



Bayonne  
Distribution  
Center

# WAREHOUSE/ DISTRIBUTION SPACE

**FOR LEASE**  
**286,431 SF**  
**on 17.9 ACRES**

## CONTACT

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# PROPERTY OVERVIEW

Bayonne Distribution Center "BDC" is less than one mile from the Global Container Marine Terminal in Bayonne and offers direct maritime access to the Hudson River and Newark Bay via the Kill Van Kull.

BDC offers direct access to the NJ Turnpike at Exit 14A, I-78, Route 440 and Routes 1&9 as well as Newark Liberty International Airport (7.1 miles away). The building is ideally suited for e-commerce and same-day delivery providers due to its proximity to major highways and the Ports nearby.

Bayonne is located within an hour drive-time to over 17 million people and over 9 million people within a 30-minute drive.

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264,060± SF  
in three (3) buildings
- 

IOS  
2.3 acres
- 

28 tailgates  
room for expansion
- 

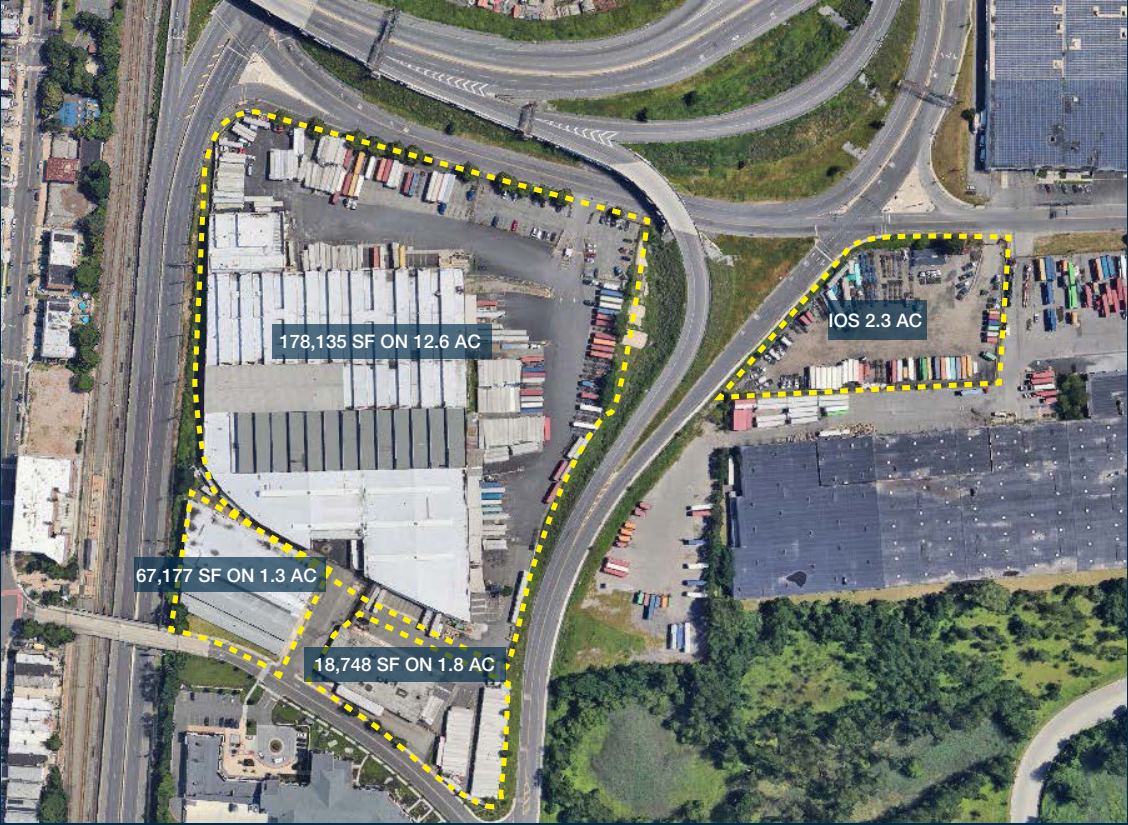
Sits on  
17.9± acres
- 

4.04± acres
- 

14-18' ceilings
- 

Less than one mile to the  
Global Container Marine Terminal
- 

Ideally located for  
last mile deliveries



**LANDLORD INVESTING \$12M  
IN CAPITAL IMPROVEMENTS**

Roof Replacement • LED Lights • New Dock Doors • Exterior Paint • Asphalt Replacement



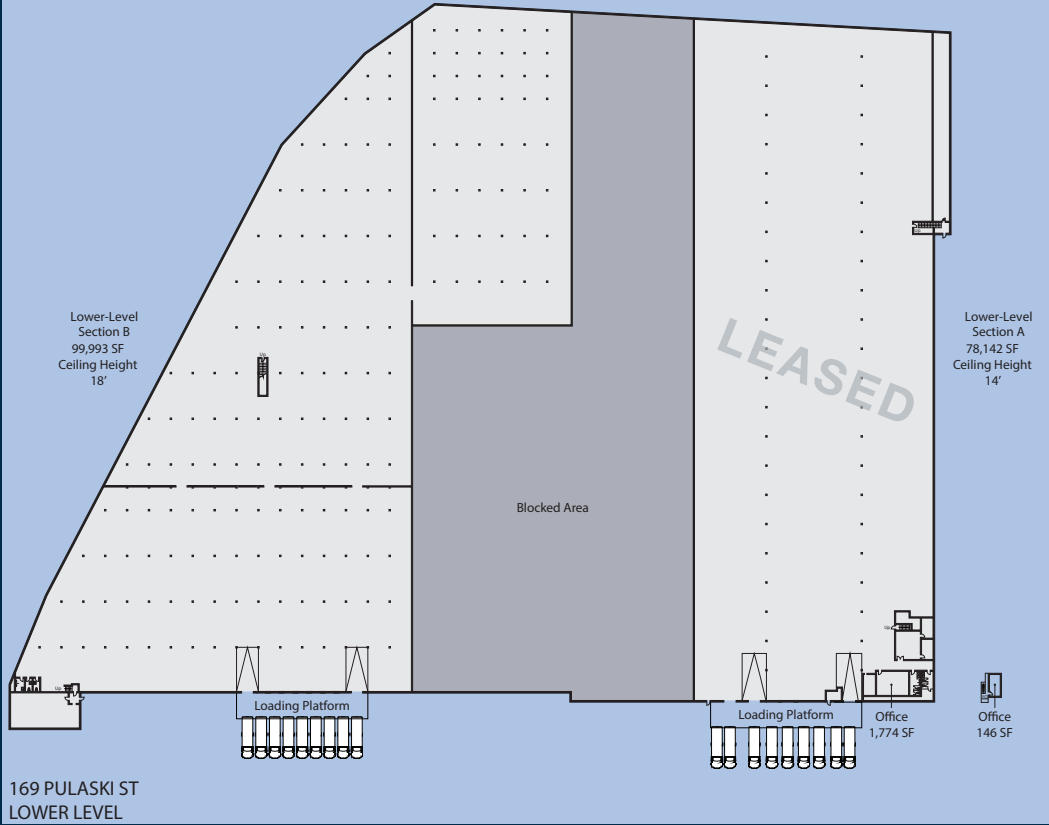
# 169 Pulaski Street FLOOR PLAN

Flexible open floor plan with easy adaptability for multi-tenanted use



# 169 Pulaski Street FLOOR PLAN

## LOWER LEVEL B



AVAILABLE SPACE  
99,993 SF  
(potential for cold storage)



LOADING DOCKS  
Tailgates: 2 Doors &  
Platform with 9 Positions

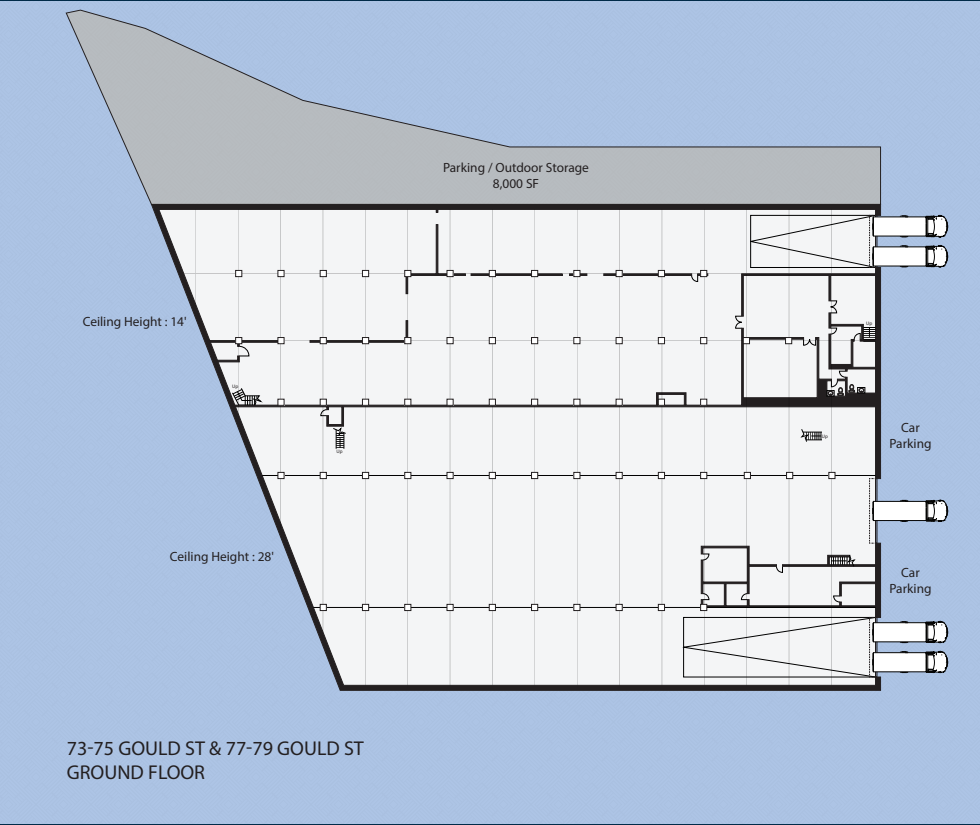


CEILING HEIGHT  
18 FT

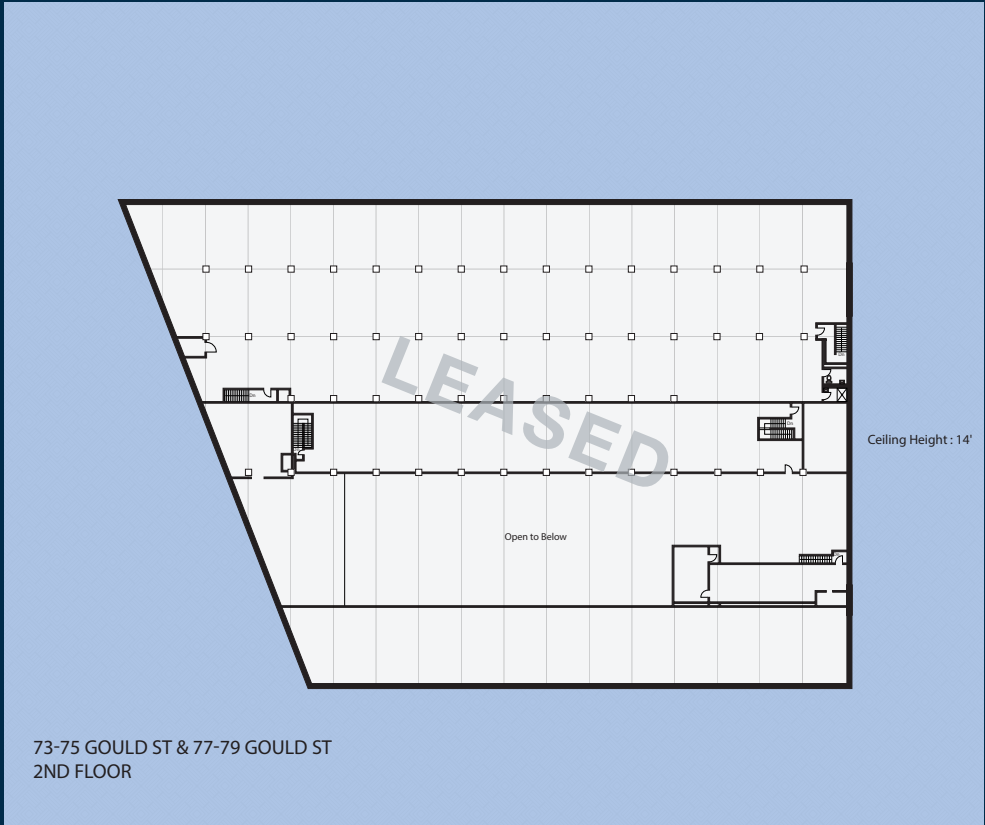


# 73-75 Gould Street & 77-79 Gould Street FLOOR PLAN

## GROUND FLOOR



## SECOND FLOOR



AVAILABLE SPACE  
67,177 SF

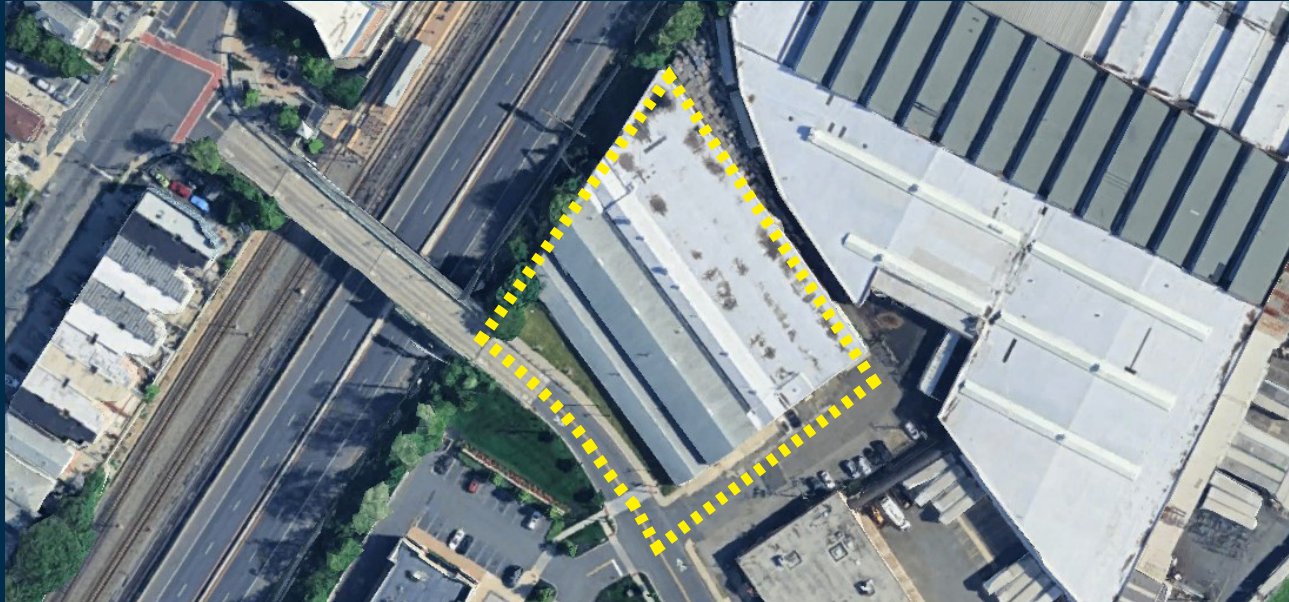


LOADING DOCKS  
Tailgates: 4 Interior  
Drive-ins: One (1)



CEILING HEIGHT  
14 - 28 FT

73-75 Gould Street & 77-79 Gould Street  
AERIAL & ARCHITECTURAL RENDERING



# 74-76 Gould Street FEATURES



AVAILABLE SPACE  
18,748 SF  
1.8 AC



LOADING DOCKS  
Tailgates: 5



CEILING HEIGHT  
14 FT

# 130 Pulaski Street FEATURES



IOS  
2.3 AC



FENCED



NEWLY PAVED

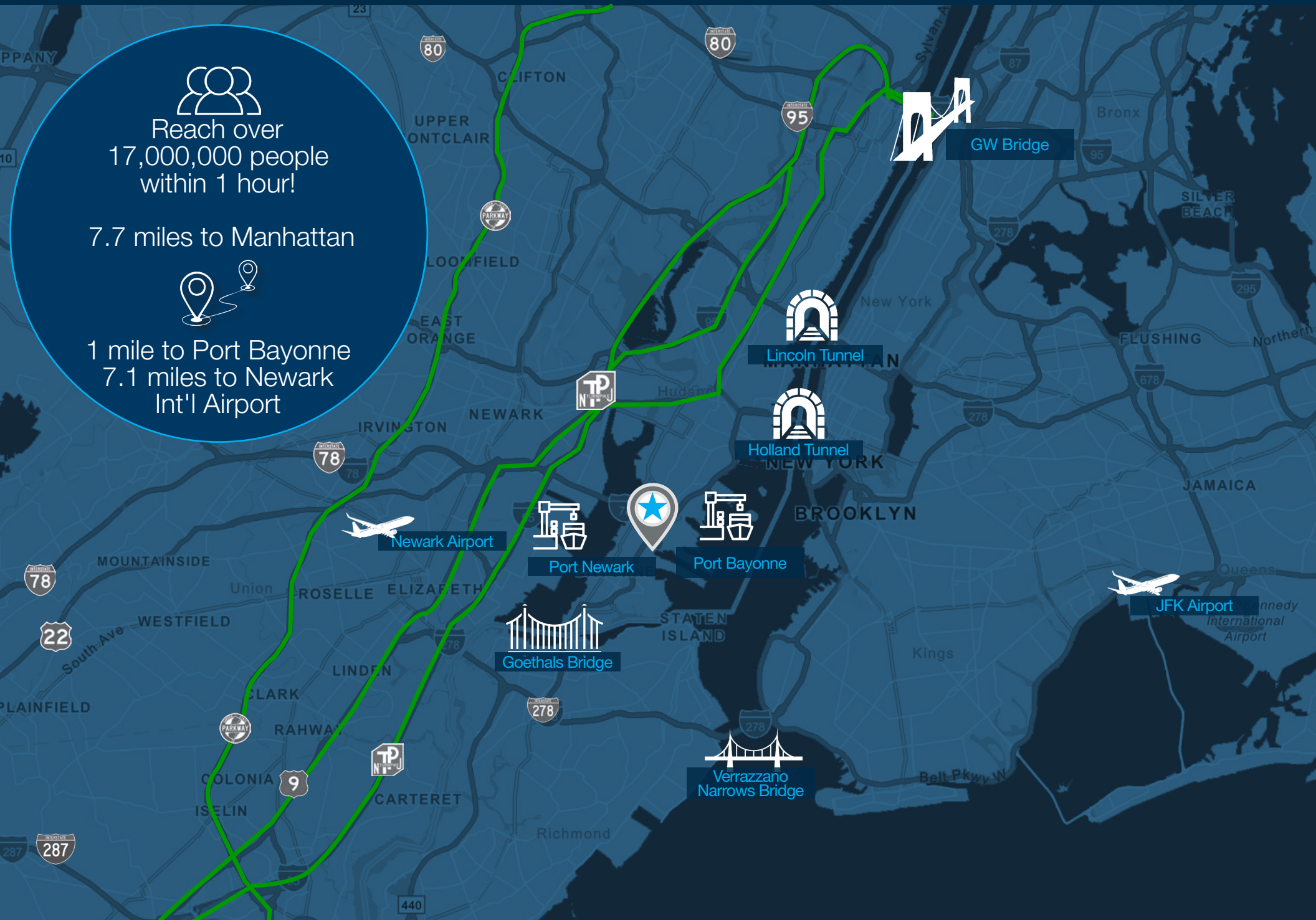


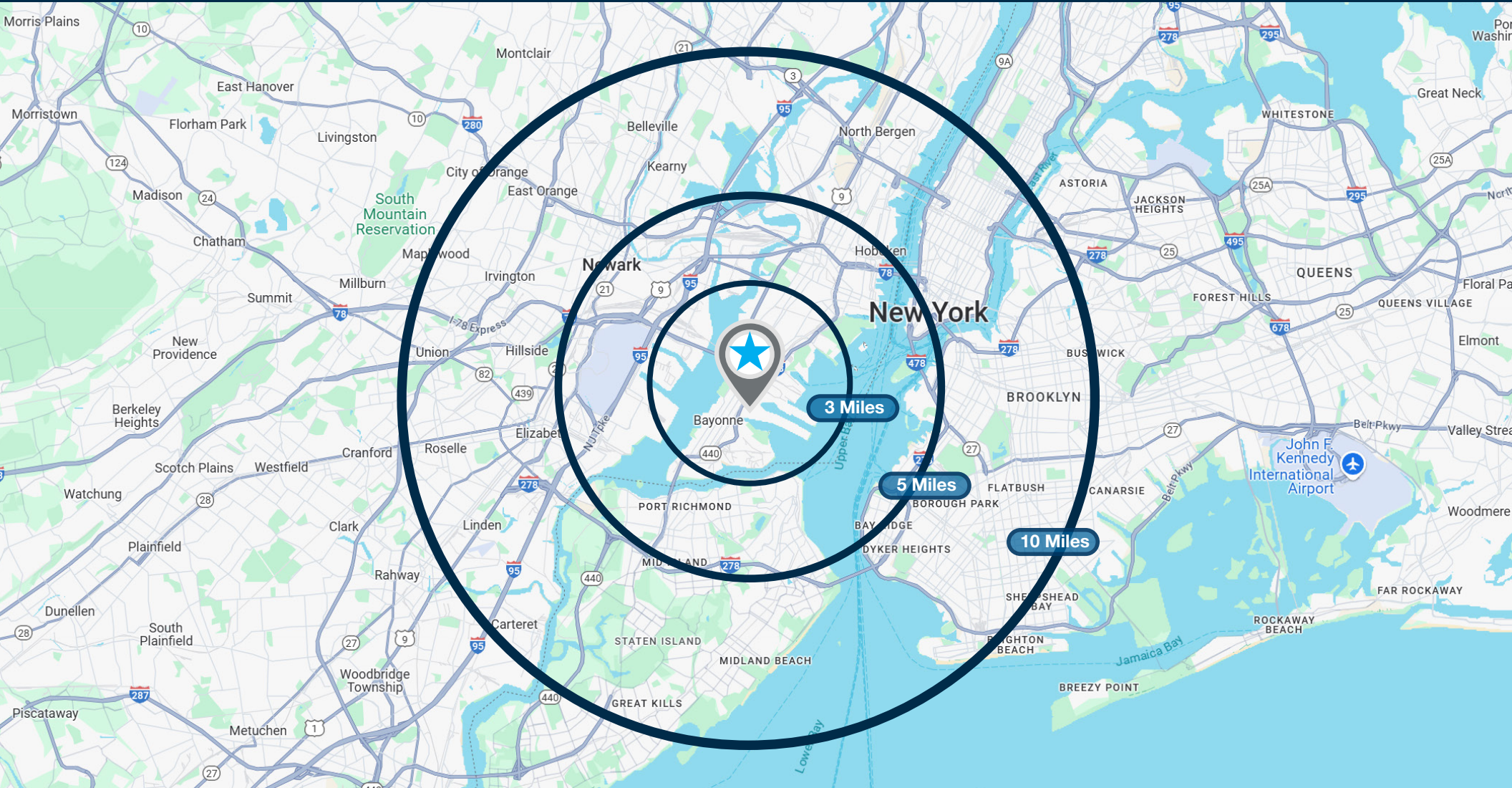
Reach over  
17,000,000 people  
within 1 hour!

7.7 miles to Manhattan

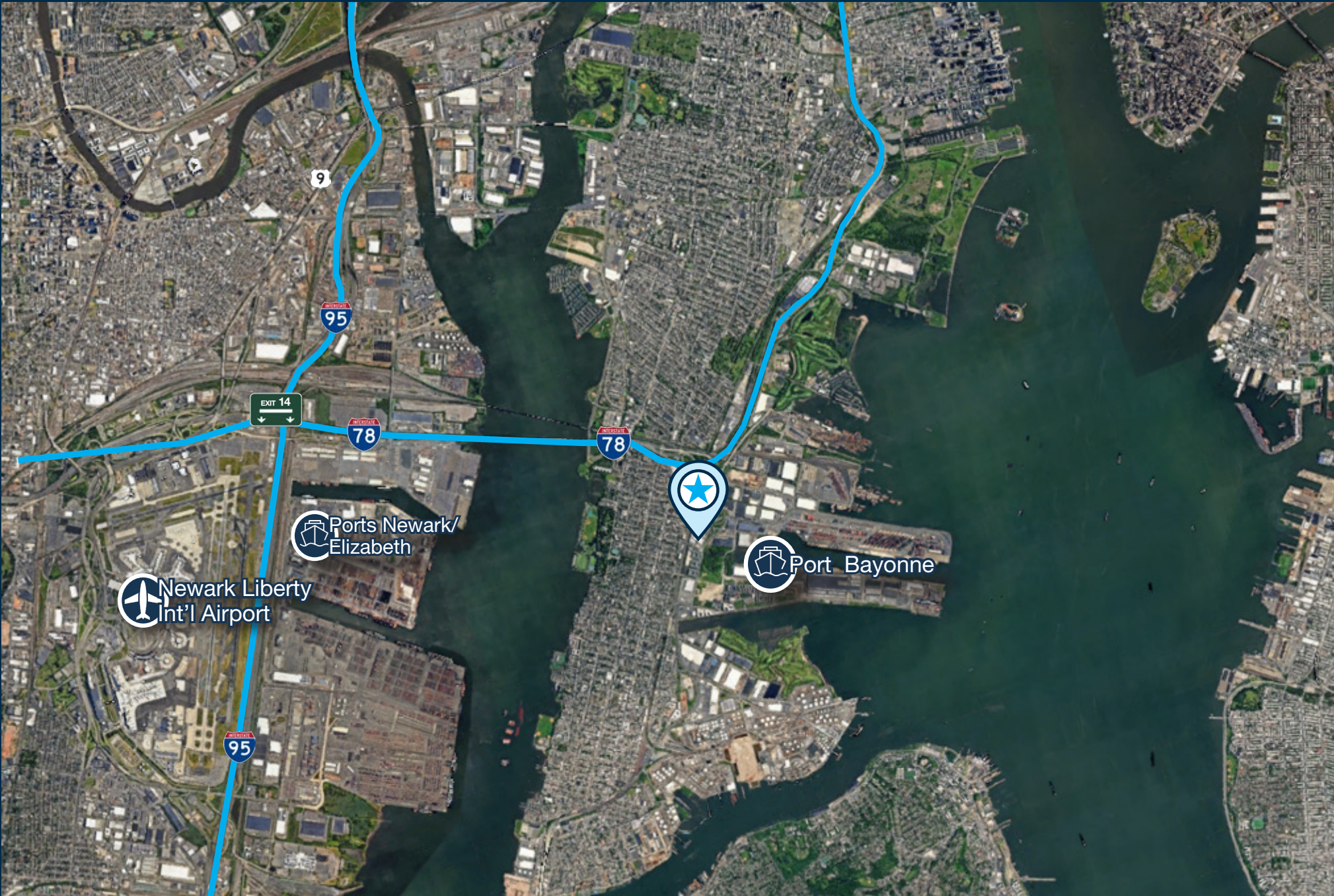


1 mile to Port Bayonne  
7.1 miles to Newark  
Int'l Airport





DEMOGRAPHICS	3 Miles	5 Miles	10 Miles
Total Population	191,381	637,758	5,163,659
Median Age of Householder	39	38	39
Average Household Income	\$100,293	\$128,805	\$122,415



Strategically located blocks from Port Liberty, Bayonne is the closest container terminal to the New York and New Jersey harbor entrance.

source: portlibertybayonne.com

