

# INTERSTATE 78 & PENNSYLVANIA ROUTE 419 BETHEL, PA BERKS COUNTY BETHEL TOWNSHIP

AVAILABLE - APPROX. 5.84 ACRES ON 3 LOTS



**IRON  
VALLEY**  
REAL ESTATE®

LEBANON

5811-5831 Four Point Rd. Bethel, PA 19507

Bethel Township | Berks County

Please contact agent for pricing and property details:

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**POPULATION**

**7,699**

**15,915**

**57,435**



**TOTAL EMPLOYEES**

**1,567**

**2,942**

**12,619**



**AVERAGE HHI**

**\$109,709**

**\$109,344**

**\$108,686**



**TOTAL HOUSEHOLDS**

**2,766**

**5,741**

**22,209**

**TRAFFIC COUNTS:**  
**I-78: ±44,000 VPD**

**PROPERTY OVERVIEW**

**IRON  
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Warehouse flex space (former refractory) consisting of 33,670SF on 5.84 acres for sale or lease. An adjoining 4.12 acres available for yard space or building expansion.

**5811 Four Point Road:**

- 22,470SF of flex warehouse space
- 20,509SF garage/warehouse space with additional 948 of mezzanine
- 1,961SF of office space: 6 offices, a reception area, 3 restrooms
- Two auxiliary cranes
- Ideal for manufacturing with a secondary use of warehousing.

**5831 Four Point Road:**

- 11,200SF of warehouse space(Butler Building)
- Single office and restroom
- Exterior dock
- Racking available upon request
- Outside secured 4 bay 48x20 garage

5811 FOUR POINT GIS MAP



5811 FOUR POINT ROAD PICTURES



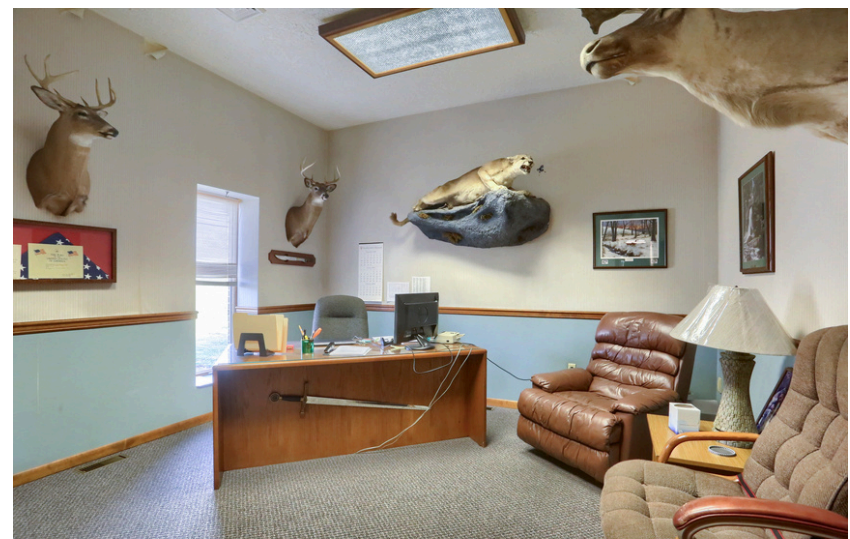
Warehouse



Warehouse with mezzanine



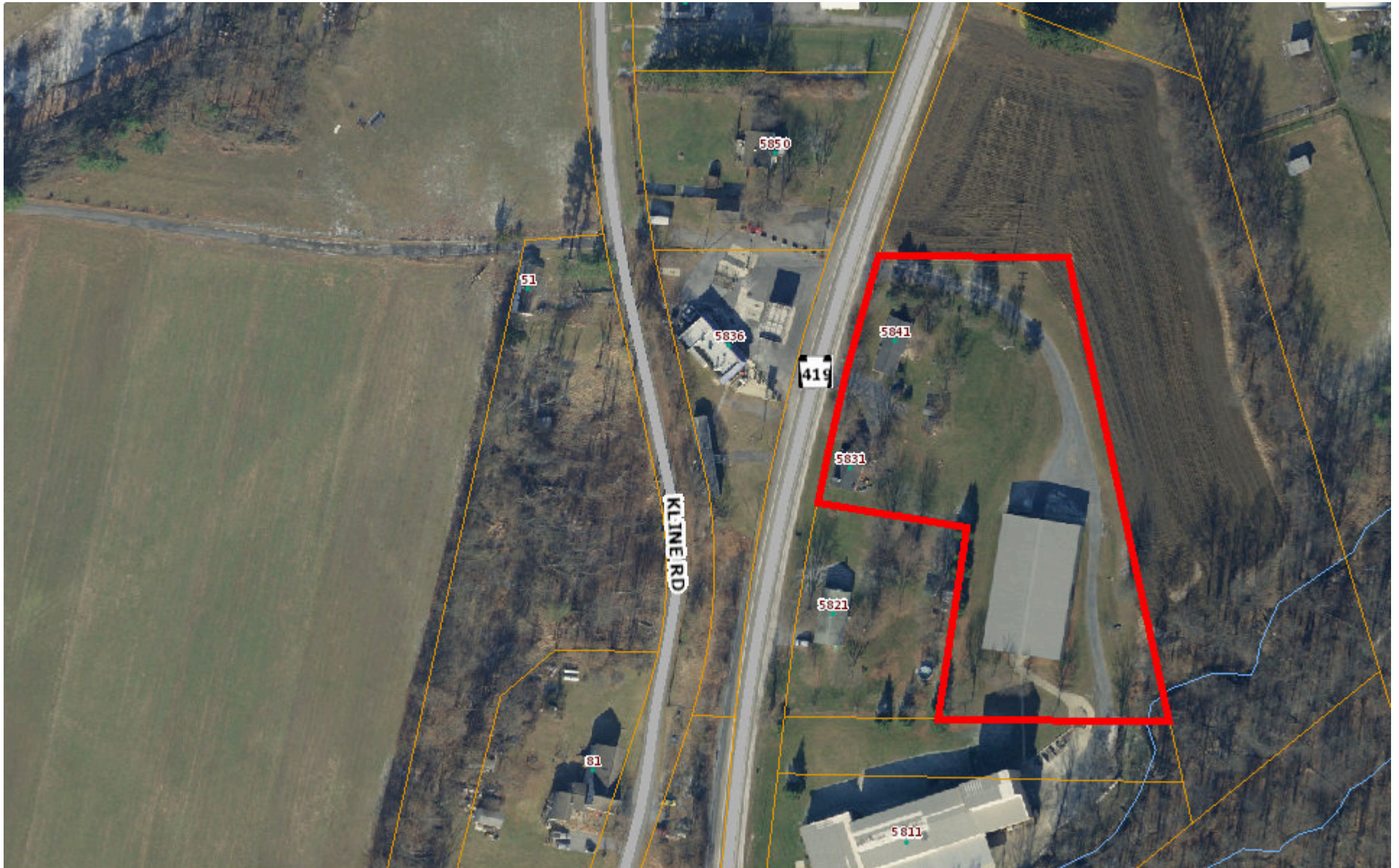
Reception area



Office

FOR SALE or LEASE | INDUSTRIAL | WAREHOUSE

5831 FOUR POINT GIS MAP



5831 FOUR POINT ROAD PICTURES



Butler building



Inside Butler building



Office and restroom in Butler building

*FOR SALE or LEASE | INDUSTRIAL | WAREHOUSE*

**FOUR POINT EXPANSION LAND**



## Zoning



### Legend

#### Zoning Districts

-  Environmental Protection District
-  Industrial Commercial District
-  Village District
-  Agricultural Preservation District

Floor plan for 5811 Four Point Rd

