

FOR LEASE

SINGLE & MULTI-ROOM OFFICE SUITES

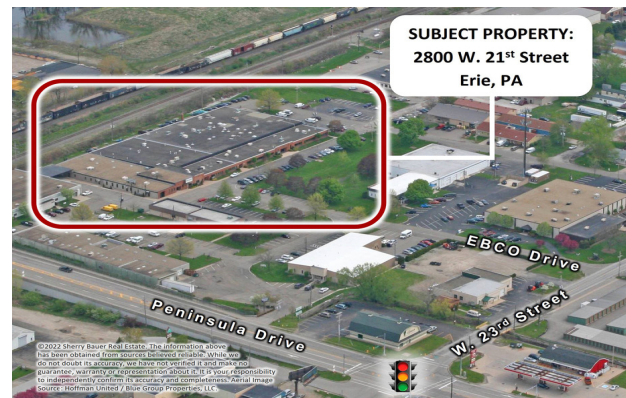
EBCO Park | 2800 W. 21st Street | Erie, PA 16506



PROPERTY HIGHLIGHTS

- Single & Multi-Room Office Suites For Lease With All-Inclusive Rental Rates
- Join EBCO Park - Home To 110+ Tenants
- Shared Conference Room
- Shared Break Room With Vending
- Abundant Free Parking
- Located Just East Of Peninsula Drive & In Proximity To Major Thoroughfares
- Less Than 1 Mile From I-79 At Exit 182
- Fiber Optic Internet & Signage Available
- 360± SF Single Room Office Offered At \$495/Month
- 505± SF Heated Storage Room Offered At \$575/Month

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FOR MORE INFORMATION PLEASE CONTACT

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SBRE

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AVAILABLE SPACES

SUITE	SIZE	DESCRIPTION
■ Suite 412	360 SF	360± SF single-room office suite with all-inclusive rental rate available for lease. Suite is approximately 17'6" x 19'9" with 8'10" ceilings. Located near the 2840 W. 21st Street entrance. Offered at \$495/month (\$16.50/SF/YR) plus desired internet/phone.
■ Suite 523	505 SF	505± SF heated warehouse / storage space for lease with all-inclusive rental rate. Suite is approximately 20'8" x 24'7". Accessible through a shared breakroom with corridor accommodating carts or dolly traffic. Pallet jacks and forklifts cannot be used to deliver palletized goods to suite - carts or dollies only. Close to shared shipping & receiving area with drive-in overhead door, truck dock & shared forklift, pallet jacks & carts. Located near the 2022 Filmore Avenue entrance. Offered at \$575/month (\$13.66/SF/YR) + phone/internet.

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