

99
HOOK ROAD
BAYONNE, NJ

FOR LEASE
±112,269 SF
RAIL-SERVICED BUILDING | IMMEDIATE OCCUPANCY

UEZ Incentives Available



Specifications & Floor Plan

99
HOOK ROAD
BAYONNE, NJ

TOTAL SPACE

+/- 112,269 SF

WAREHOUSE SPACE

+/- 104,826 SF

1ST FLOOR OFFICE

+/- 1,262 SF

MEZZANINE OFFICE

+/- 6,181 SF

CEILING HEIGHT

26' clear

COLUMN SPACING

40' x 40'

LOADING DOORS

9 tailboard doors

RAIL DOORS

3 doors

DRIVE-INS

1 drive-in

CAR PARKING

40 spaces

SPRINKLER SYSTEM

ESFR

1ST FLOOR OFFICE
1,262 SF

MEZZANINE OFFICE
6,181 SF

TOTAL
AVAILABLE
112,269 SF

519'2"

200'4"

Location

99
HOOK ROAD
BAYONNE, NJ

Immediate Access
Port Jersey
Marine Terminal

2 MI
Interstate 78

6 MI
NJ Turnpike
Exit 13A

10 MI
Port Newark/
Elizabeth

7 MI
Holland Tunnel

15 MI
Lincoln Tunnel

23 MI
G.W. Bridge



6,587,539
Total Labor Force
**20 Mile Radius*



5.6%
Unemployment Rate
**20 Mile Radius*



331,589
Transportation /
Warehouse Employees
**20 Mile Radius*



12,408,783
Total Population
**20 Mile Radius*

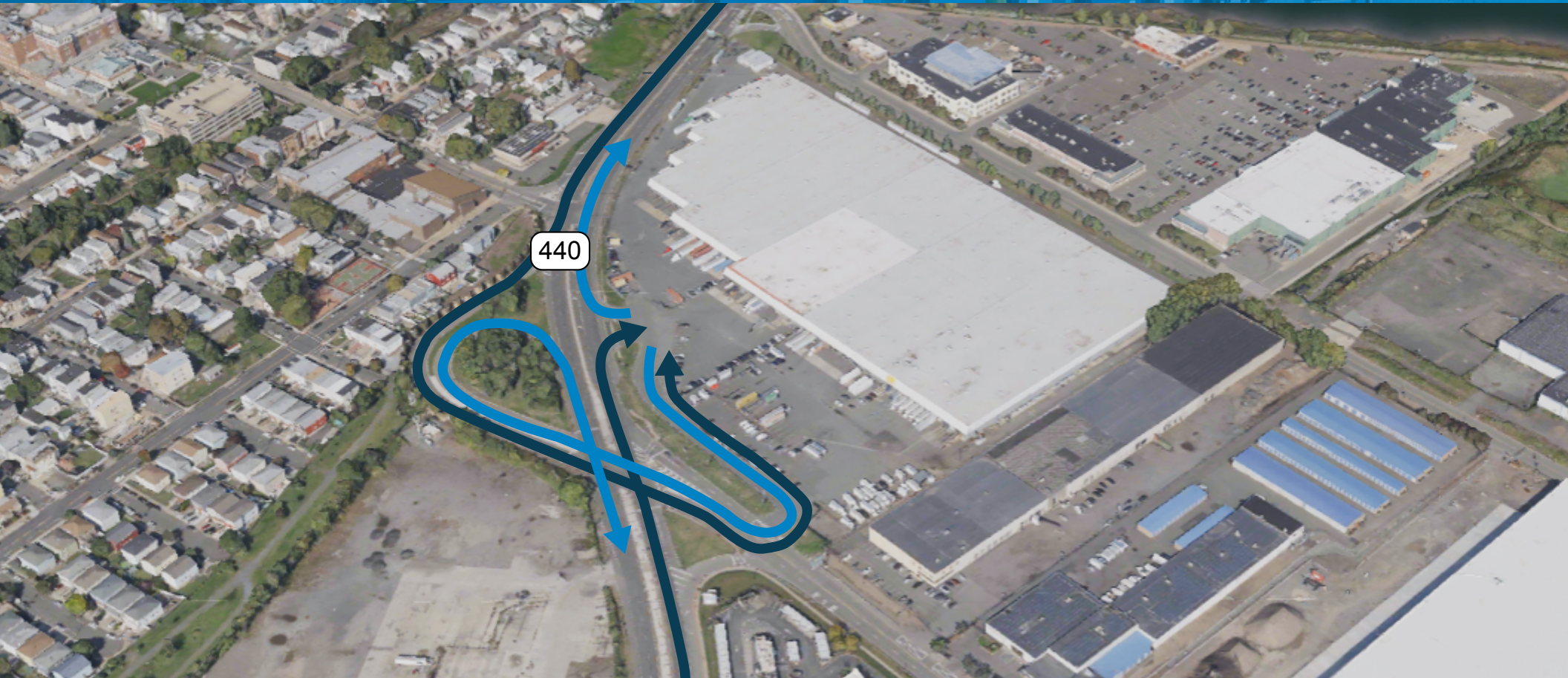
**20 Mile radius from 99 Hook Road, Bayonne, NJ*



Investment
Management

Local Access

99
HOOK ROAD
BAYONNE, NJ



EXCLUSIVE LEASING



GARY POLITI
+1 908 391 9059
gary.politi@jll.com

RYAN MILANAİK
+1 973 647 9946
ryan.milanaik@jll.com

CHRIS HILE
+1 201 304 3427
chris.hile@jll.com

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2026 Jones Lang LaSalle IP, Inc. All rights reserved.

OWNER



Investment
Management