acela/NJ Transit
10 MINUTES



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Conceptual rendering, 7th floor patio



WiredScore Platinum

WiredScore's highest-awarded mark, proves that a building meets exceptional standards for the quality of its wired infrastructure, resilience, and wireless network.

WiredScore assesses, certifies and improves digital connectivity and smart technology in homes and offices on a global scale.