

# For Lease

**6,552 SF**  
Office Space



## Abele Business Park | Suite 304-306

400 Old Pond Road, Bridgeville, PA 15017

### Property Features

Abele Business Park offers a variety of flexible workspace solutions within a welcoming campus setting encompassing over 300,000 square feet of office and flex products.

- Dedicated Client Experience Team
- Exclusive Access to Partner Perks Program
- Private Entrance
- Free Parking
- Built-To-Suit Options
- Daycare in Park
- Convenient Accessibility from I-79 (Bridgeville Exit)



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**NAIBurns Scalo**  
Brokerage Services

## Suite 304-306 Floor Plan

- 6,552 SF
- Multiple Private Offices
- Multiple Private Restrooms
- Cafe
- Conference Room
- Warehouse with 4 Foot Dock Door



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# Amenities Map

400 Old Pond Road  
Suite 304-306 - 6,552 SF



**THE PIAZZA**

OPEN  
**PRIMANTI BROS.**

**Cane's**  
CANE'S FRUIT  
CANE'S FRUIT

OPEN  
**GNC**

OPEN  
**FIREBIRDS**  
WOOD FIRED SKILL

OPEN  
**MilkShake**  
FACTORY

OPEN  
**EUROPEAN WAX CENTER**

**STRIDE**  
FITNESS

**mezeH**

**IMAGE**  
WAX CENTER

**PIZZAIOLO**  
PRIMO

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