

IKEA Drive Plaza

200 IKEA DRIVE | PARAMUS, NJ 07652

LEVIN
MANAGEMENT



2 M visits annually*
1.91 visit frequency*
65 min avg. duration*

*Property Data by Placer.ai



Available Space

50,739 SF Freestanding Building - former Sports Authority

Property Highlights

- Located at 200 IKEA Drive in Paramus, the prominent site is located at the intersection of routes 4 and 17 – in the heart of highly sought-after Bergen County retail corridor with 2 million annual visits*.
- Situated directly across from the Westfield Garden State Plaza, which garners 14.4 M visits annually*, and is just moments away from the Garden State Parkway.
- Customers come from as far as NYC for shopping at IKEA and Westfield Garden State Plaza.
- IKEA Drive Plaza offers exceptional visibility, high traffic counts, and strong demographics.
- In-place retailer includes IKEA.
- Ample parking of 289 vehicles.

Nearby Retailers

BJS

fortunoff
backyard store

AMC
THEATRES

ShopRite

Average Daily Traffic

73,839 Route 4

109,874 Route 17

49,512 Garden State Parkway Northbound

Demographics

5-mile radius



607,892
POPULATION



212,132
HOUSEHOLDS



\$146,651
AVERAGE HH INCOME



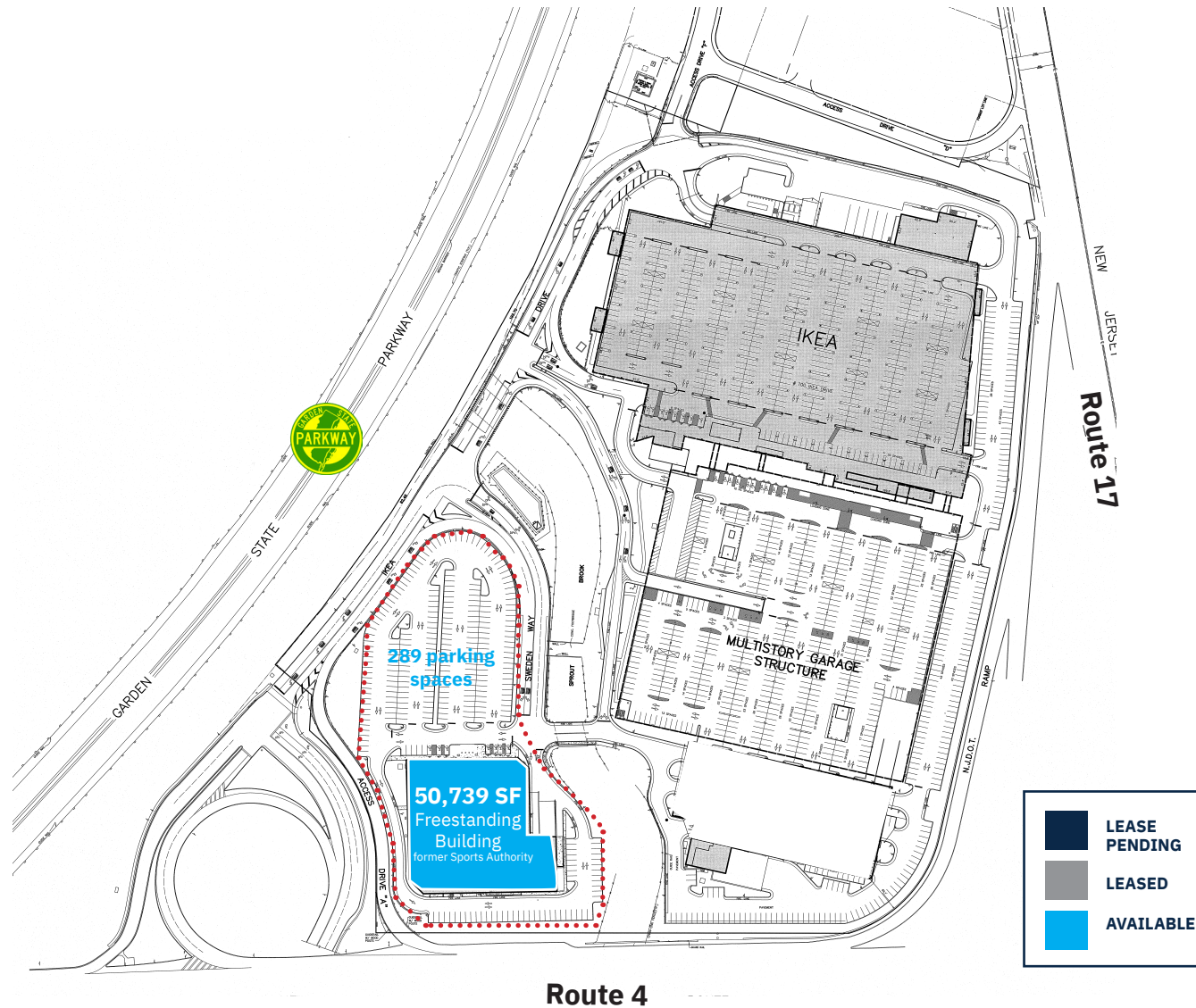
323,093
DAYTIME POPULATION

Source: sitesusa.com

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SITE PLAN



IKEA Drive Plaza

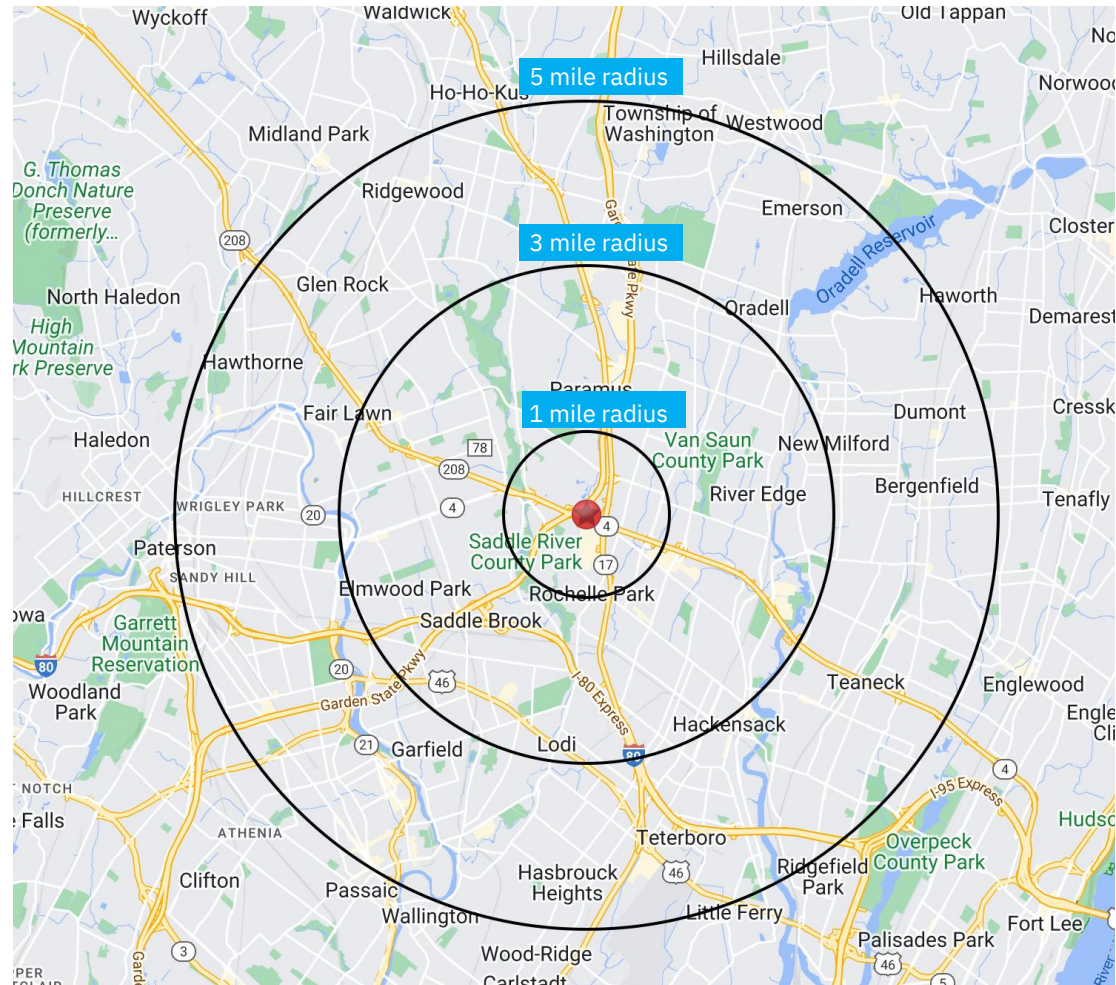
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DEMOGRAPHICS

2010-2020 Census, 2024 Estimates	1 mile radius	3 mile radius	5 mile radius
Population	8,319	168,889	607,892
Households	3,083	63,824	212,132
Average Household Income	\$172,106	\$159,107	\$146,651
Projected Average Household Income (2028)	\$180,005	\$170,704	\$161,674
Median Household Income	\$122,001	\$126,405	\$115,046
Total Businesses	972	8,524	28,058
Total Employees	13,203	95,355	244,299
Daytime Population	14,702	121,971	323,093
Total Annual Household Expenditure	\$318.32 M	\$6.33 B	\$19.75 B
HH Income \$200K or more	904	16,408	46,812
College Degree + (Bachelor Degree or Higher)	3,145	60,464	170,428

Source: sitesusa.com



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CLOSE-UP AERIAL



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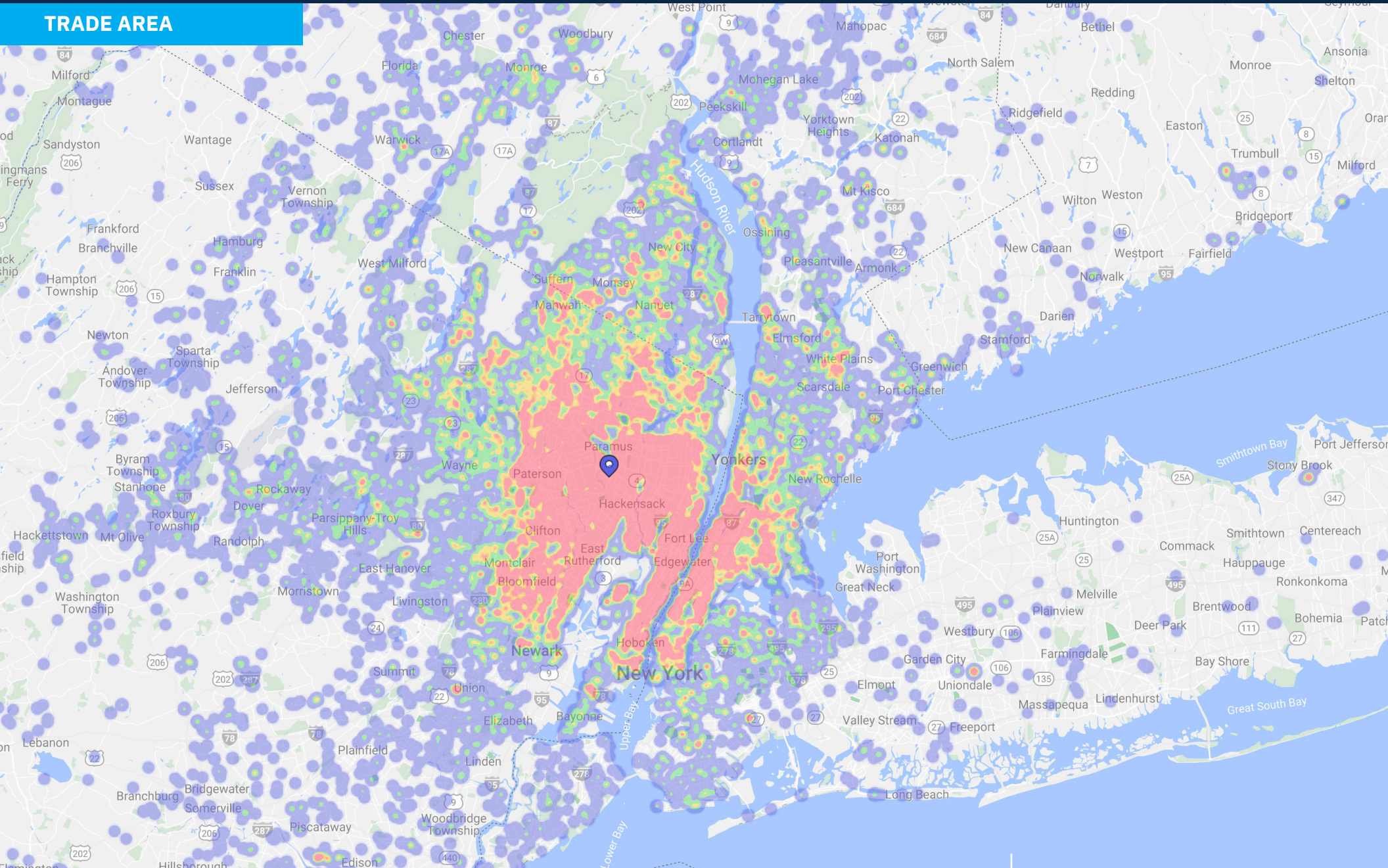
MARKET AERIAL



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TRADE AREA



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