

For Lease

Office Building

\$13.00 SF/yr



1802 N Reading Rd

1802 N Reading Rd
Stevens, Pennsylvania 17578

Property Description

For Lease; an updated office space located in a center with an accredited national tenant, as well as other local small businesses. Boasting contemporary architecture, this premiere location is designed to elevate your professional presence. The site allows for excellent visibility and great access from Rt 272. We are seeking qualified local or national tenants for the available space. Please reach out to Kevin Wolfe & Patrick Zerbe for more information.

Available Spaces

Spaces	Lease Rate	Size (SF)
1802 N Reading Rd	\$13.00 SF/yr	2,390
1826 N Reading Rd	\$13.00 SF/yr	884

OFFERING SUMMARY

Lease Rate	\$13.00 SF/yr (NNN)
Available SF	884 - 2,390 SF
Lot Size	0.21 Acres
Building Size	64,302 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
0.3 Miles	208	\$83,388
0.5 Miles	776	\$82,494
1 Mile	2,749	\$92,764

VIEW PROPERTY VIDEO

For more information

Kevin Wolfe

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kwolfe@naikeystone.com

Patrick Zerbe

O: 610 370 8507
pzerbe@naikeystone.com

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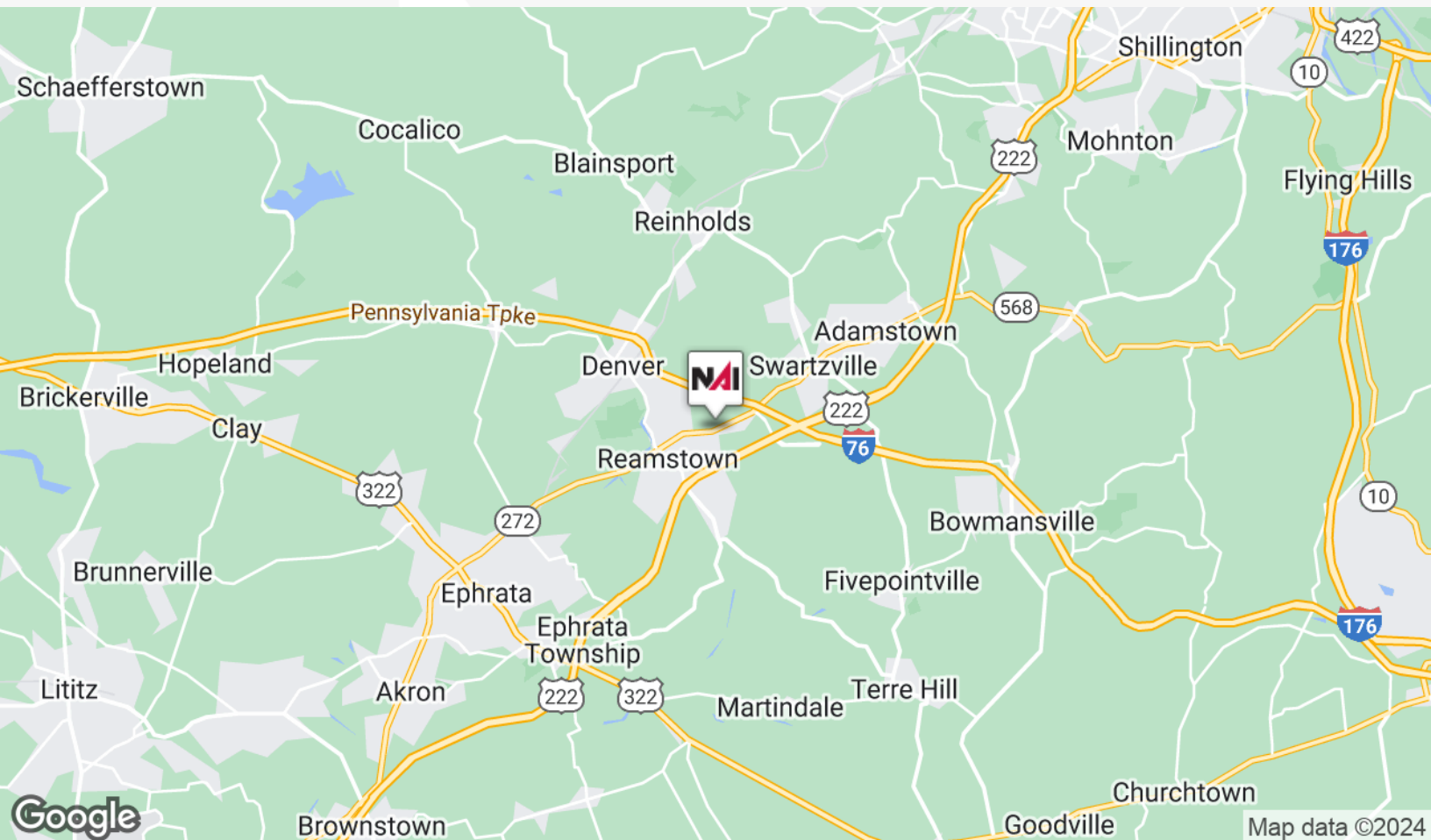
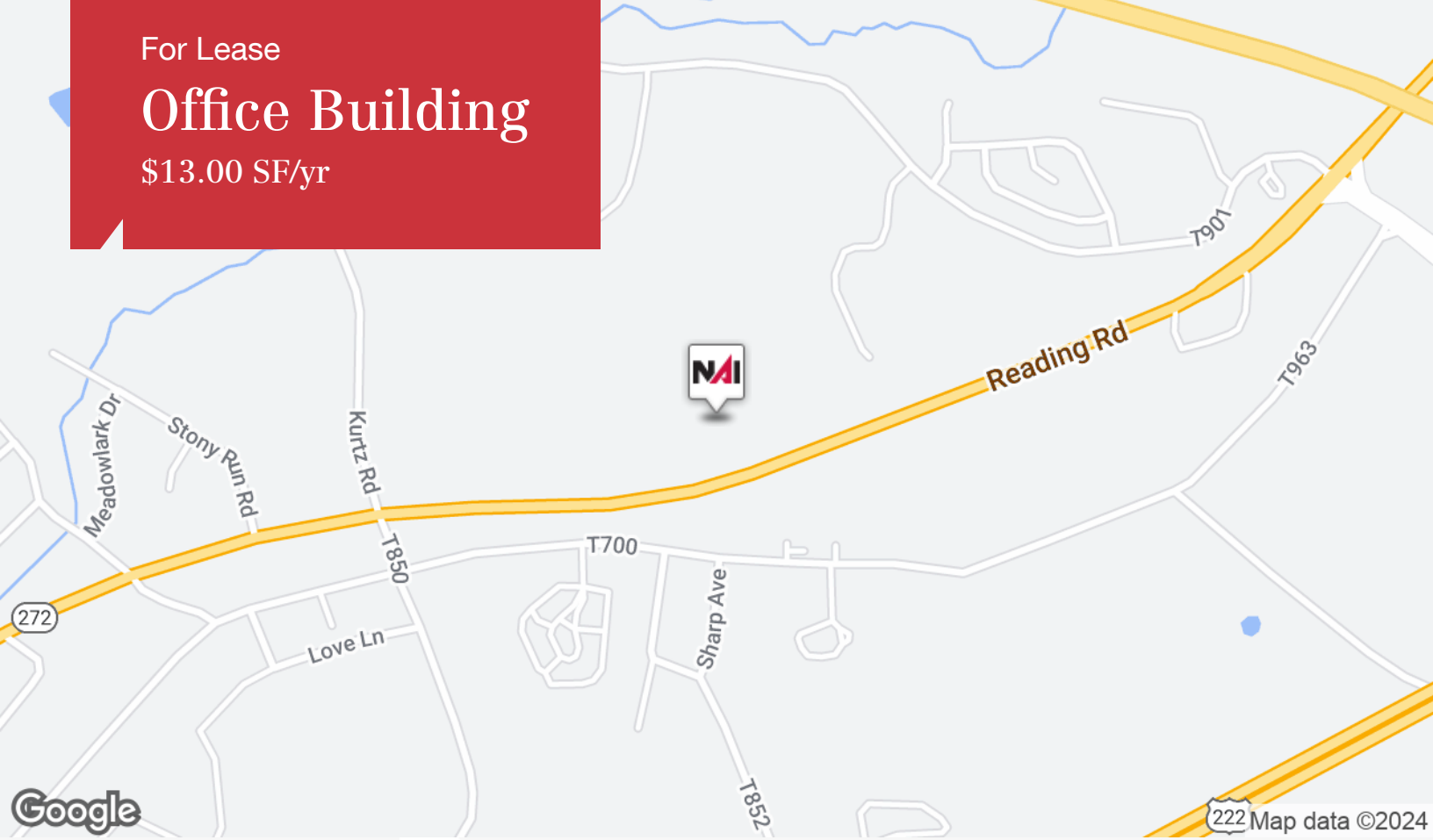
PROPERTY ADDRESS:	1802 N Reading Rd Stevens, PA 17578
PROPERTY TYPE:	Office
APN:	080-2426849-326878-0-0000
LOT SIZE:	8,956 SF
BUILDING CLASS:	A
ZONING:	C1
YEAR BUILT:	1980
NUMBER OF STORIES:	2
NUMBER OF UNITS:	4



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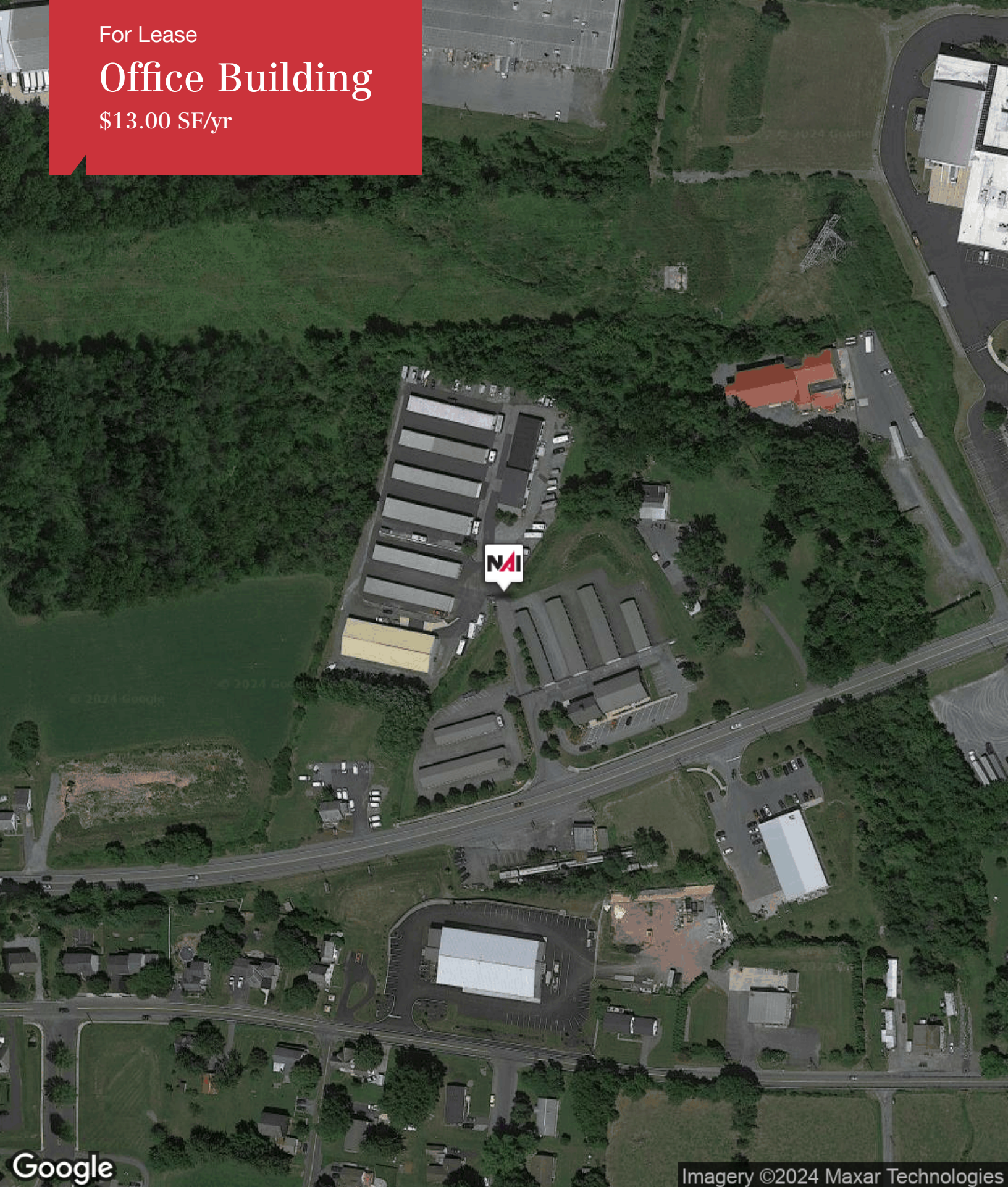
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Google

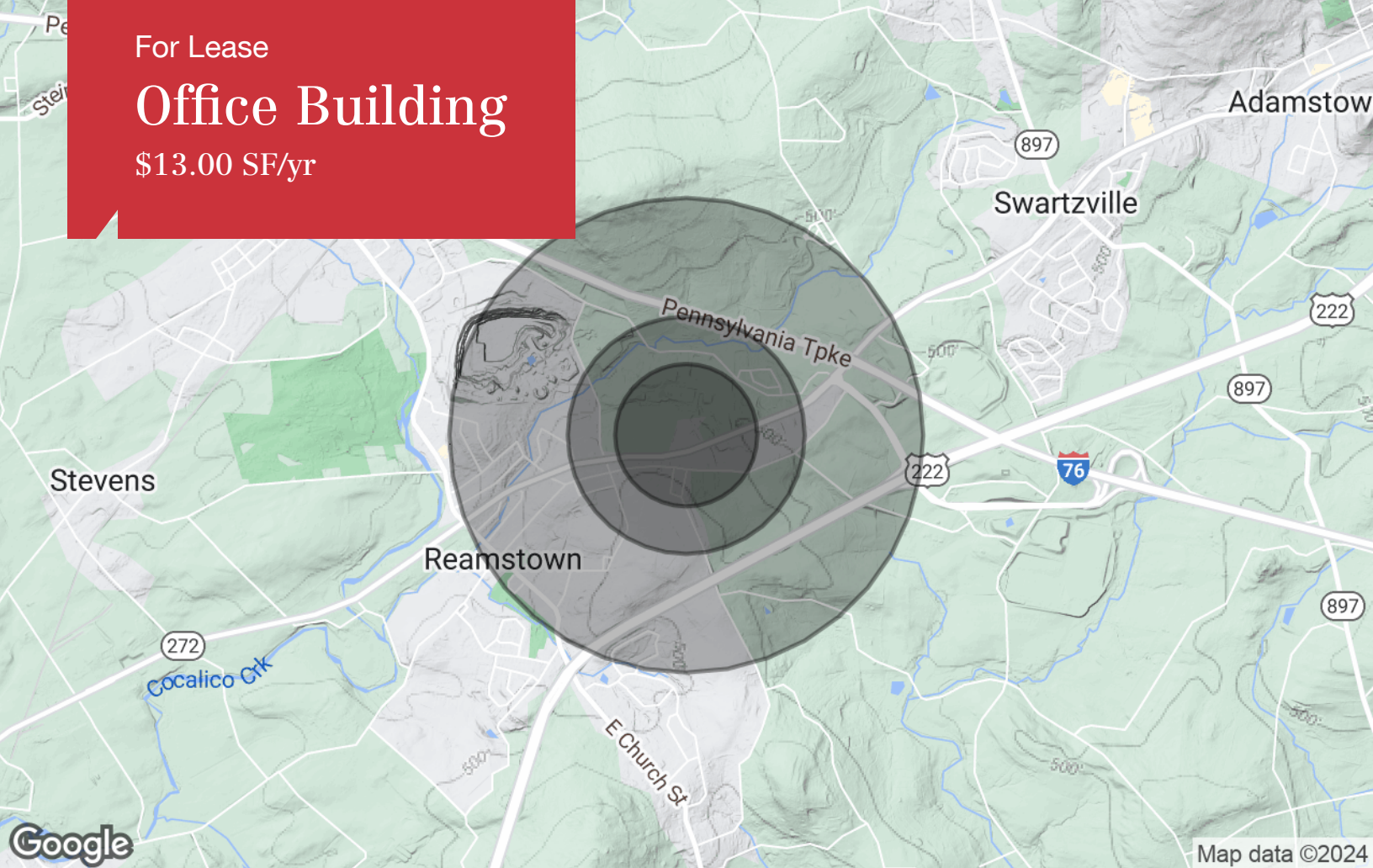
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Population

	0.3 Miles	0.5 Miles	1 Mile
TOTAL POPULATION	208	776	2,749
MEDIAN AGE	44	44	43
MEDIAN AGE (MALE)	43	43	42
MEDIAN AGE (FEMALE)	45	45	44

Households & Income

	0.3 Miles	0.5 Miles	1 Mile
TOTAL HOUSEHOLDS	87	327	1,104
# OF PERSONS PER HH	2.4	2.4	2.5
AVERAGE HH INCOME	\$83,388	\$82,494	\$92,764
AVERAGE HOUSE VALUE	\$232,831	\$229,255	\$252,814

Race

	0.3 Miles	0.5 Miles	1 Mile
% WHITE	96.0%	95.8%	95.7%
% BLACK	1.0%	1.3%	1.0%
% ASIAN	1.5%	1.6%	1.8%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.0%	0.0%	0.1%
% OTHER	1.5%	1.4%	1.4%

Ethnicity

	0.3 Miles	0.5 Miles	1 Mile
% HISPANIC	3.8%	3.9%	3.9%

* Demographic data derived from 2020 ACS - US Census

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