



Office/Retail Space Available for Lease

ADDRESS	20 East Main Street, Nanticoke, Luzerne County, PA 18634		
LOCALE	Property is located at the corner of Main Street and Locust Street in Nanticoke. Excellent visibility from Main Street.		
PARCEL	<u>Suite</u>	<u>Building SF</u>	<u>Prior Use</u>
	1	± 4,450	Office/Medical/Specialty
CONSTRUCTION	EIFS over CMU building construction, EPDM rubber roof cover.		
BATHROOMS	Two (2) Restrooms.		
HVAC	Heating, Ventilating and Air Conditioning.		
UTILITIES	Electric, Natural Gas, Public Water and Public Sewer.		
PARKING	± 10 private paved, and striped spaces with on street parking along Locust St.		
TRAFFIC VOLUME	Main Street - 14,016 ADT (2023 PennDOT ITMS).		
ZONING	C-2: Central Business District (Nanticoke City).		
RENT/TERM	Negotiable Rent and Term.		
REMARKS	± 4,450 SF (former Allied Medical Office and Celebrate Event Center) office/retail space available in the Nanticoke City. Mainly open floor plan with 2 restrooms and 8 private offices. Located at the intersection of Main and Locust Streets in the heart of downtown Nanticoke. Surrounding businesses include Luzerne County Community College Health Sciences Center, Commonwealth Health, Eyecare Specialists, Geisinger Medical Office Building, Rite Aid, Burger King and Weis Markets.		

20 East Main St Nanticoke - Info 2/4/2025

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