

HACKENSACK

# Massive Hackensack riverfront apartment complex begins leasing. Here's what's still coming



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NorthJersey.com

Published 4:37 a.m. ET July 18, 2022

**HACKENSACK** — The first building of a planned 653-unit riverfront apartment complex has opened at the site of The Record’s former headquarters on River Street, the latest project in a building boom that is transforming the city’s downtown.

Leasing has begun for the building’s 271 apartments, and two retail tenants — Blue Foundry Bank and Hackensack Meridian Health — have signed on as part of the first phase of the development.

“We think of this as one of the anchors of Hackensack’s revitalization,” said Michael Pembroke, COO for Russo Development, the developer behind the project. “I can’t wait to see the city five years from now, with all of these new developments coming online and the continued revitalization of Main Street.”

When construction on the Print House is complete, the sprawling 20-acre property that was once home to a bustling newsroom and print hub will be the site of a luxury mixed-use residential community with 40,000 square feet of retail space spread across five buildings.

The first phase of the project, a four-story building with over 18,000 square feet of retail space along River Street, is currently leasing and includes an interior courtyard, a clubhouse and rooftop deck with views of New York City.

The complex offers a fitness center, game room and lounge, whisky and wine rooms, a resident café, conference rooms and coworking spaces.

Outdoor amenities include a pool and sundeck, barbeques, kitchen and dining areas and a cinema wall.

The building's 271 apartments — a mix of studios, and one- and two-bedroom units, with rents ranging from \$1,500 to \$3,500 — feature floor-to-ceiling windows, balconies and washers and dryers.

The city Planning Board recently approved a change to the second phase of the project — a four-story, mixed-use building — slightly scaling back the size of the building and number of parking spaces to allow for a drive-thru business.

That building, which Pembroke said should be complete in 2024, sits closer to the Hackensack River and features another 382 apartments, a courtyard, clubhouse and pool. A public walkway along the river, dog run and a small public park at the corner of River and Bridge streets is also planned.

The rest of the project consists of riverfront retail and dining space.

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The development pays homage to the site's newspaper roots with its name and industrial design elements, Pembroke said.

The property had sat vacant since 2008 when the Borg family, the former owners of The Record newspaper, moved the paper's newsroom to its current headquarters in Woodland Park, before selling the company to Gannett in 2016.

"The property has been in our family for generations, and we are glad to continue to have a presence in Hackensack," said Stephen Borg, president of Fourth Edition Inc., in a statement. Fourth Edition is partnering with Russo Development and The Hampshire Companies on the project.

The New Heritage Diner, which served its last plate of fries in 2020 after 28 years in business, was demolished to make way for the new construction.

But amid the many changes at the site, the USS Ling, a 2,500-ton World War II-era submarine that was once the main attraction of the now-closed New Jersey Naval Museum and in May was placed on Preservation New Jersey's 10 Most Endangered Historic Places list, remains just off the property, mired in the Hackensack River mud.

The building is one of several luxury apartments to open in Hackensack in recent months. The Brick, a 14-story, 378-unit mixed-use building at 150-170 Main St., opened in December. And The Jefferson, a 377-unit complex on Kinderkamack Road near Route 4, began leasing last month.

Eight other new buildings, with about 1,000 units combined, have opened in recent years as part of Hackensack's construction boom. More than a dozen other projects are under construction or in the planning phase.

City officials said the development, one of the largest in Hackensack, will replace what was a long-vacant building and give the public access to the waterfront.

"It was a huge piece of property that was in disrepair for a number of years, and really an eyesore," Deputy Mayor Kathleen Canestrino said. "This brings life to an area that really needed it."