



Bayonne  
Distribution  
Center

# WAREHOUSE/ DISTRIBUTION SPACE

**FOR LEASE**  
**67,177 SF**

73-75 Gould Street &  
77-79 Gould Street

## CONTACT

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COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE



67,177 SF ON 1.3 AC



# PORT BAYONNE & LIGHT RAIL VIEW



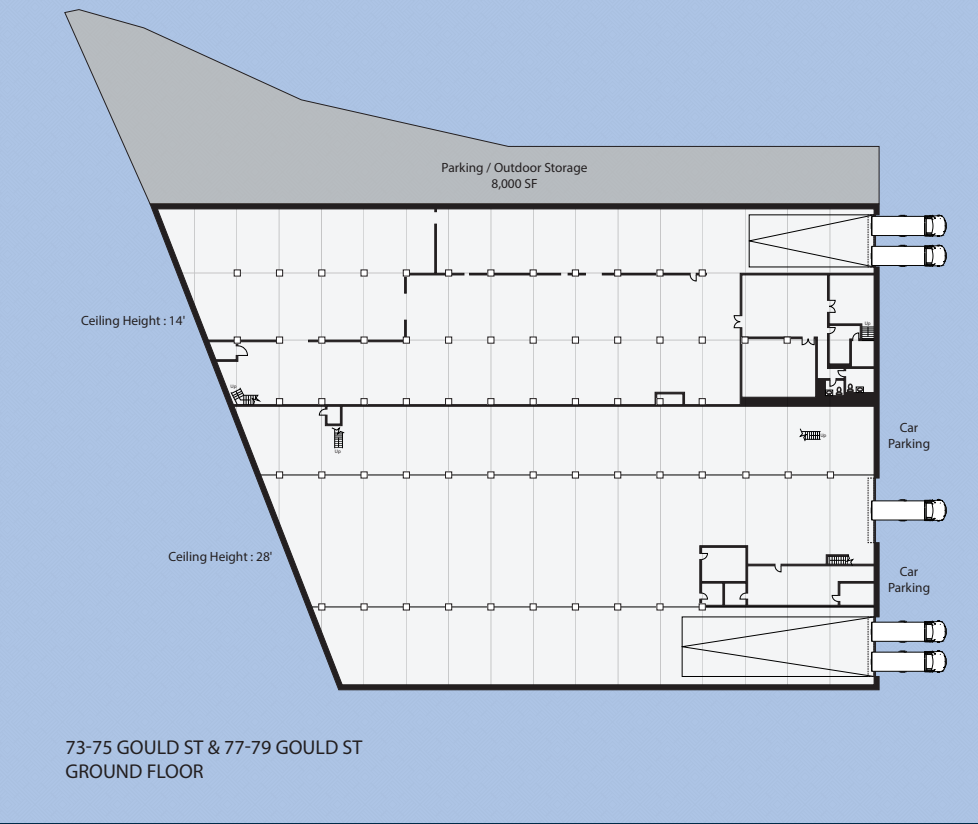
Subject Property



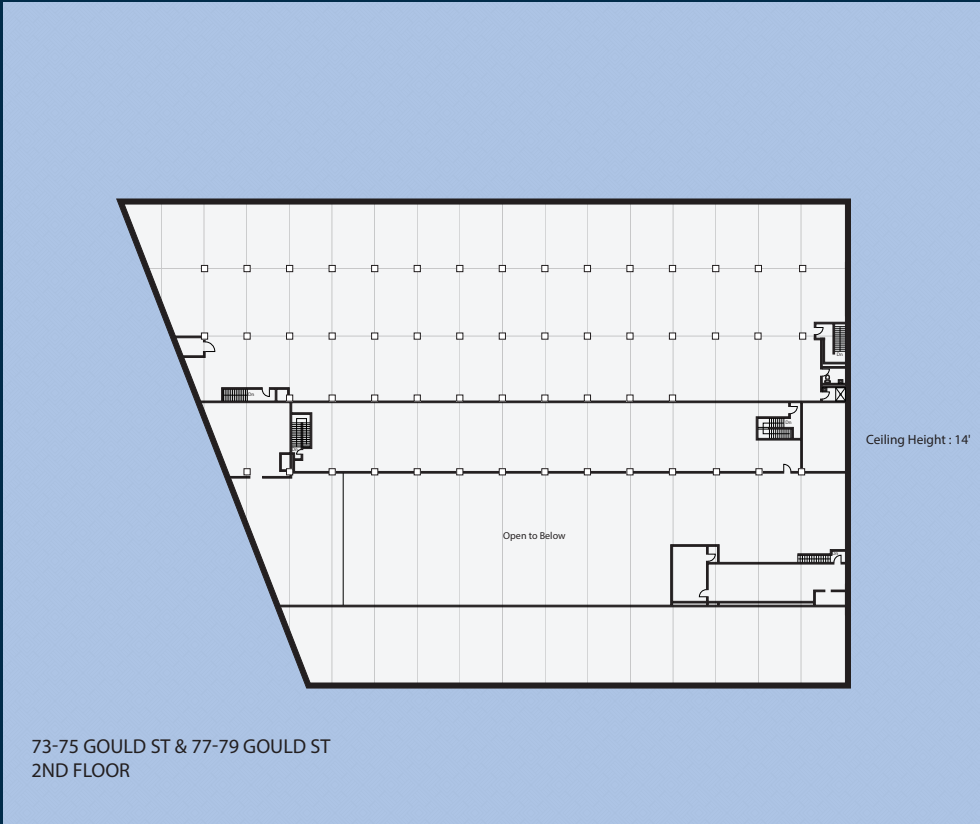
45th Street  
Light Rail  
Station

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

## GROUND FLOOR



## SECOND FLOOR



AVAILABLE SPACE  
67,177 SF



LOADING DOCKS  
4 Interior Docks &  
1 Drive-in



CEILING HEIGHT  
14 - 28 FT

# 73-75 Gould Street & 77-79 Gould Street ARCHITECTURAL RENDERINGS



## LANDLORD INVESTING \$12M IN CAPITAL IMPROVEMENTS

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





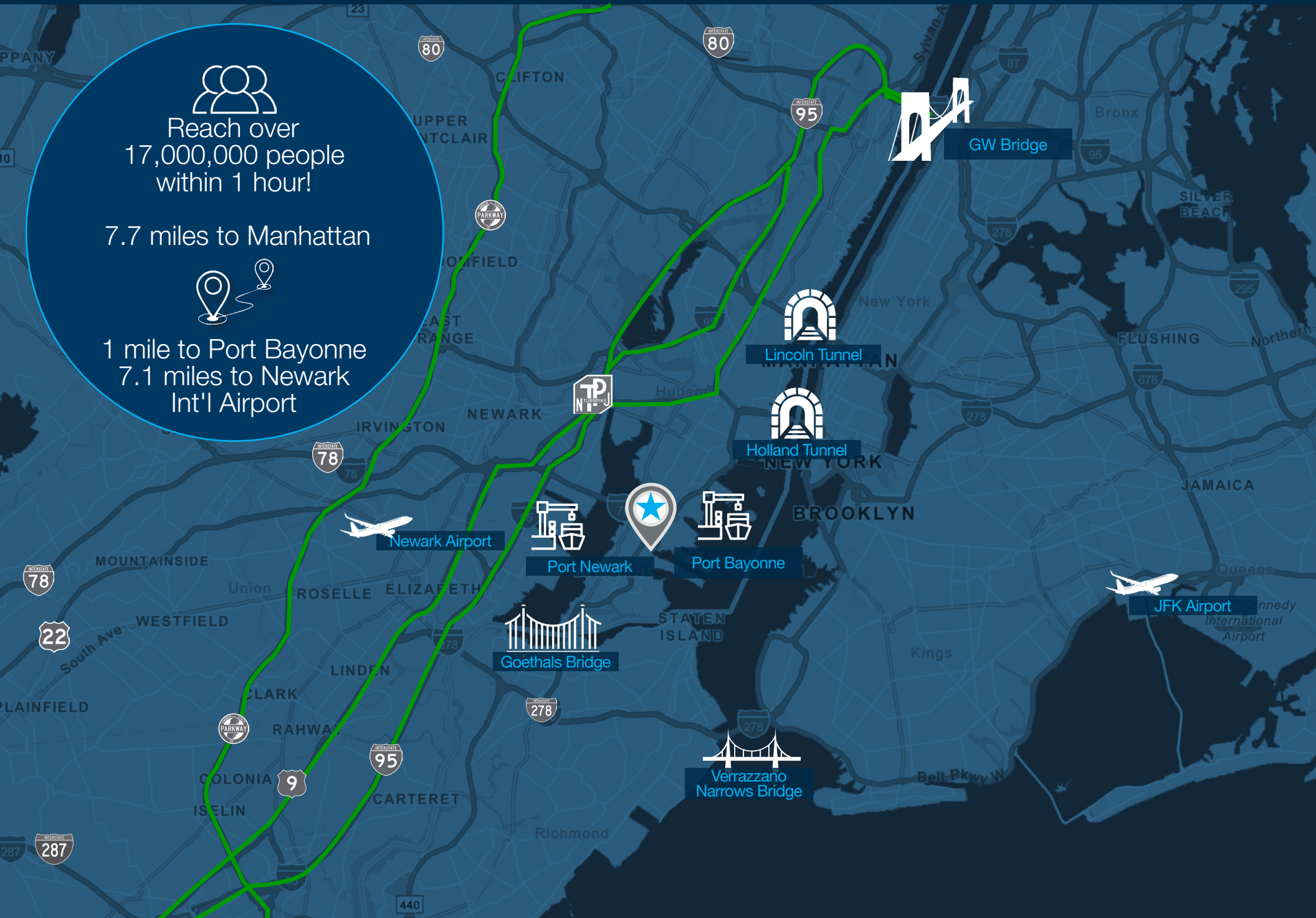


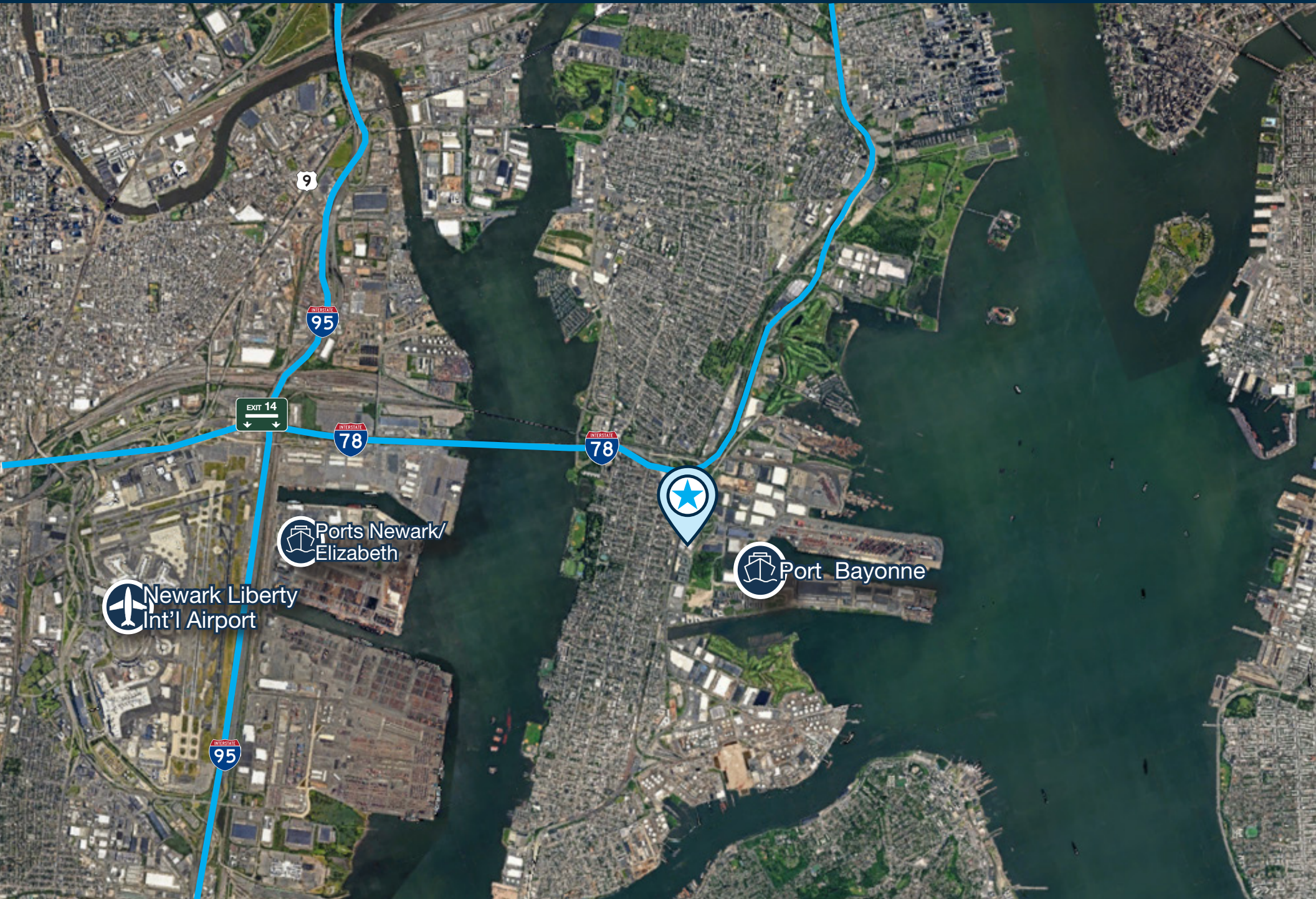
Reach over  
17,000,000 people  
within 1 hour!

7.7 miles to Manhattan

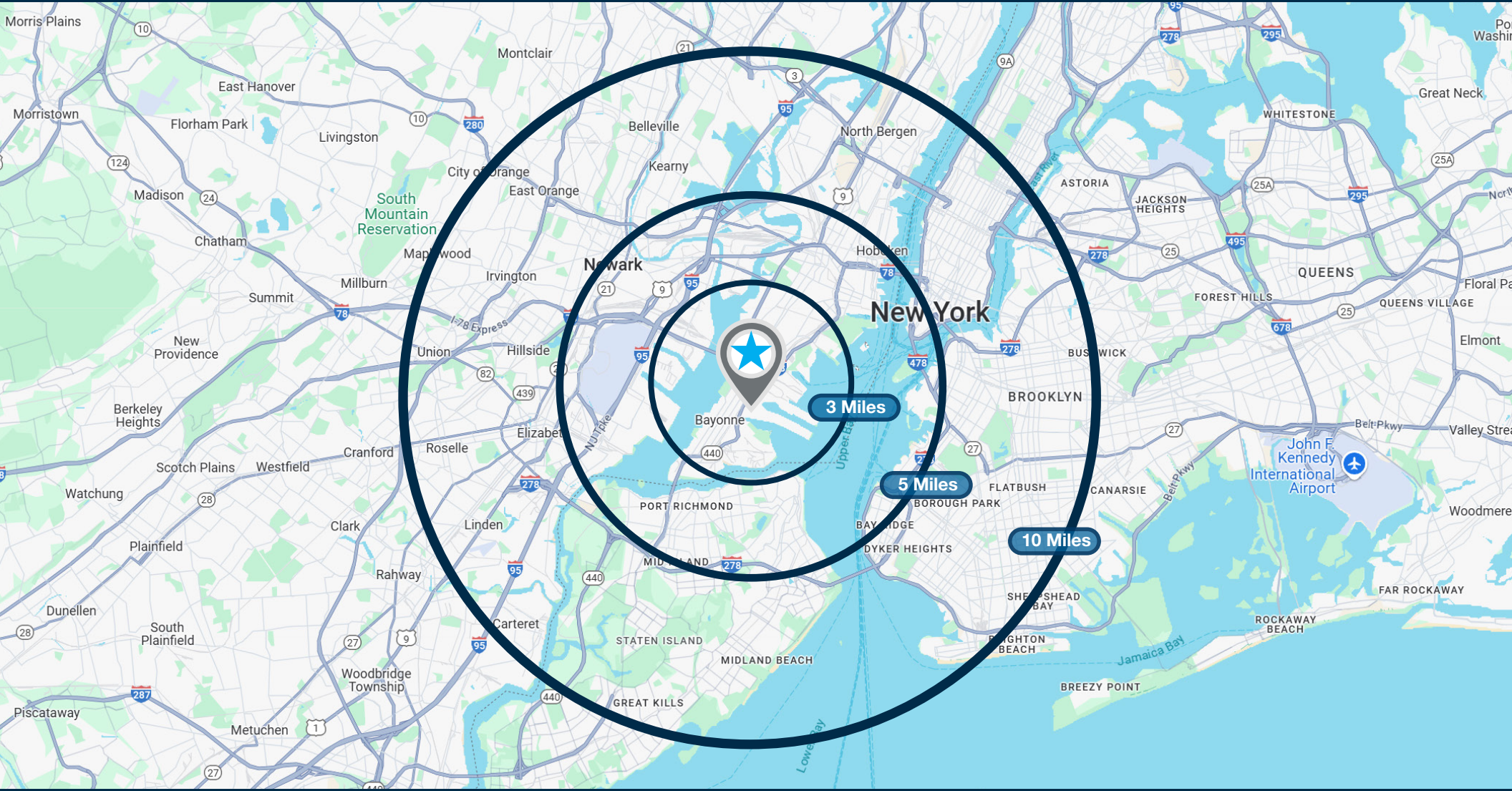


1 mile to Port Bayonne  
7.1 miles to Newark  
Int'l Airport



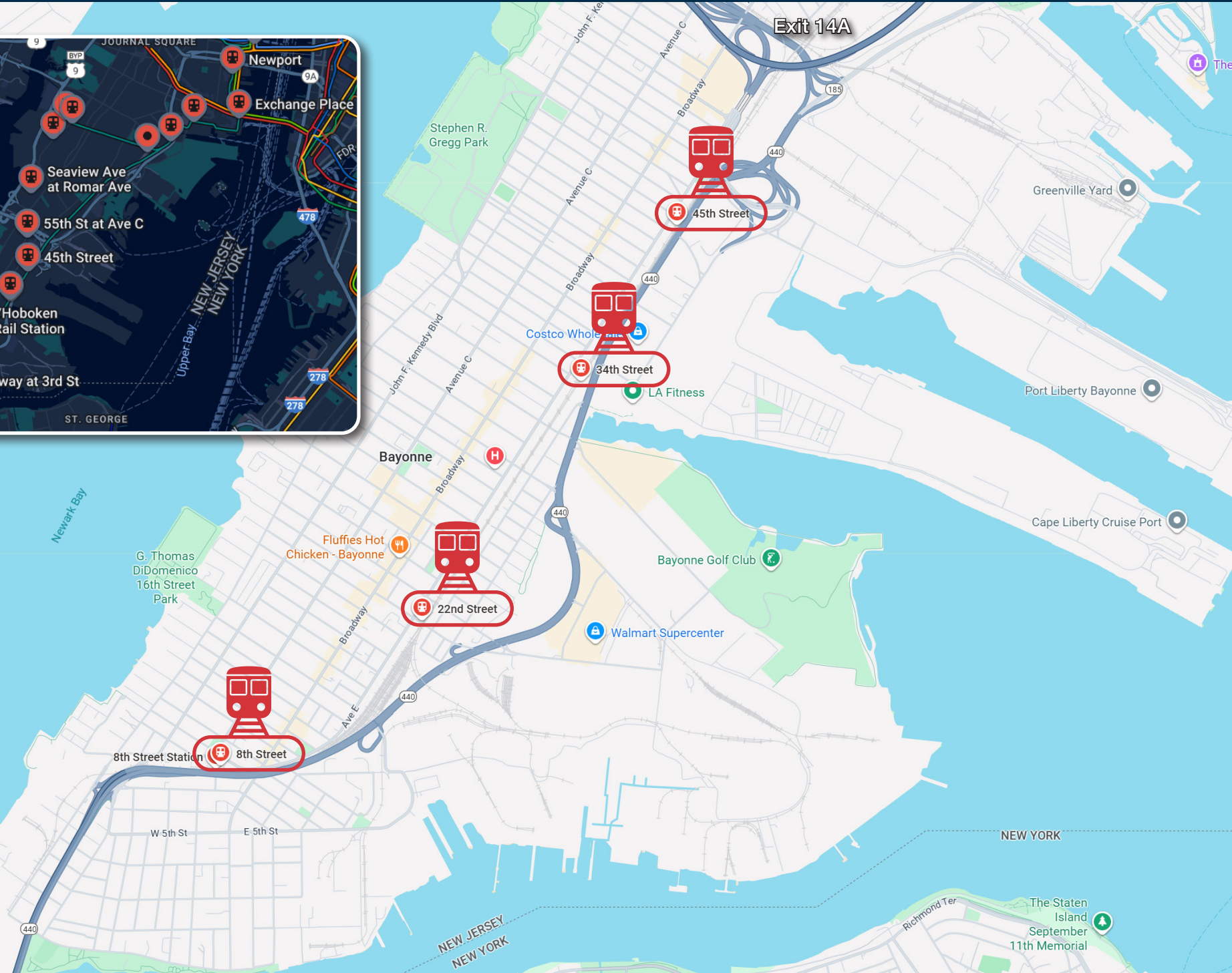
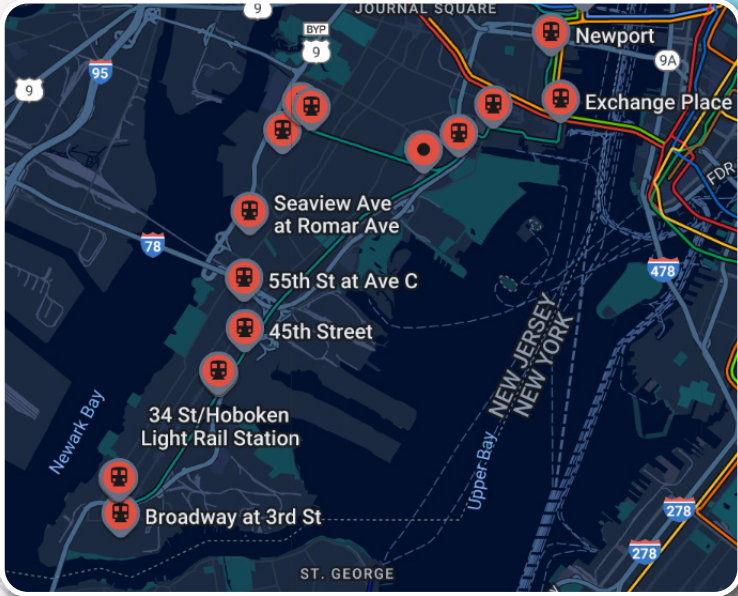


# DEMOGRAPHICS MAP & REPORT



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

# LIGHT RAIL STATIONS



# RETAIL MAP & TRAFFIC COUNTS

