

# FOR LEASE | COMMERCIAL WAREHOUSE / OFFICE



**310 Stoke Park Road | Bethlehem, PA 18017  
21,777 SF Warehouse Space Available For Lease**



## Key Features

- Private entrance
- Highly visible from Route 22
- Warehouse 20 ft clear
- Exterior and pylon signage
- Ample on-site parking
- Additional ground behind warehouse available

**For more information, please contact:**

**Ann Kline**  
610.295.6602  
akline@markwardgroup.com

## Location

- Northampton County: Located just off Route 22 and Route 512 Interchange
- Approximately 2 miles to Lehigh Valley International Airport

**Del Markward, SIOR**  
dmarkward@markwardgroup.com

## Zoning

- PIBD

## Lease Rate

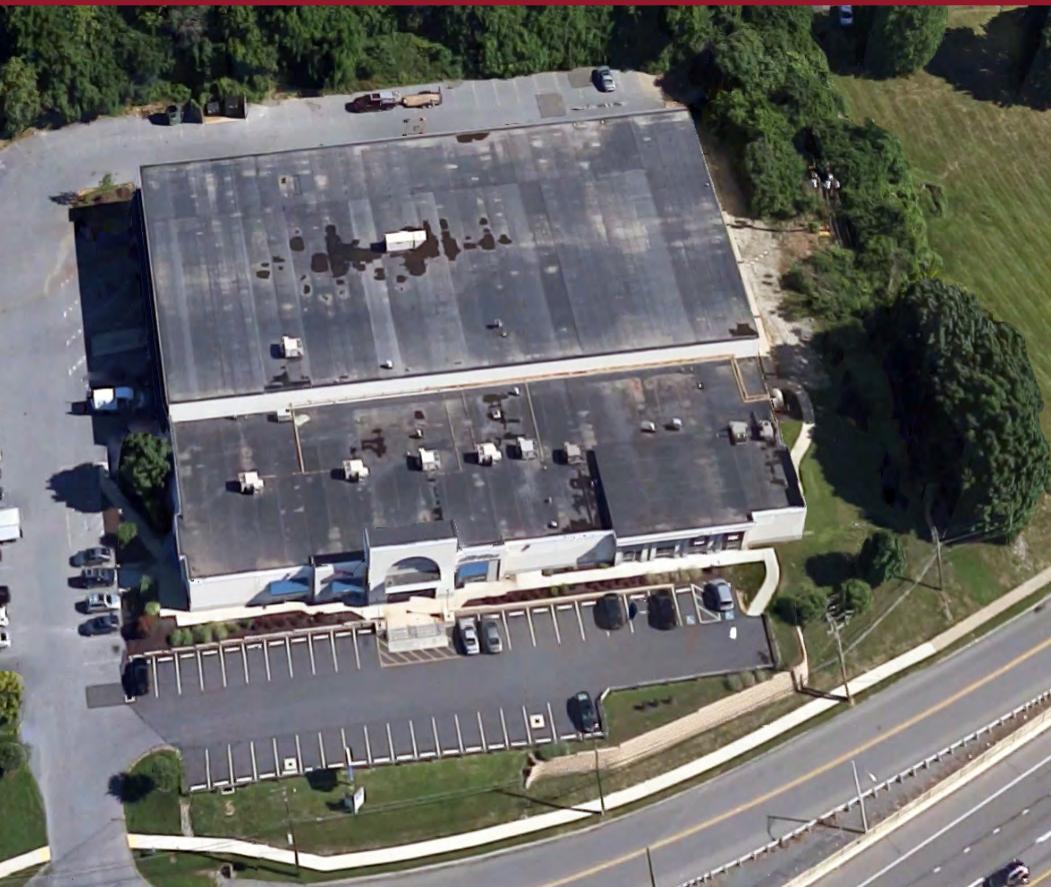
- Warehouse - Asking \$9.50 NNN

**Markward Group**  
5925 Tilghman Street, Suite 1400  
Allentown, PA 18104  
610.295.6600  
[MarkwardGroup.com](http://MarkwardGroup.com)

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**Lehigh Valley** - The Lehigh Valley is one hour from Philadelphia and an hour and a half from New York and gives companies access to more than 50 million consumers every day. A Lehigh Valley location also offers unbeatable Northeast market access since four of the nine major U.S. markets (45% of U.S. manufacturers and 41% of U.S. domestic trade and service industries) are within a day's drive.

