



196 Commercial Blvd

Blakeslee, Pennsylvania 18610

Property Highlights

- Prime location near I-80
- Outdoor Storage and Trailer Parking
- Perfect for Logistics and Distribution

Property Overview

Three, single-story, industrial warehouse buildings with a total of 52,800 SF for lease. The two larger buildings each have 4 drive-in doors, the smaller warehouse building features 2 drive-in doors. Space for potential expansion. In addition, there is a covered loading dock at the rear of the property that can accommodate 2 trailers. The lot is fenced.

Offering Summary

Lease Rate:	\$7.00 SF/yr (NNN)
Building Size:	52,800 SF
Available SF:	52,800 SF
Lot Size:	8.32 Acres

For More Information

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Location Information

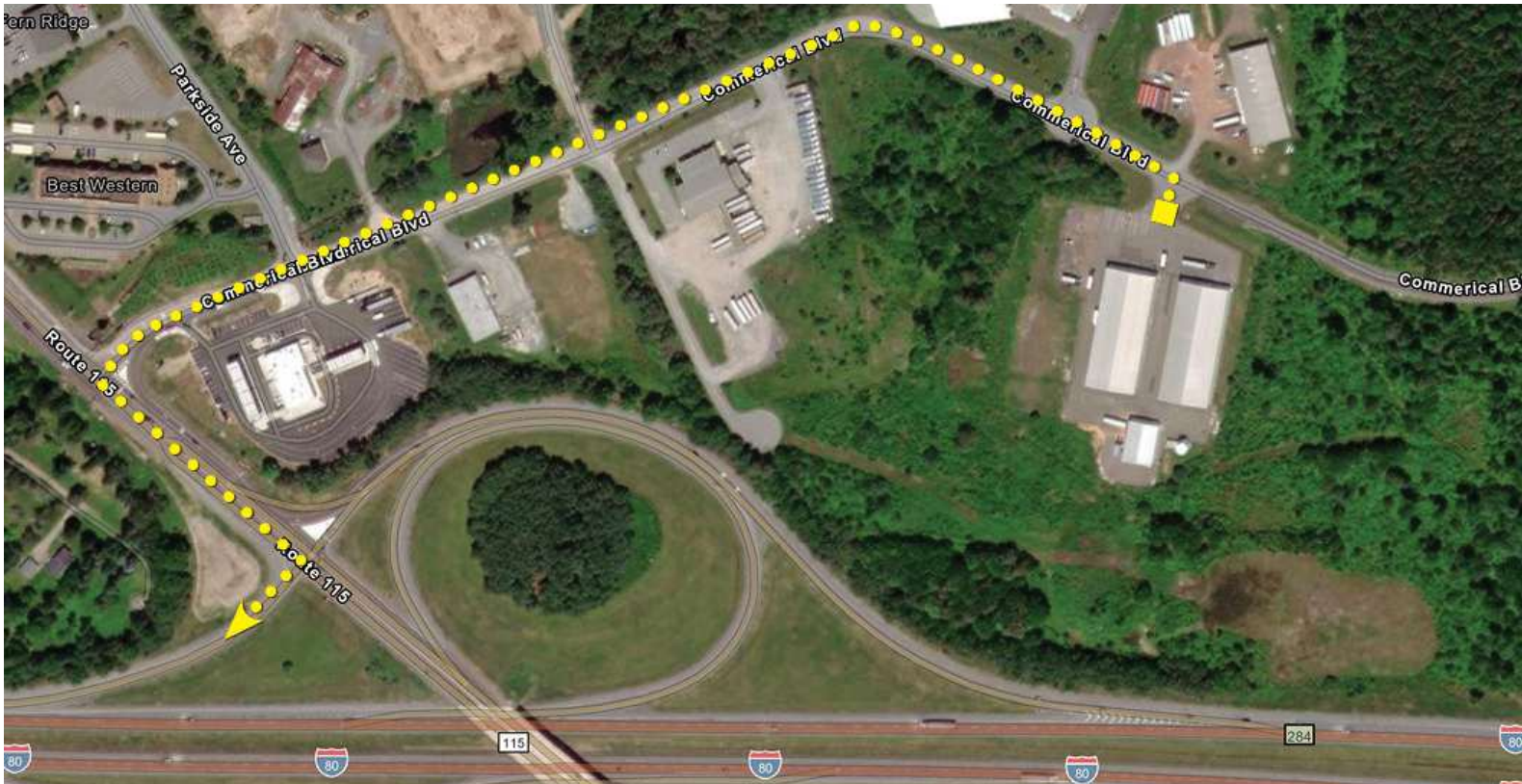
Street Address	196 Commercial Blvd
City, State, Zip	Blakeslee, PA 18610
County	Monroe
Township	Tobyhanna Twp
Nearest Highway	I-80

Property Information

Property Type	Industrial
Property Subtype	Warehouse/Distribution
Zoning	CI - Commercial/Industrial
Lot Size	8.32 Acres
Corner Property	No

Building Information

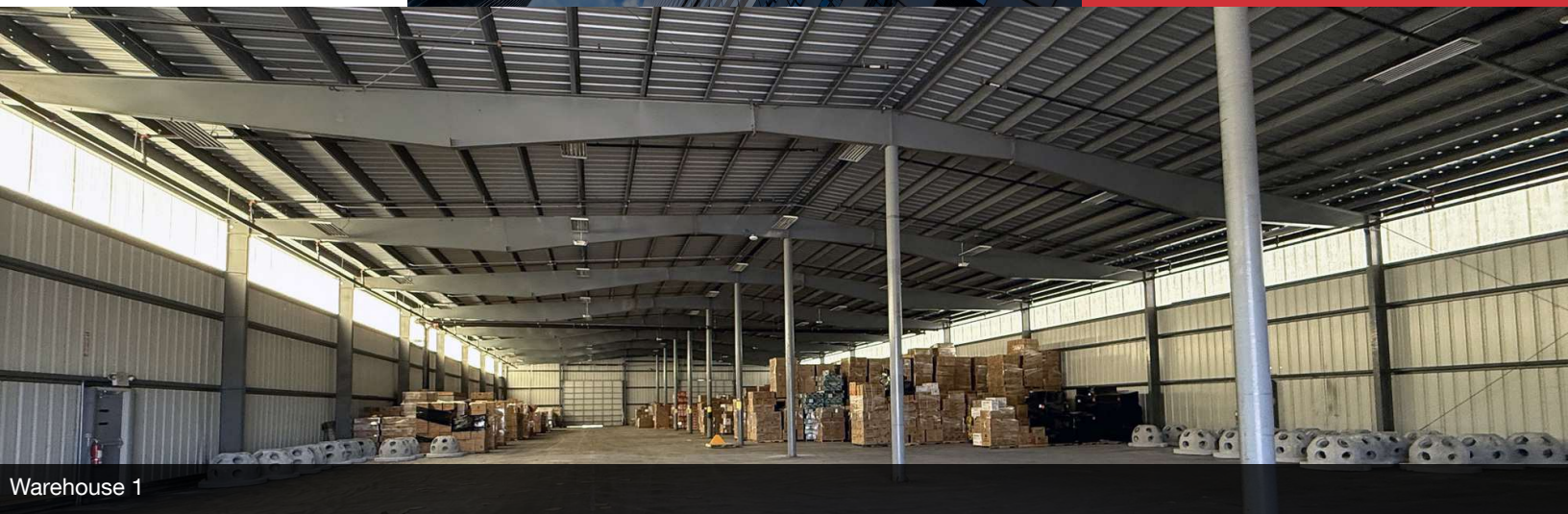
Building Size	52,800 SF
Building Class	C
Tenancy	Single
Ceiling Height	24 ft
Number of Floors	1
Year Built	2004
Warehouse %	100.0%
Number of Buildings	3



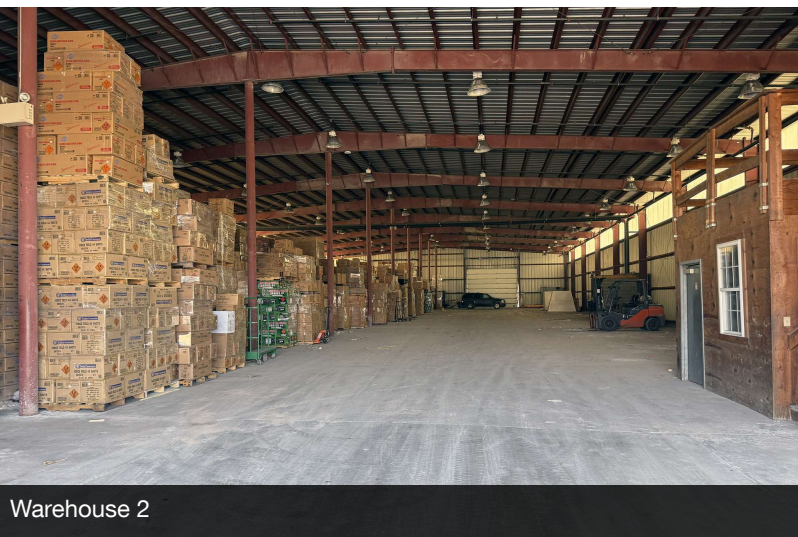
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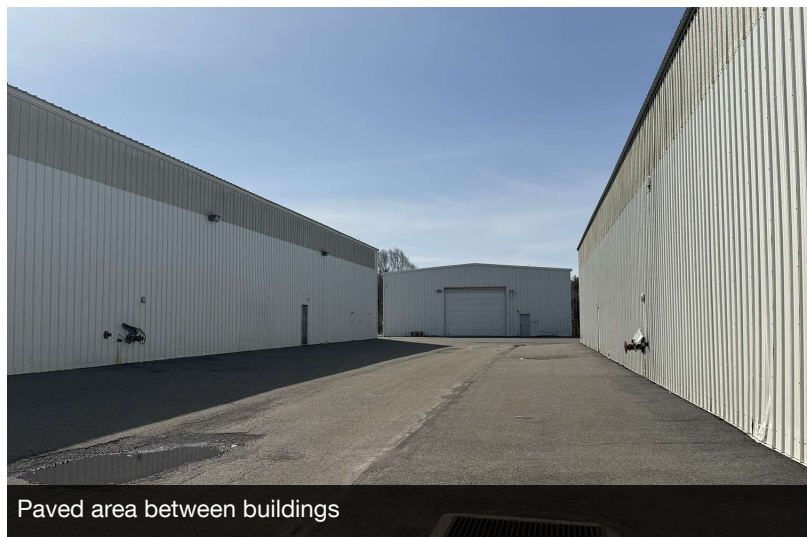
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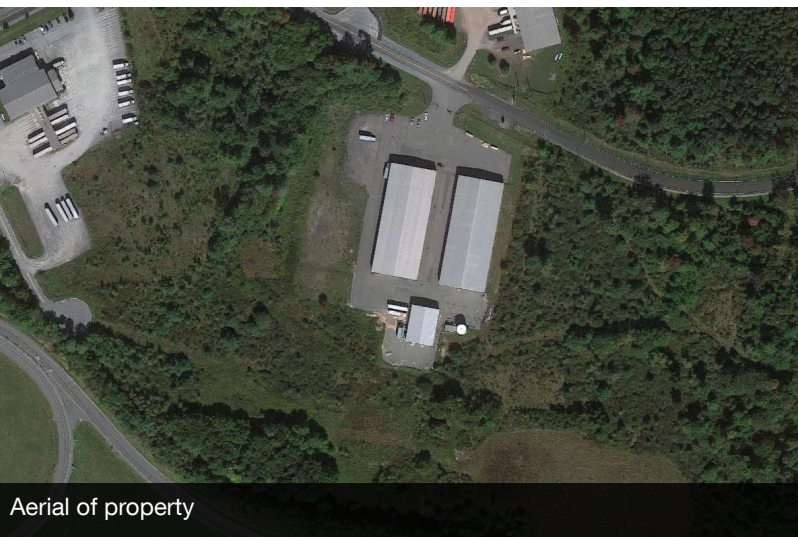
Warehouse 1



Warehouse 2



Paved area between buildings



Aerial of property

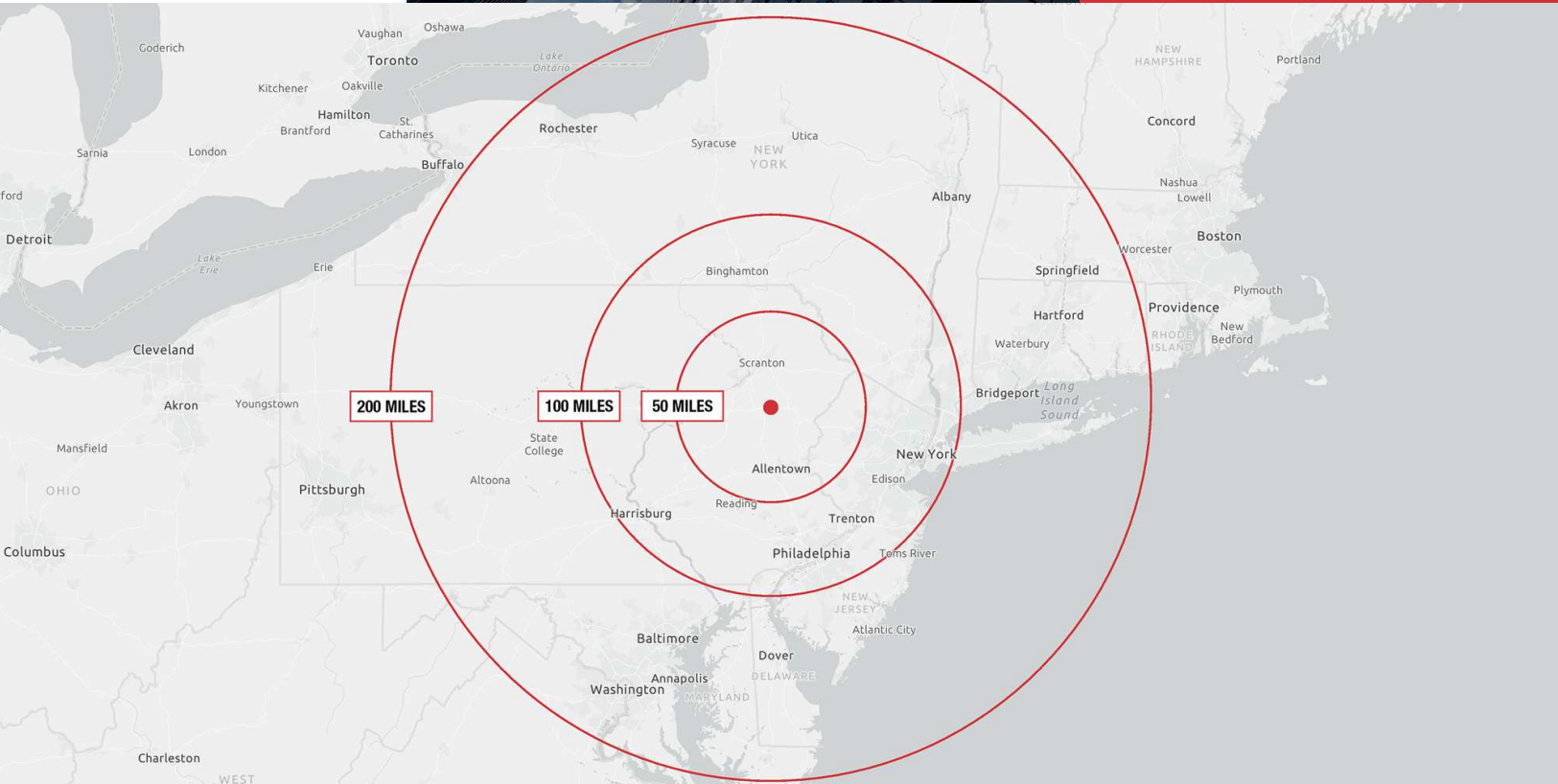


Covered loading dock pad

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	Time	Miles
I-80	2 min	<1 mile
Route 380	11 min	10 miles
I-476	12 min	8 miles
Scranton	43 min	43 miles
Allentown	55 min	47 miles

Location Advantages

- Less than a mile to I-80
- Less than two hours from Philadelphia, and approximately 2 hours from New York City.

About NAI Summit

NAI Summit is the greater Lehigh Valley's largest full-service commercial and industrial real estate firm. Our services offered include property sales & leasing, investment sales, distressed properties, consulting, comprehensive property management and building maintenance services.

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