

# LEASE OFFICE

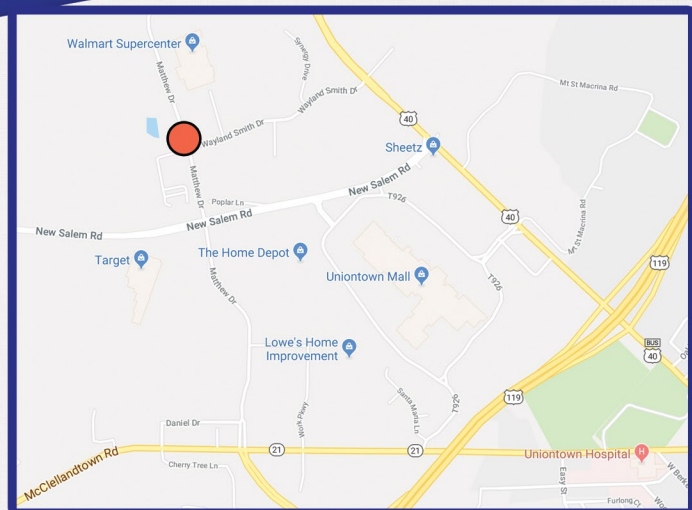
160 WAYLAND SMITH DRIVE, UNIONTOWN, PA 15401



## HIGHLIGHTS

- Prime office space located on highly traveled corridor of Uniontown. Close proximity to numerous retail and office locations
- Great access and visibility right off of Matthew Drive
- Abundant parking
- Current tenants include: US Cardiology, Dentist, Dentist, PA Kidney Care
- Traffic Count: 5,349 +/- vehicles per day
- Size of building: 10,000 +/- sq. ft.
  - Space Available: 2,186 +/- sq.ft. (1st floor)

ASKING RATE: \$18 psf + gas & electric



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COMMERCIAL

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