



- ◆ Well designed commerce center with High Visibility/High Access retail pad sites at HUMBOLDT STATION.
- ◆ Available I-81 digital sign exposure.
- ◆ Sites level with HOP approvals.
- ◆ **Zoned B-2 Commercial, these pads are ready to go with all utilities at lot lines.**
- ◆ Suitable for QSR, fast casual and sitdown restaurants, hospitality, strip development, office, other.
- ◆ Join Burger King, Turkey Hill, Sonic, Residence Inns, and Coordinated Health on campus
- ◆ Approved Hilton Tru in development pipeline.
- ◆ 22,000 ± vehicles per day on State Route 94; 40,000 ± vehicles per day on I-81.

## Humboldt Station, I-81 Exit 143 Hazle Township, Pennsylvania

Located at Exit #143 off Interstate 81, **HUMBOLDT STATION** enjoys great visibility and access to the I-81 Corridor.

Accessed by a lighted intersection at Commerce Road (main entrance) and Rte 924, this retail complex is the gateway to the highly successful HUMBOLDT INDUSTRIAL PARK.



### Highlights:

- **GREAT ACCESS / VISIBILITY - LOCATED AT I-81 EXIT #143 (Rte 924 INTERCHANGE)**
- **I-81 digital signage available**
- **APPROVED AND IMPROVED PAD SITES;**
- **TRAFFIC SIGNAL AT RTE 924 AND COMMERCE DRIVE (main entrance road)**
- **LEVEL SITES WITH UTILITIES TO THE PARCEL LINE**
- **\*DIRECT ACCESS TO ADJACENT HUMBOLDT INDUSTRIAL PARK**



Contact: Griff Keefer, BOMA [gkeefe@hinerfeldcommercial.com](mailto:gkeefe@hinerfeldcommercial.com)



