

Development Site For Sale

221 SPRINGDALE AVE • EAST ORANGE • NEW JERSEY • 07017



DEVELOPMENT SITE FOR SALE | EAST ORANGE, NJ

Corner East Orange development opportunity: a $\pm$ 1.1-acre L-shaped corner site at N. Grove Street and Springdale Avenue. The property features an existing 5,000 SF warehouse with a temporary tenant.

- Dual frontage and close-proximity to new Elementary School
- 1.075 Acres on R-2 Zoning
- Block: 290 | Lot: 17, 18, 19, 22, 23
- Asking Price: Upon Request
- Total Property Taxes: \$21,380.88 (2025)

MARTA PERSON VILLA

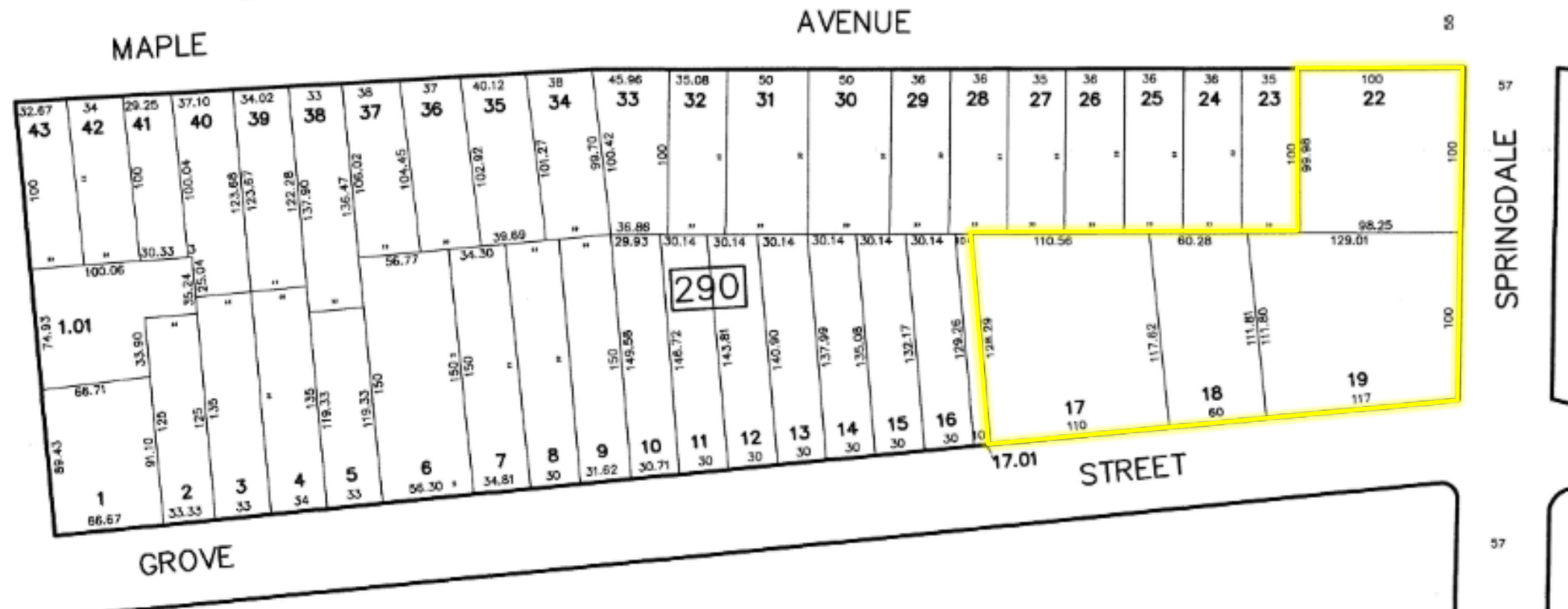
Senior Vice President | E: marta.villa@cbre.com | P: (+1) 973 715 8385

CBRE

Tax Map

221 Springdale Ave

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Aerial

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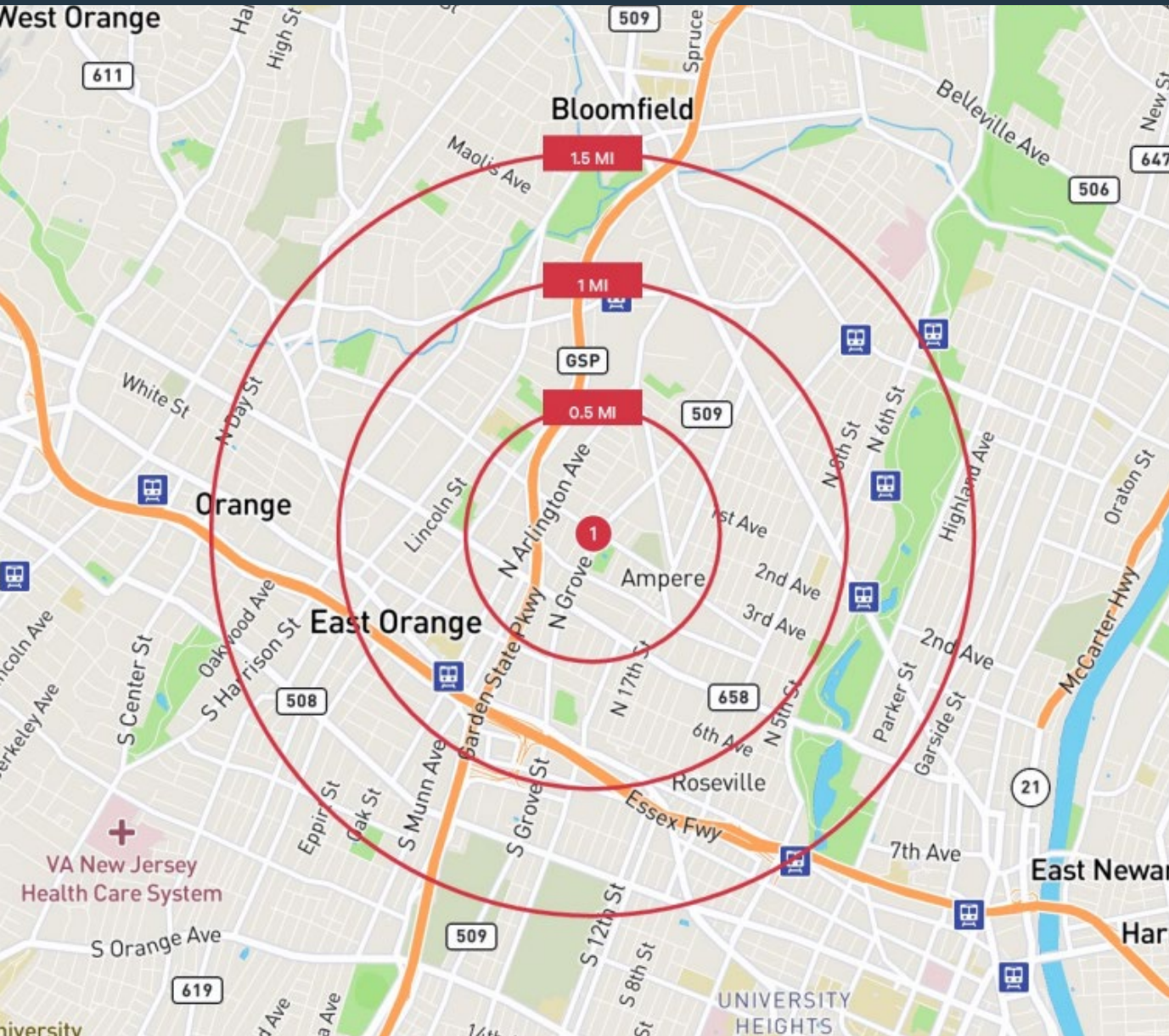
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Demographics

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DEMOGRAPHICS:

AVERAGE HH INCOME:



0.5 MILE
\$95,712



1 MILE
\$89,273



1.5 MILE
\$87,644

POPULATION:



0.5 MILE
13,293



1 MILE
62,943



1.5 MILE
130,435

TRAFFIC COUNTS:

Springdale Avenue: 10,952 VPD

N Grove St: 13,547 VPD

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Contact

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