



A Unique Opportunity Located Close to Midtown Manhattan



Lincoln Harbor, a mixed-use development, set in a truly spectacular location on 60 acres of waterfront property directly opposite Midtown Manhattan.

Residents, employees, and visitors enjoy dramatic views of Manhattan.

For further information or to schedule an inspection contact:

Charlie Reese • 201-272-5202
charlie.reese@hartzmountain.com

Stephen Benoit • 201-272-5214
stephen.benoit@hartzmountain.com



1200 HARBOR BLVD
Weehawken, New Jersey



3RD FLOOR PLAN

34,104 SF

Terms Upon Request



1000 & 1200 HARBOR BLVD

Space Available:

Third Floor: 34,104 SF
Fourth Floor: 43,663 SF
Eighth Floor: 34,420 SF & 13,956 SF
Ninth Floor: 23,780 SF & 11,560 SF
Tenth Floor: 23,270 SF & 4,742 SF
Total: 189,495 SF

Rental: Upon Request

Possession: Immediate

Term: 5 years minimum

Structure: Steel Frame

Exterior: Insulated glass curtain wall in thermal break system

Floor-to-Floor Heights: 13'-9"

Clear Ceiling Heights: 9'-0"

Floor Load: 100 LBS PSF

HVAC: Cooling tower, chiller, hot water baseboard, heat exchangers, VAV.

Fire Protection:

Fully sprinklered, manual pull stations to activate voice evacuation system, automatic smoke alarm.

Elevators: Five (5) Passenger
One (1) Freight

Fiber: Multiple fiber providers are available, including Optimum, Verizon and ATT.

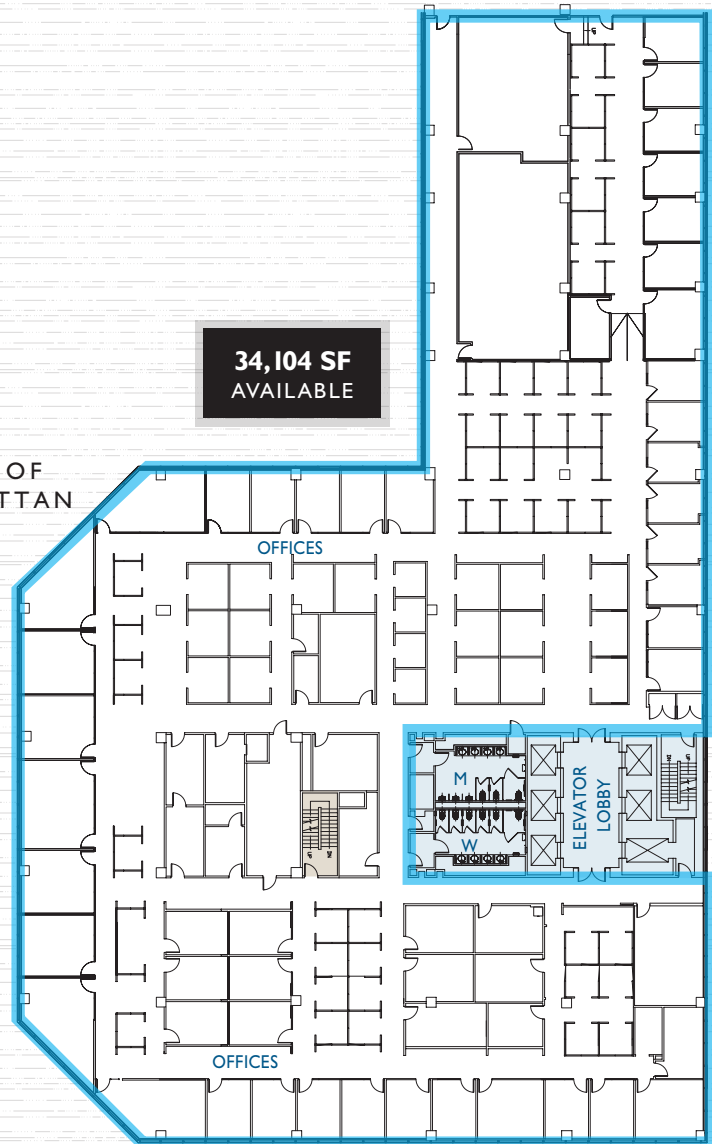
Electrical: Primary service 13.2 KV from PSE&G.

VIEWS OF
MANHATTAN

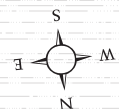
HUDSON RIVER

VIEW OF THE
GEORGE
WASHINGTON
BRIDGE

**34,104 SF
AVAILABLE**



**3rd
FLOOR**



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HARTZ

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Weehawken, New Jersey



4TH FLOOR PLAN

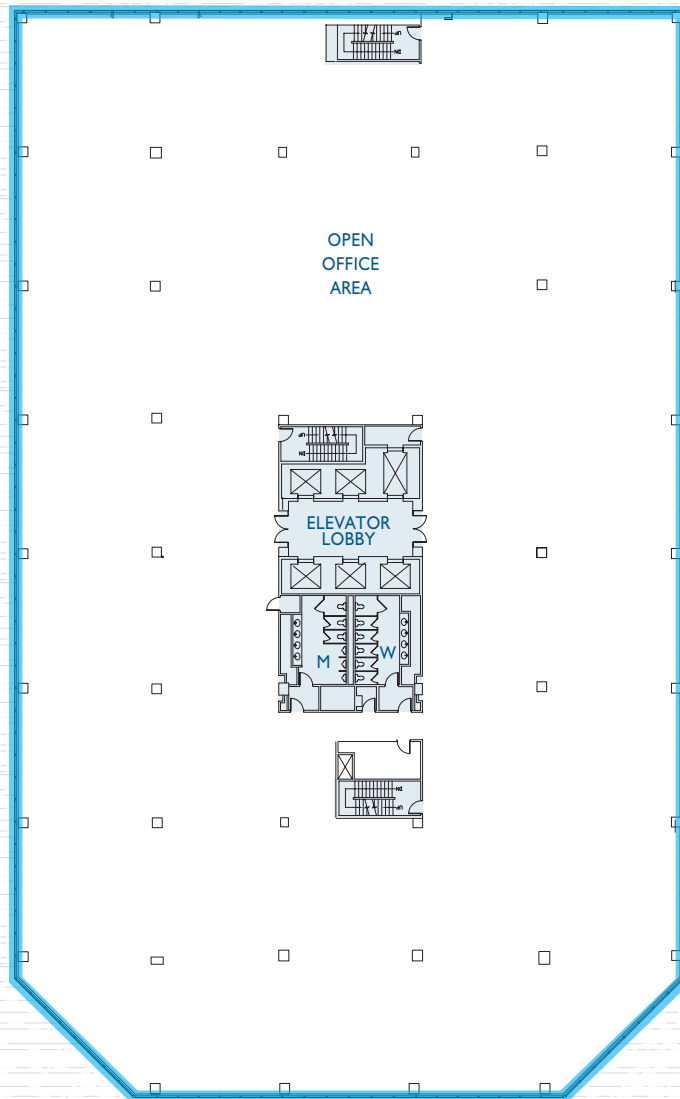
43,663 SF

Terms Upon Request



1000 & 1200 HARBOR BLVD

43,663 SF
AVAILABLE



4th
FLOOR

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Third Floor: 34,104 SF

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8TH FLOOR PLAN

48,376 SF

Terms Upon Request



Space Available:

Third Floor: 34,104 SF
Fourth Floor: 43,663 SF
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Total: 189,495 SF

Rental: Upon Request

Possession: Immediate

Term: 5 years minimum

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Exterior: Insulated glass curtain wall in thermal break system

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Floor Load: 100 LBS PSF

HVAC: Cooling tower, chiller, hot water baseboard, heat exchangers, VAV.

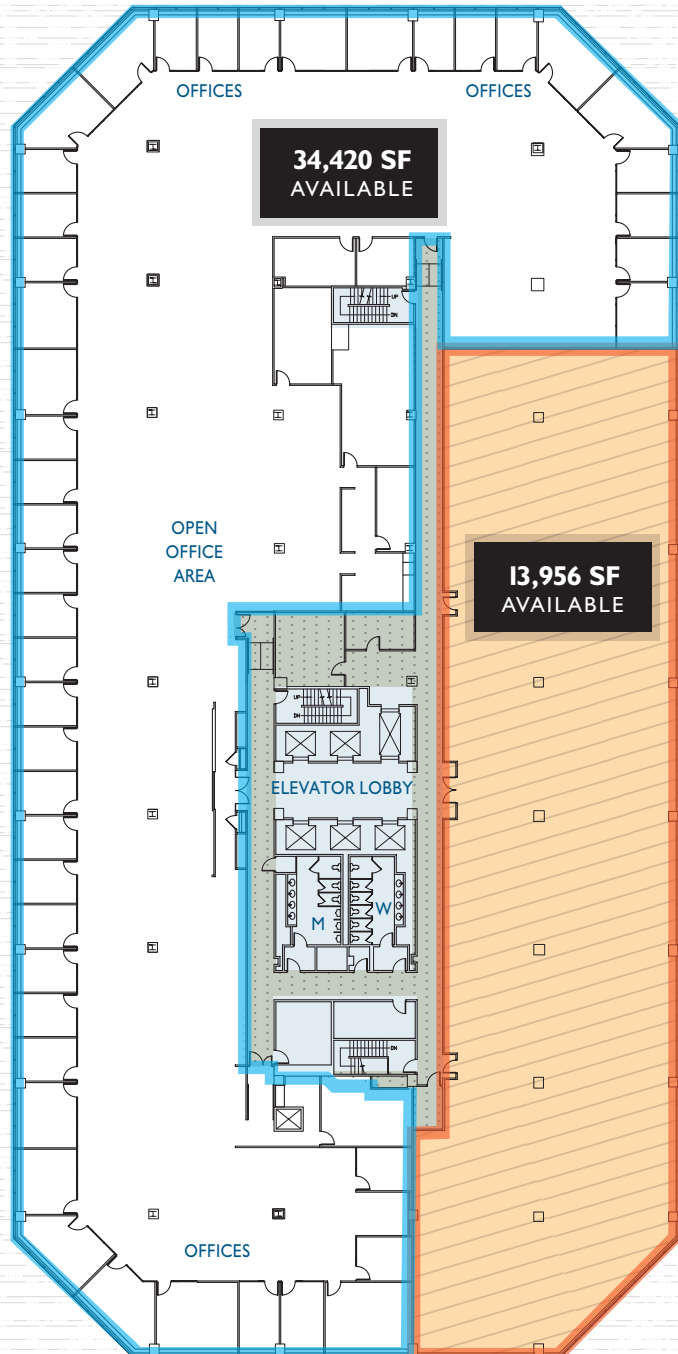
Fire Protection: Fully sprinklered, manual pull stations to activate voice evacuation system, automatic smoke alarm.

Elevators: Five (5) Passenger
One (1) Freight

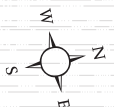
Fiber: Multiple fiber providers are available, including Optimum, Verizon and ATT.

Electrical: Primary service 13.2 KV from PSE&G.

VIEW OF THE PALISADES



8th FLOOR



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HUDSON RIVER

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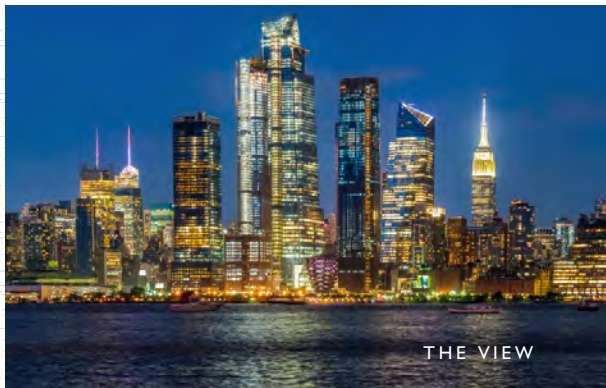
1200 HARBOR BLVD
Weehawken, New Jersey



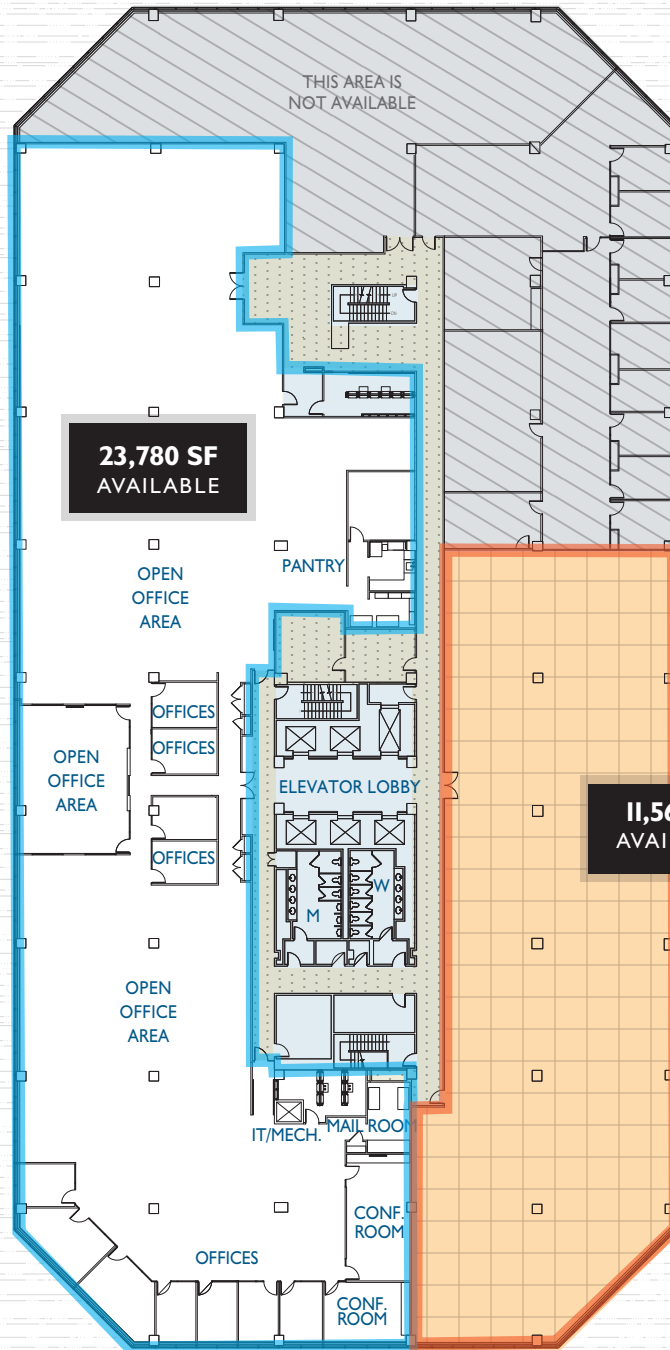
9TH FLOOR PLAN

35,340 SF

Terms Upon Request



VIEW OF THE PALISADES



9th FLOOR



Space Available:

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10TH FLOOR PLAN

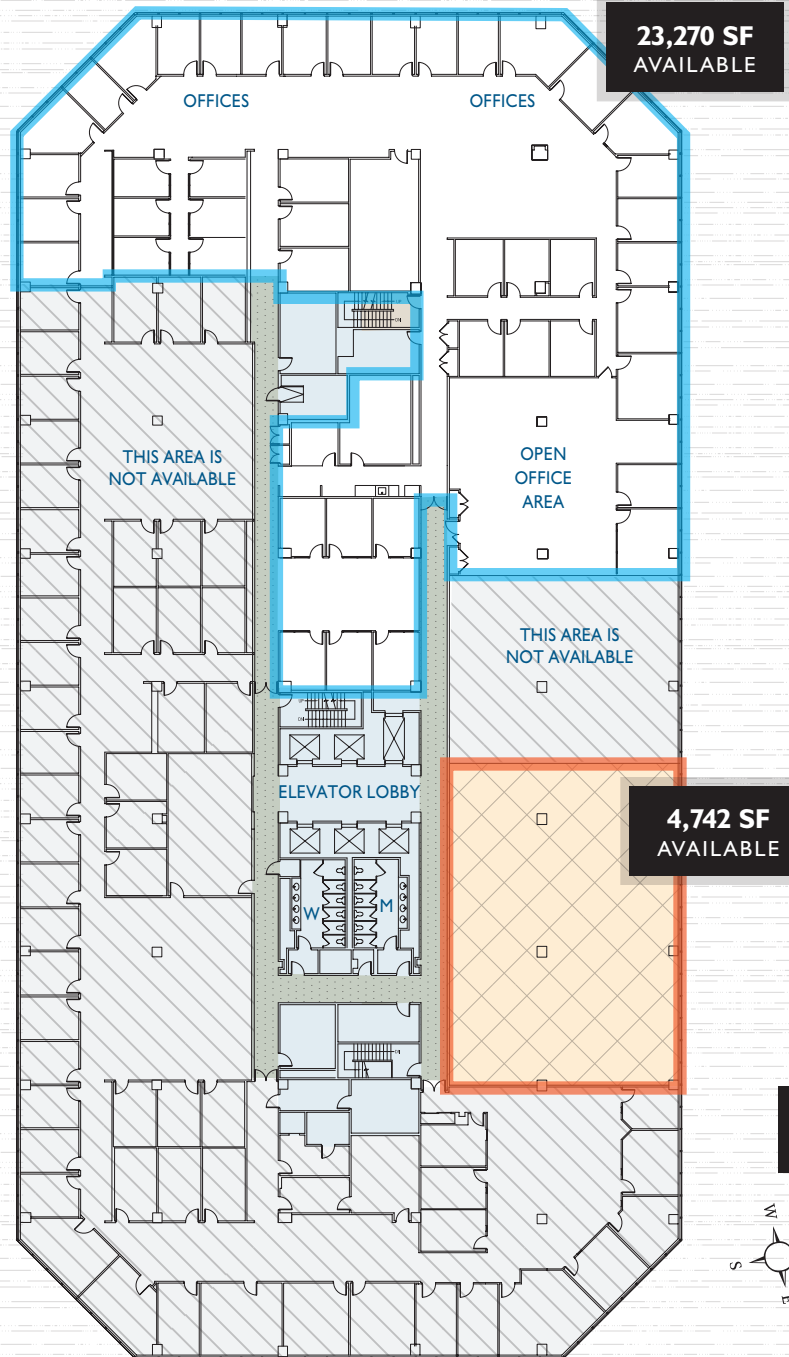
28,012 SF

Terms Upon Request



VIEW OF THE JERSEY PALISADES

VIEW OF THE PALISADES



10th FLOOR



Space Available:

- Third Floor:** 34,104 SF
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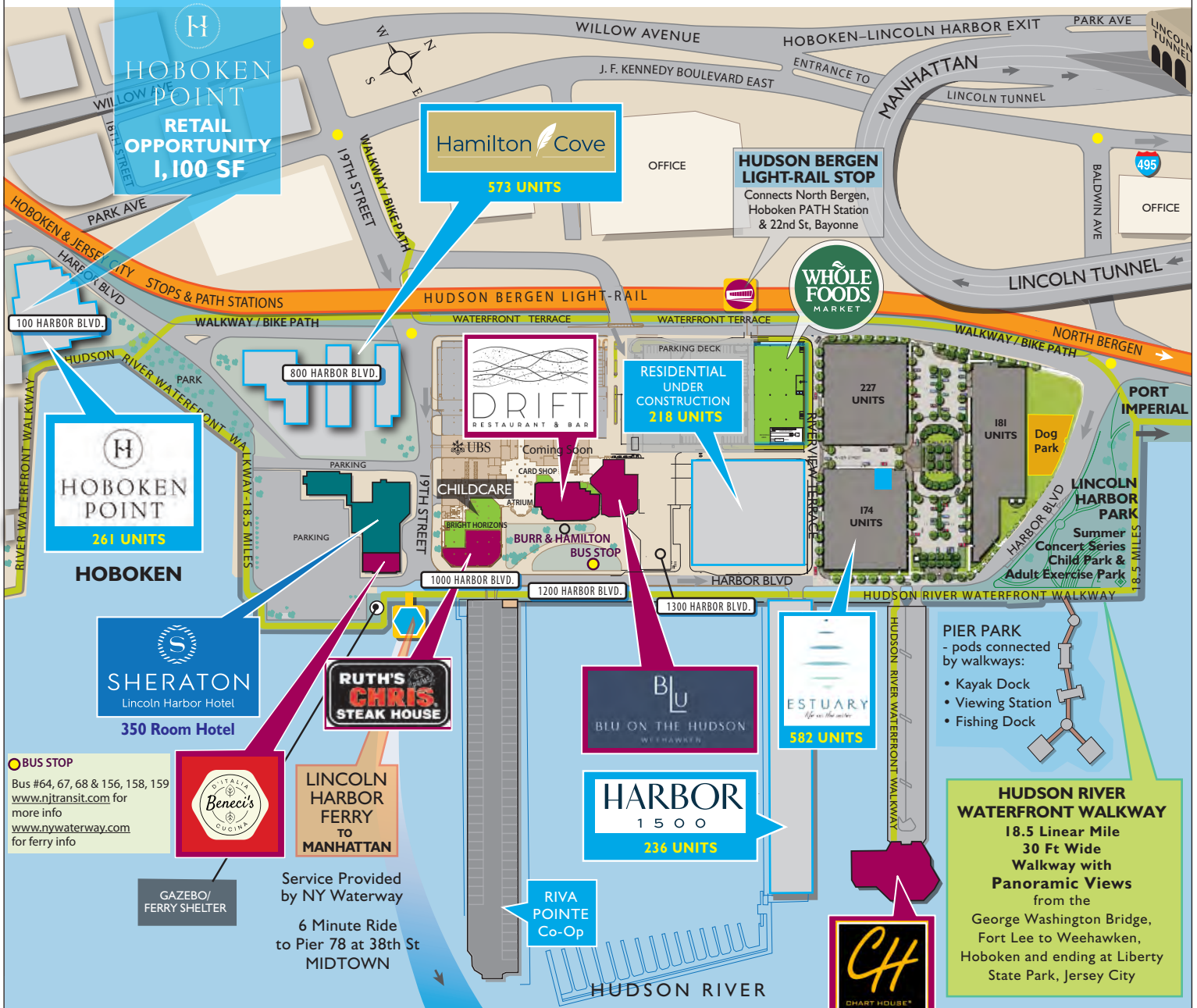
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MAP OF LINCOLN HARBOR

Lincoln Harbor is a Hudson River Waterfront Community located in Weehawken, NJ



BENECI'S D'ITALIA CUCINA



RUTH'S CHRIS STEAKHOUSE



DRIFT RESTAURANT COMING SOON!



CHART HOUSE RESTAURANT