

*42 Military Ocean Terminal
Bayonne, New Jersey*



Jersey City

Manhattan

Brooklyn

MARINE HIGHWAY

Global Container
Terminal



*Ideal for
eCommerce*



*Proximity to 2nd largest
Port in the US and
largest on the East Coast*



*Last Mile
Distribution Location*

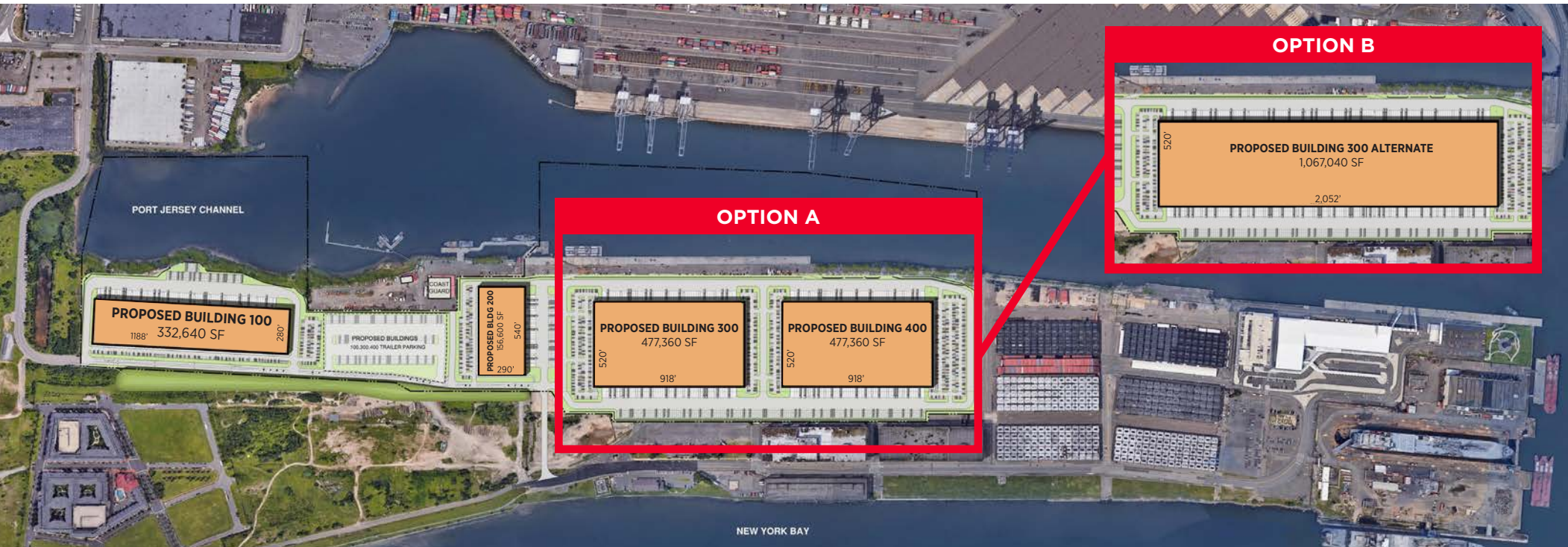


**CUSHMAN &
WAKEFIELD**

LINCOLN LOGISTICS BAYONNE

94 Acres Uplands / 59 Acres Riparian with water access

Conceptual Layout /
Build-to-Suit Lease Options Available



	OPTION A		OPTION B			
	BUILDING 100	BUILDING 200	BUILDING 300	BUILDING 400	BUILDING 300 ALTERNATE	TRAILER LOT
<i>Acres</i>	20.83	8.96	26.54	26.10	52.64	6.14
<i>Total Building SF</i>	332,640	156,600	477,360	477,360	1,067,040	-
<i>Car Parking</i>	225	141	366	474	674	-
<i>Trailer Parking</i>	45	36	74	80	154	-
<i>Dock Doors</i>	66	35	95	95	234	-
<i>Drive-in Doors</i>	2	2	4	4	4	-
<i>Typical Bay Size</i>	54' x 50'	54' x 50'	54' x 50'	54' x 50'	54' x 50'	-
<i>Speed Bay Size</i>	54' x 60'	54' x 60'	54' x 60'	54' x 60'	54' x 61'	-
<i>Clear Height</i>	36'	36'	40'	40'	40'	-



LEGEND

- CAR ROUTE
- TRUCK / CAR ROUTE

AVAILABLE

- New Construction 150,000-1,000,000 SF
- Build-to-Suit OR Land Lease
- 800' to Global Container Terminal

BLOCK / LOT

11.80 / 1

WATER ACCESS

Barge capability for roll on/roll off storage

WATER FRONTAGE

5,500'
50' Draft
1700' Wharf

STORAGE

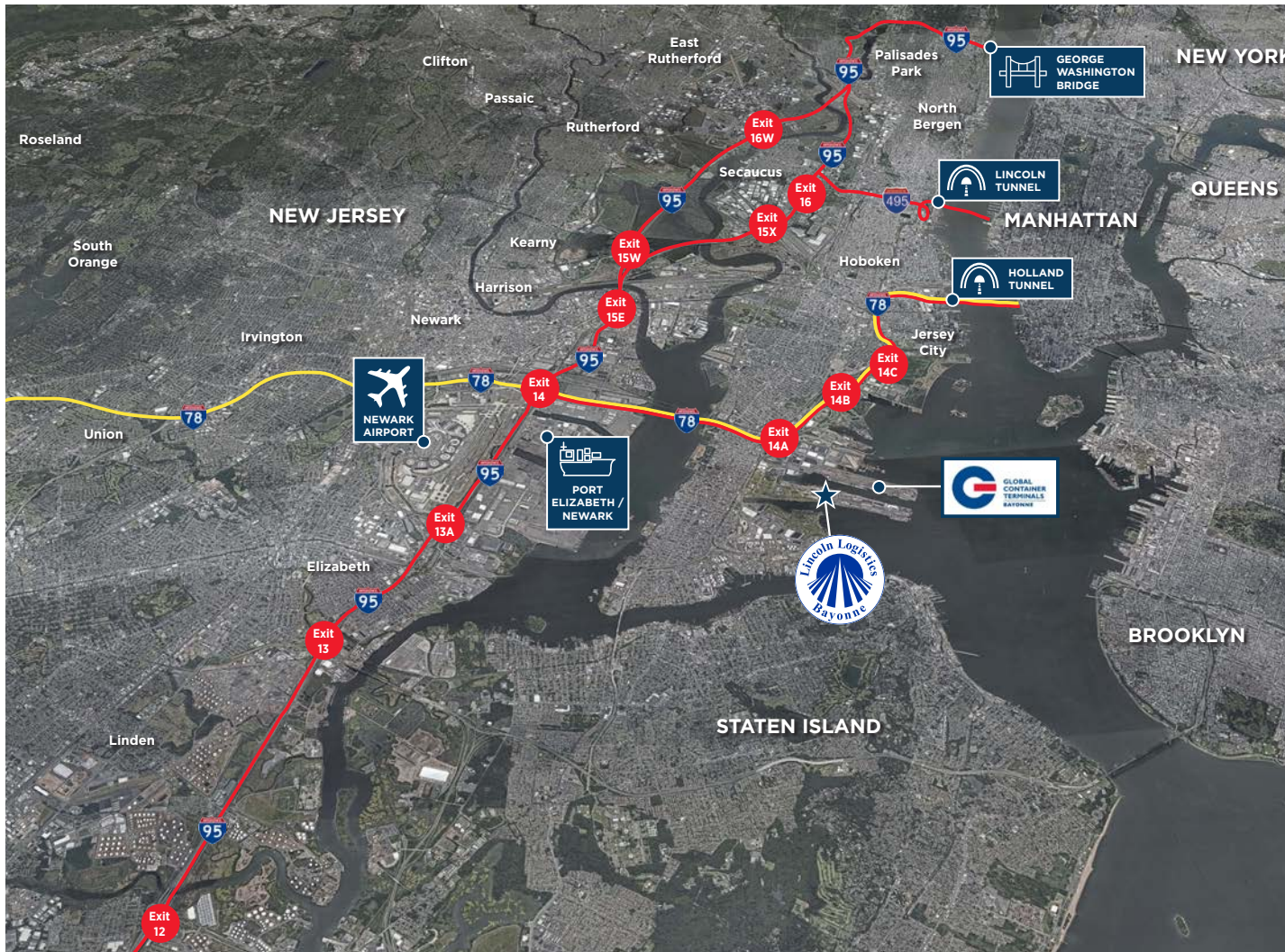
Outdoor and commodity
(including liquid natural gas and propane)

SELECT PERMITTED USES

- Commercial
- Light Industrial
- Warehouse
- Truck Terminal
- Motor Vehicle Storage of Parking

PUBLIC TRANSPORTATION

- Light Rail
- Ferry Service



SCAN TO
VIEW VIDEO

www.lincolnlogisticsbayonne.com

For more information, please contact:

STAN DANZIG

Vice Chairman

+1 201 460 3388

stan.danzig@cushwake.com

JULES J. NISSIM

Vice Chairman

+1 201 460 3384

jules.nissim@cushwake.com

STEPHEN D. ELMAN

Executive Director

+1 201 460 3363

steve.elman@cushwake.com



Lincoln Equities Group, LLC



Cushman & Wakefield of New Jersey, LLC
 Licensed Real Estate Broker
 One Meadowlands Plaza, East Rutherford, NJ 07073
 Phone: +1 201 935 4000

cushmanwakefield.com

The Port of NY/NJ serves one of the most concentrated and affluent consumer markets in the world. It is the largest port on the East Coast and 3rd largest in the nation by volume.

- Excellent road network (direct access to Exit 14A)
- 5 miles to Manhattan
- 9 miles to Newark Liberty International Airport
- 27 million consumers within a 2-hour drive time and 59 million consumers within a 5-hour drive time
- Ideal Last Mile distribution location
- 800' to Global Container Terminal

Cushman & Wakefield copyright 2019. The depiction in the included photograph of any person, entity, sign, logo or property, other than Cushman & Wakefield's client and the property offered by Cushman & Wakefield, is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted and Cushman & Wakefield or its client. This shall not be deemed an offer to lease, sublease, or sell such property; and, in the event of any transaction for such property, no commission shall be earned by or payable to any cooperating broker except if otherwise provided pursuant to the express terms, rates and conditions of Cushman & Wakefield's agreement with its principal, if, as and when such commission (if any) is actually received from such principal. (Inquire for rates and additional conditions)