

FOR SUB-LEASE

99 HOOK RD. UNIT 3 BAYONNE, NJ



CONTACT EXCLUSIVE BROKER

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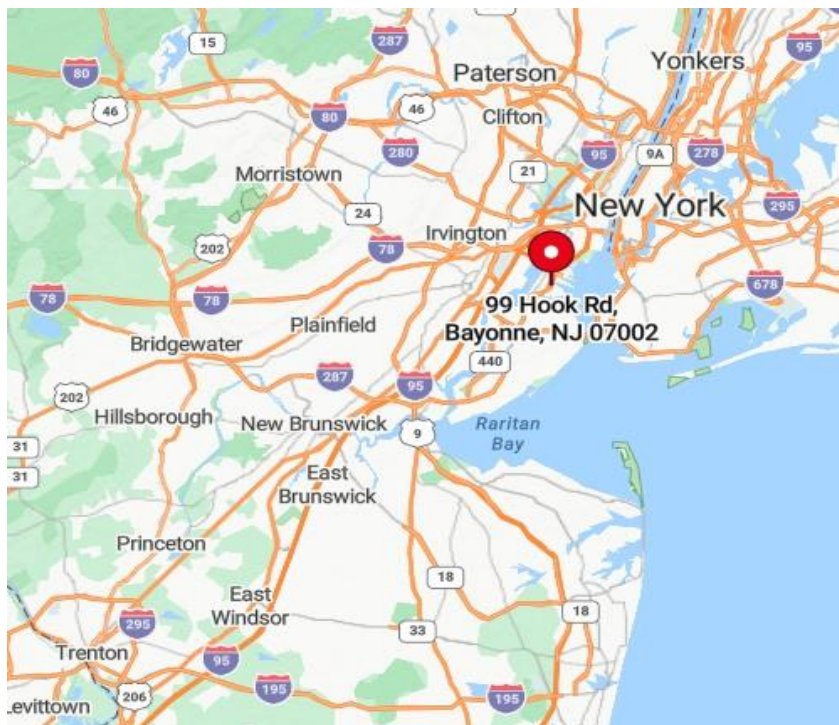
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99 HOOK RD. // BAYONNE , NJ

Team Resources, as exclusive agent, is pleased to present this property of 105,089 +/- Sq. Ft. for sub-lease through July 30, 2026. Zoned Light Industrial.



PROXIMITY TO KEY LOCATIONS

This building location provides easy access to exit 14 on NJ turnpike, Holland Tunnel, Newark Airport, Brooklyn, Staten Island Minutes to Port Newark and Elizabeth Seaport.

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Property Description

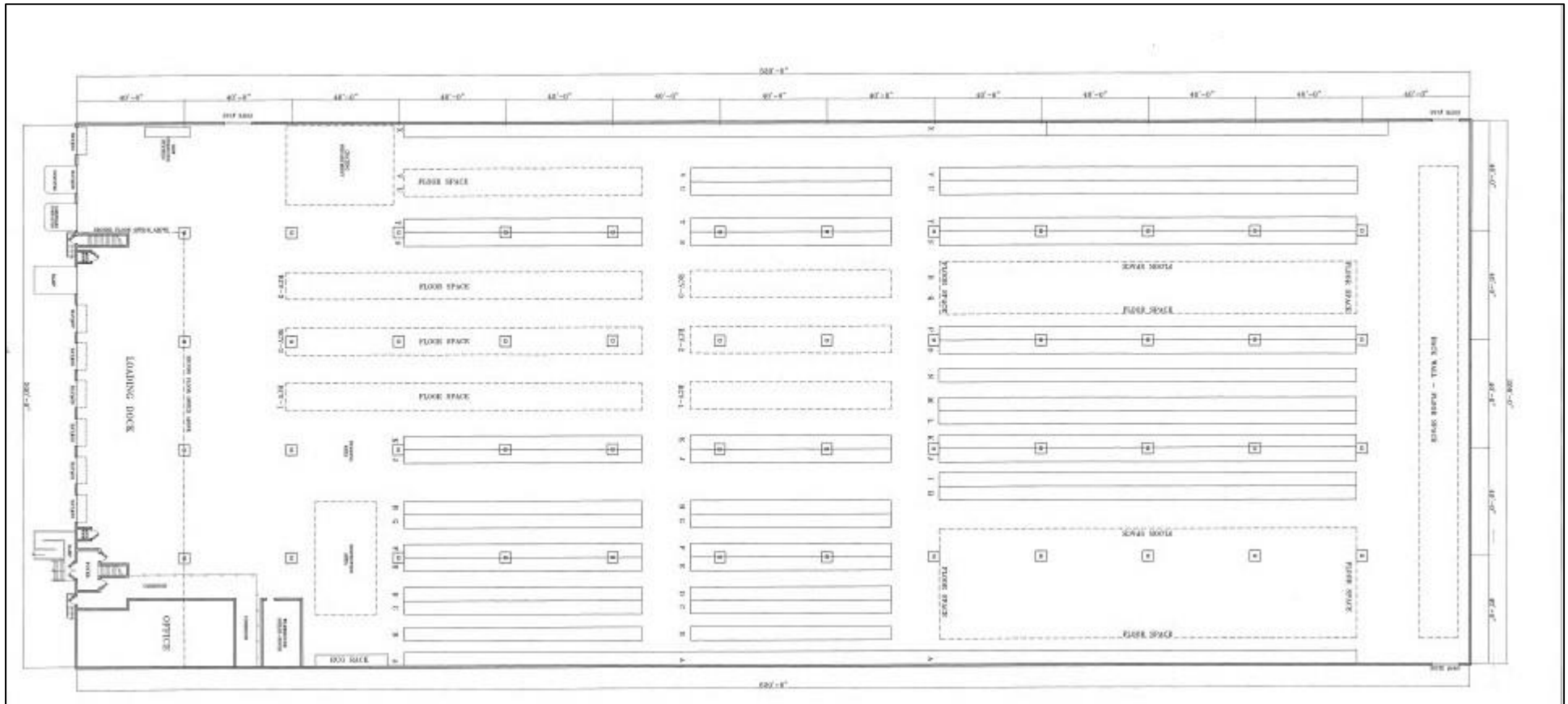
Available Space:	105,089 +/- sq. ft.
Building Size:	500,166 +/- sq. ft.
Acreage:	20.74 acres
Office Space:	5,000 +/- sq. ft.
Ceiling Height:	26' clear
Loading Doors:	9 tailboard doors / 1 ramped drive-in
Parking:	40 cars / 10-12 trucks parked overnight
Sprinklers:	ESFR / dry system & fire pump
Power:	3 phase, 480v, 225a
Lease Price:	\$16.00/sq. ft.
Taxes/CAM:	\$3.12/\$1.08 (2024)
Occupancy:	90 days
Sublease Term:	Through 7/30/2026

Overview

This industrial unit, part of a larger industrial building is just a short distance from Ports, Tunnels and NJ Turnpike and features 26' ceilings, 9 tailboard doors, gated yard with ample parking. Additional highlights include 2nd floor office space, heavy power, a 40' x 60' inspection area.



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