



**LINCOLN LOGISTICS BAYONNE**

±90,720 SF - 332,640 SF - FOR LEASE

101 Port Lincoln Road, Bayonne, NJ



**Lincoln Equities Group, LLC**

# BUILDING SPECIFICATIONS

Building SF	±332,640 SF	Clear Height	36'	Car Parking	±227 spots
Available SF	90,720 SF - 332,640 SF	Column Spacing	55' x 54'	Container Parking	±200 stalls
Office SF	±2,668 SF	Speed Bay Size	60'	Tax Pilot	10% AGR
Building Dimensions	280' 10" x 1,188'	Loading	66 (9' x 10') Docks 2 (14' x 16') Drive-Ins	Power	3,000 amps 277/480v, 3ph *access to 26KV circuits



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# OPTIONALITY



101 Port Lincoln Road, Bayonne, NJ

# LOGISTICS

## Heavy Weight Corridor Benefits

**Cost Savings:** Fuller loads reduce trips/expenses; skip permits/penalties.

**Efficiency/Time:** No splitting/permits; quicker deliveries; GCT Bayonne saves 2 hrs.

**Infra/Safety:** Heavy routes limit wear; safer speeds/guidelines.

**Supply Chain:** Optimizes miles; enables JIT; cuts emissions.

**Toll Reimbursement:** PA-sponsored for GCT Bayonne; rebates to 2008 levels on key bridges; E-Z Pass req.; online monthly saves \$10-20/crossing.

**Annual Permits:** NJDOT flat fee; free PA approval; cheap for frequent use.

**Terminal Support:** GCT Bayonne: appointments for fast waits; handles OOG/reefer cargo.

## Interchange 14A Updates

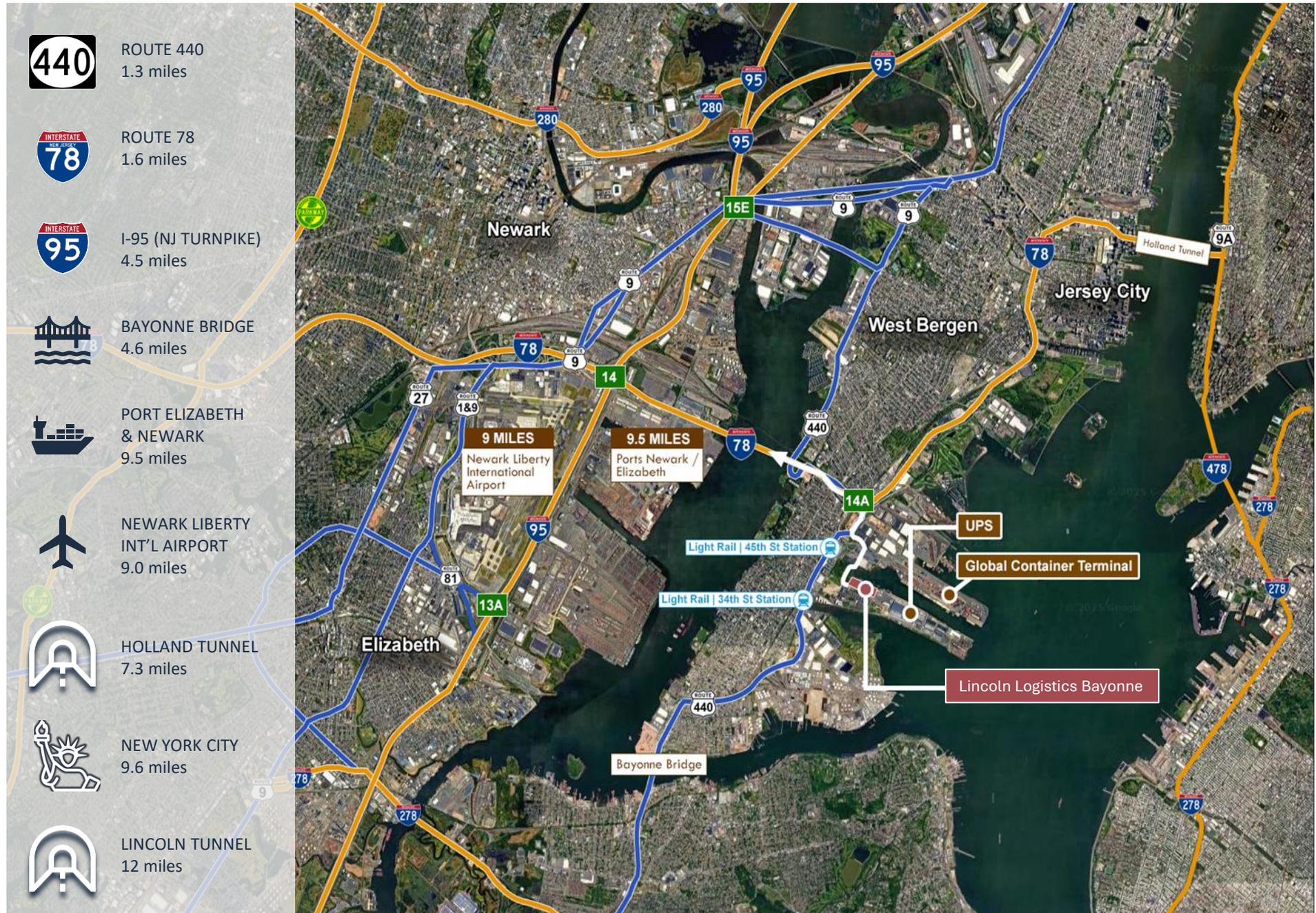
**2025 Revisions:** No lane adds (14A-14C, 2 lanes/dir.); \$500M saved for ramps.

**New Ramps (2A):** Direct Turnpike to ports (GCT Bayonne/Liberty); links to 2026 Newark Bay Bridge (4 lanes/dir.) for less congestion.

**Bridge/Deck:** Rehab decks 14A to Jersey Ave, 2025-28; extends 2018 \$286M rebuild w/ Route 440 ramps.



# LOGISTICS

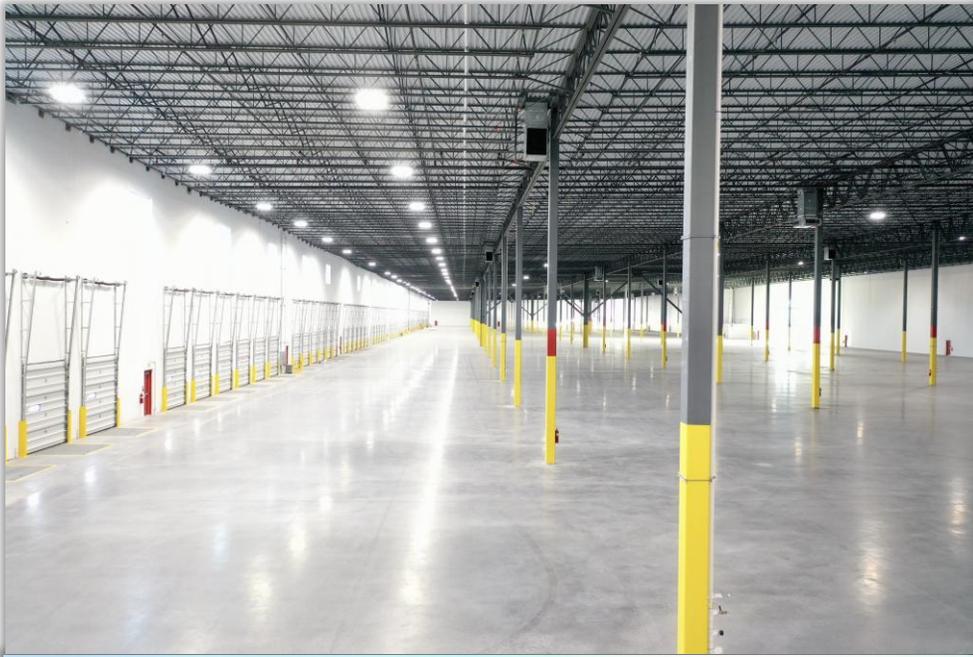


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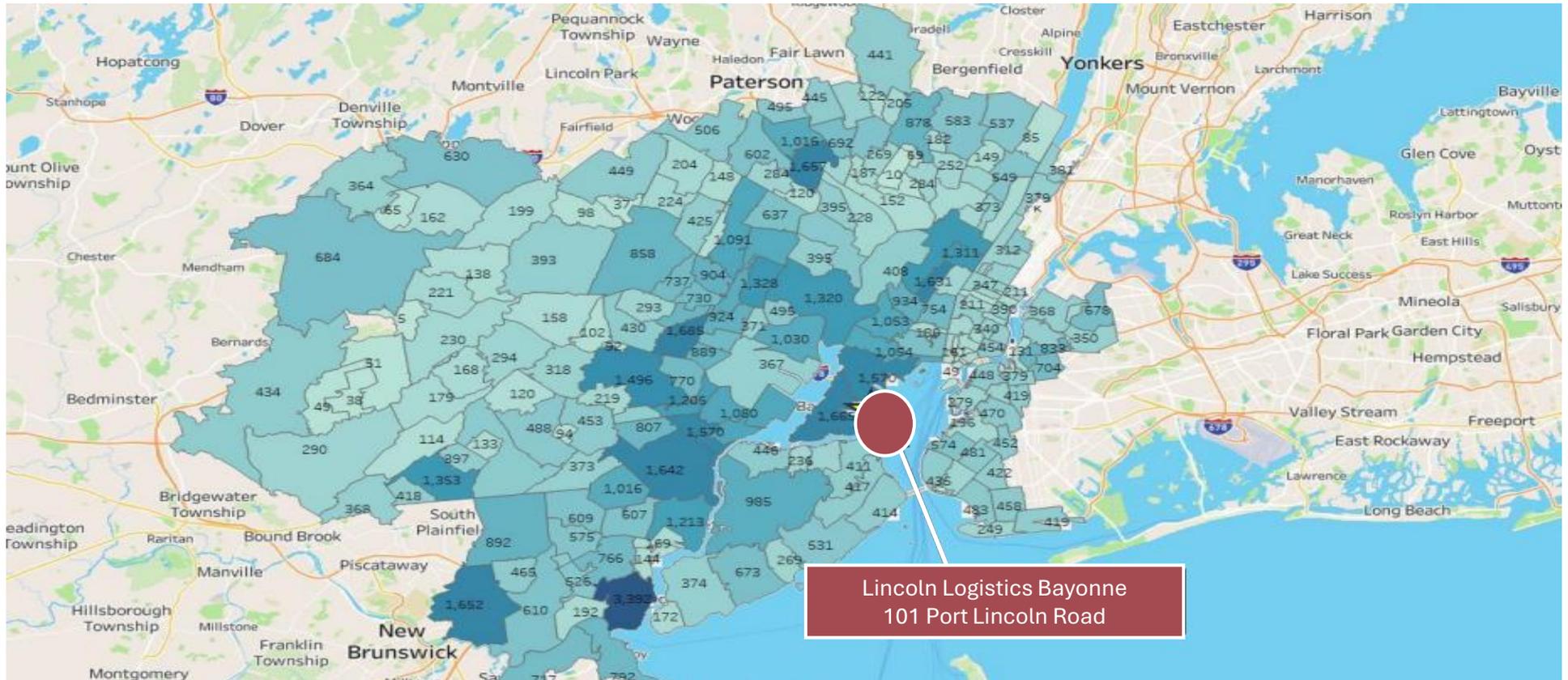
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# PHOTOGRAPHS



101 Port Lincoln Road, Bayonne, NJ

# DEMOGRAPHICS



Lincoln Logistics Bayonne  
101 Port Lincoln Road

	5 MILES	10 MILES	15 MILES
<b>Total Population</b>	782,228	5.39M	9.17M
<b>Households</b>	304,987	2.2M	3.65M
<b>Median Household Income</b>	\$105,252	\$106,463	\$103,150
<b>Average Household Size</b>	2.5	2.4	2.4
<b>Transportation to Work</b>	423,201	2.91M	4.82M
<b>Labor Force</b>	636,343	4.44M	7.55M

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For additional information or to arrange for an inspection please contact the exclusive brokers:

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