

**SUITES A & E**

# 200 CASCADE DRIVE

ALLENTOWN, PA

**75,400 & 108,000 SF**

WAREHOUSE/DISTRIBUTION FACILITY



LISTING AGENT:



DEVELOPER/OWNER:



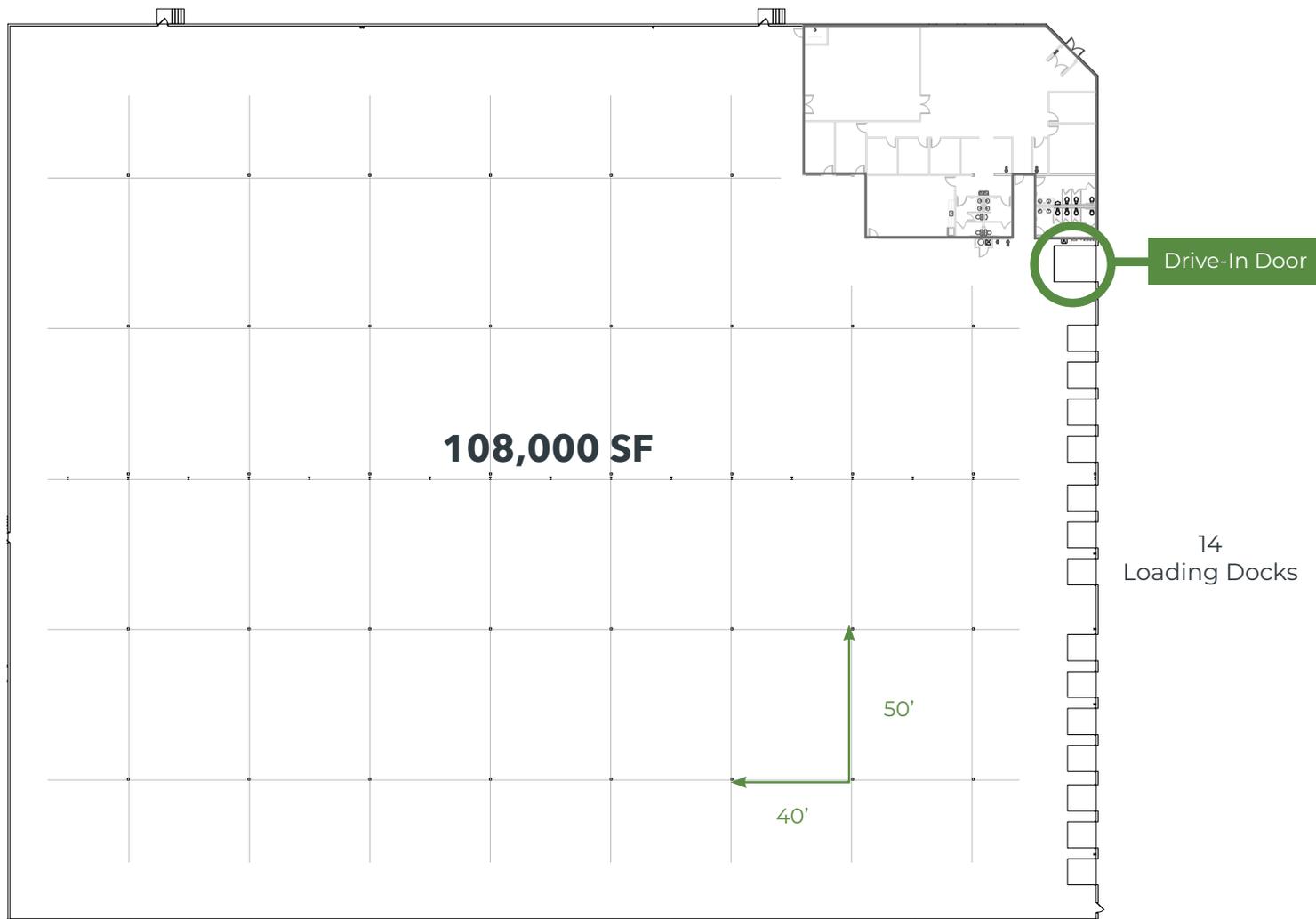
LEE FITTIPALDI  
lfittipaldi@lee-associates.com  
610.215.2320

KIM JACOBSEN  
kjacobsen@lee-associates.com  
610.400.0501

SELWYN SIMPSON  
ssimpson@lee-associates.com  
610.947.1952

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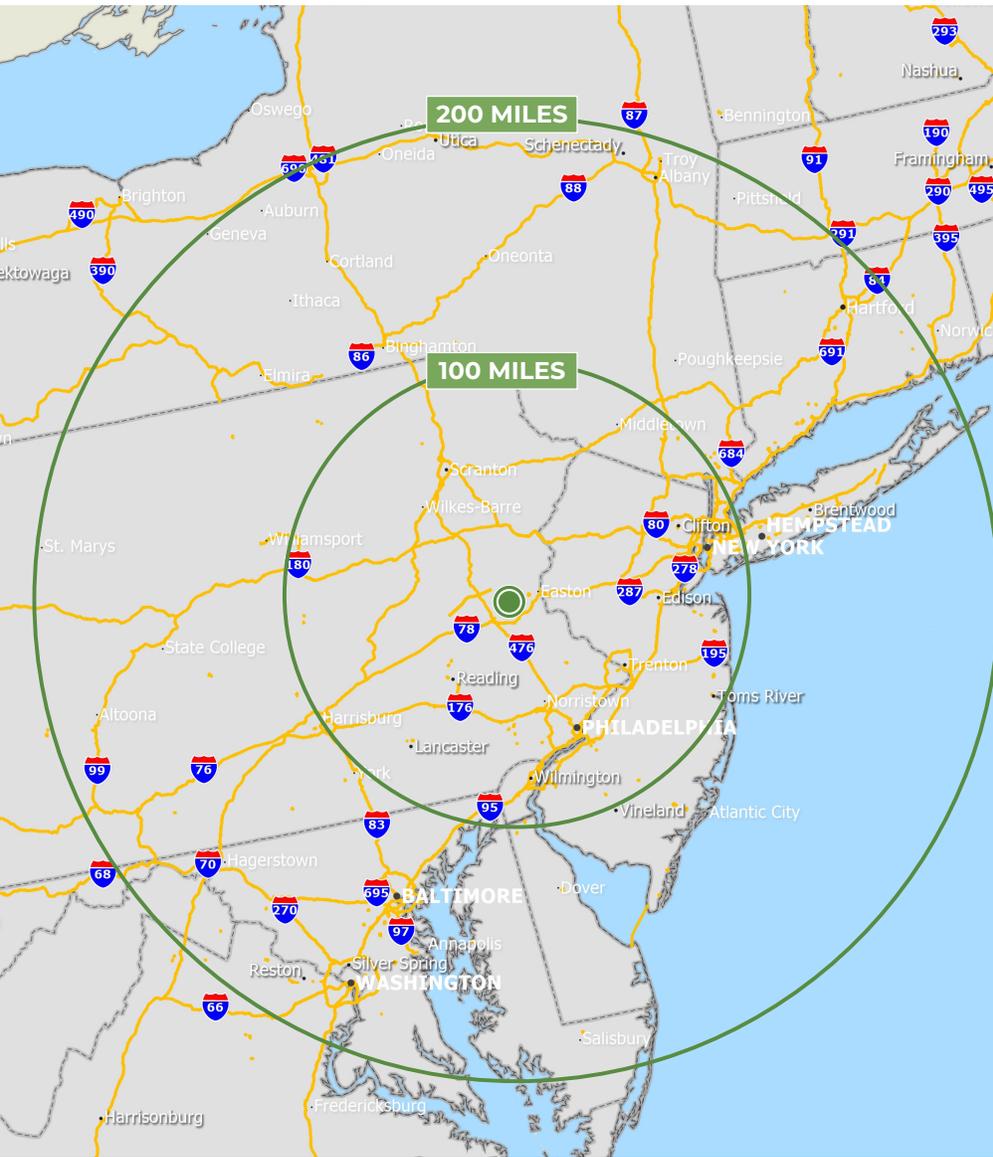
## PROPERTY SPECS:

SIZE:	108,000 SF
COLUMN SPACING:	40'W x 50'D
CLEAR HEIGHT:	18' Min.
LOADING:	14 Docks (Equipped w/ levelers, seals & dock lights)
DRIVE-INS:	(1) 12' x 14'
OFFICE:	6,369 SF
CAR PARKING:	485
TRAILER PARKING:	Available
LIGHTING:	LED in office
SPRINKLER:	Wet
POWER:	400 amp 480/277v



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# LOCATION

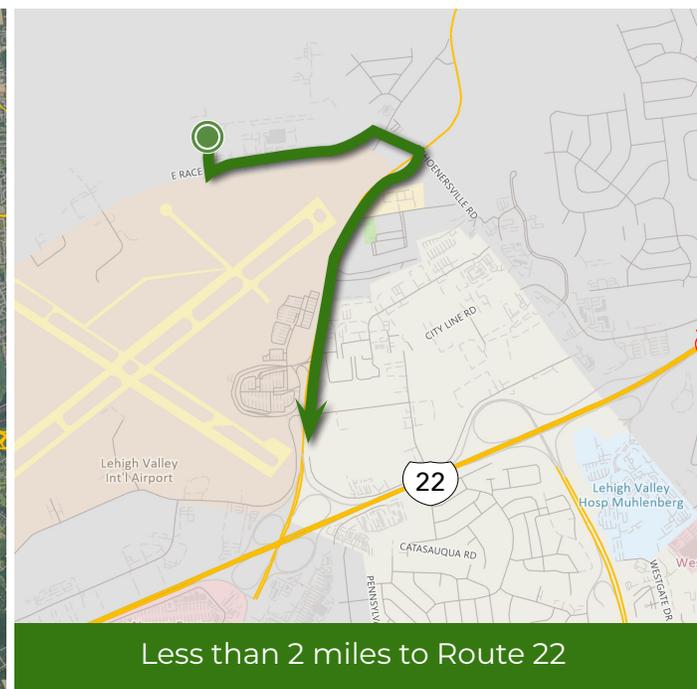
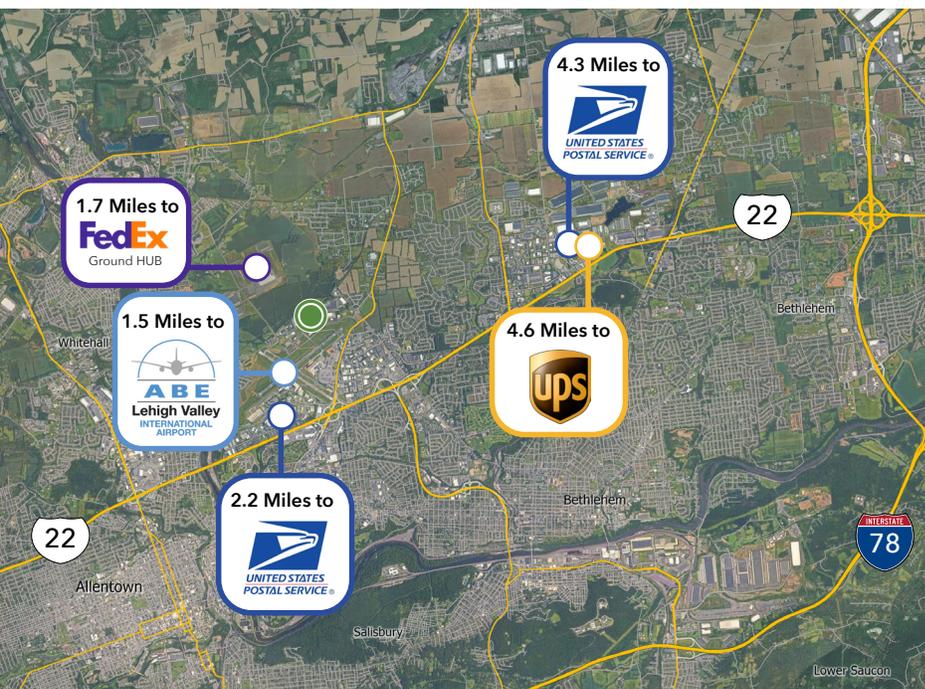


City	Miles
Philadelphia, PA	66
Harrisburg, PA	83
Wilmington, DE	84
New York, NY	88
Baltimore, MD	152
Washington DC	191

Parcel Facilities	Miles
USPS Hub - Bethlehem	2
FedEx Hub - Northampton	2
UPS Freight - Bethlehem	3
UPS - Bethlehem	5
UPS - Easton	15
FedEx Smartpost - Allentown	16

Airports	Miles
Lehigh Valley Int'l	2
Philadelphia Int'l	72
Newark Liberty Int'l	77
Baltimore-Washington Int'l	163

Ports	Miles
Port of Philadelphia	71
Port of NY/NJ	80
Port of Wilmington	83
Port of Baltimore	157



Less than 2 miles to Route 22