



**For Sale - \$3,495,000**  
**29,377 SF Industrial**  
**200 Park West Drive**  
**Pittsburgh, PA 15275**

**Property Highlights**

- 29,377 SF industrial
- Eight (8) overhead bridge cranes in two (2) bays
- 27' clear / 16' under hooks / 2 drive-in doors
- Elect. bus duct, compressed air served throughout
- Parking: 106 stalls & laydown area
- Excellent visibility at RIDC Park entrance
- Numerous nearby amenities; minutes to I-376, I-79, Route 30 & 60, Pittsburgh International Airport



*For information, please contact:*

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29,377 SF Industrial



## Property Information

Total Available:	29,377 SF
Industrial Building:	Total: 29,377 SF First Floor: 25,548 SF Second Floor: 3,829 SF
Clear Ceiling Height:	27' clear, 16' Under Hooks
Cranes:	Bridge: Four 20 Ton, One 10 Ton, One 7.5 Ton, Two 5 Ton Jib: Three 1 Ton
Drive- Ins:	Two (2) 13'x14' Two (2) 8'x10'
Power:	4600 Volts / 3 Phase, Backup Generator
Lot:	Option to purchase additional and adjacent lot totaling six (6) acres
Notes:	Industrial Paint Booth, Locker room with showers, Electric bus cables, Air lines throughout



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29,377 SF Industrial

## Site Overview



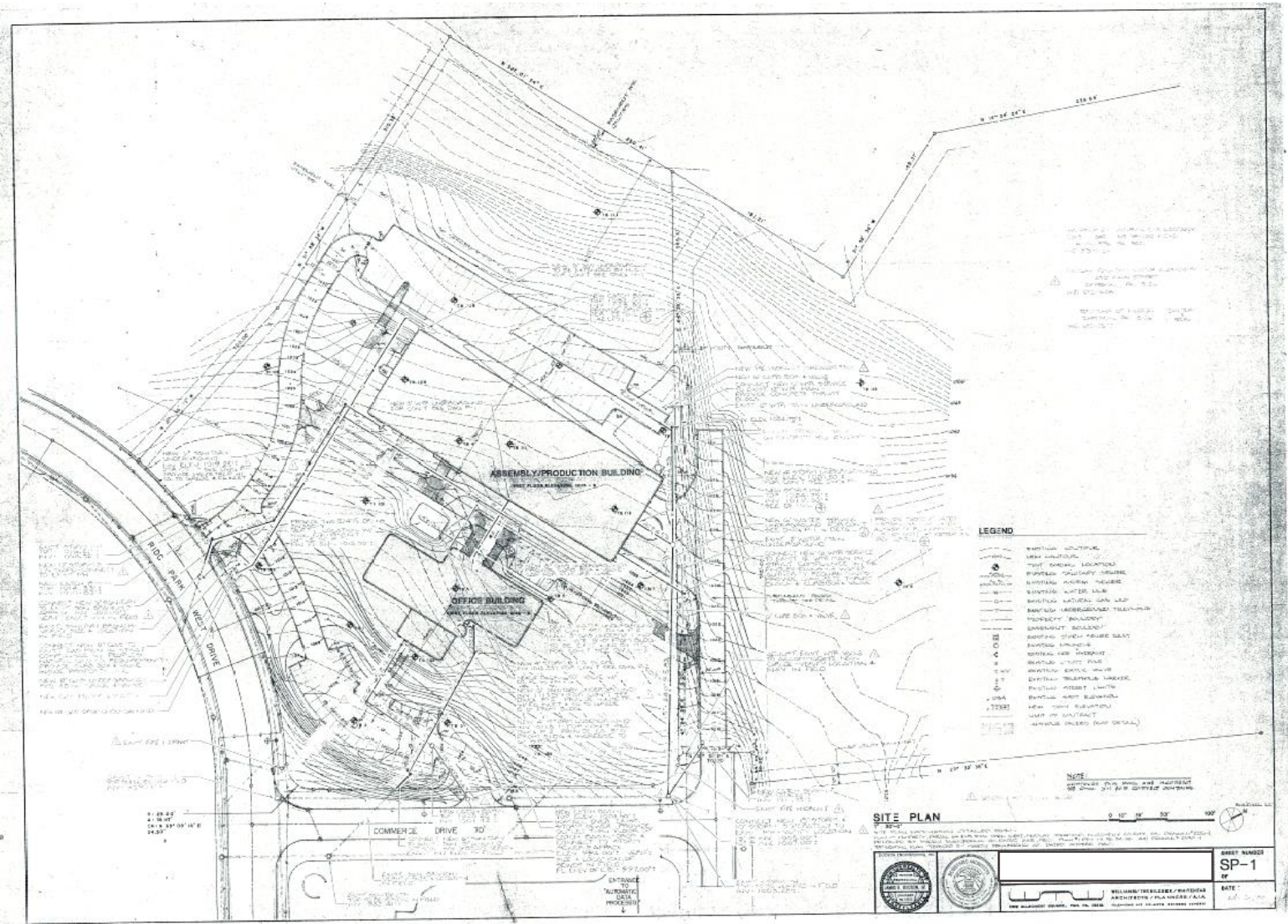
29,377 SF Industrial



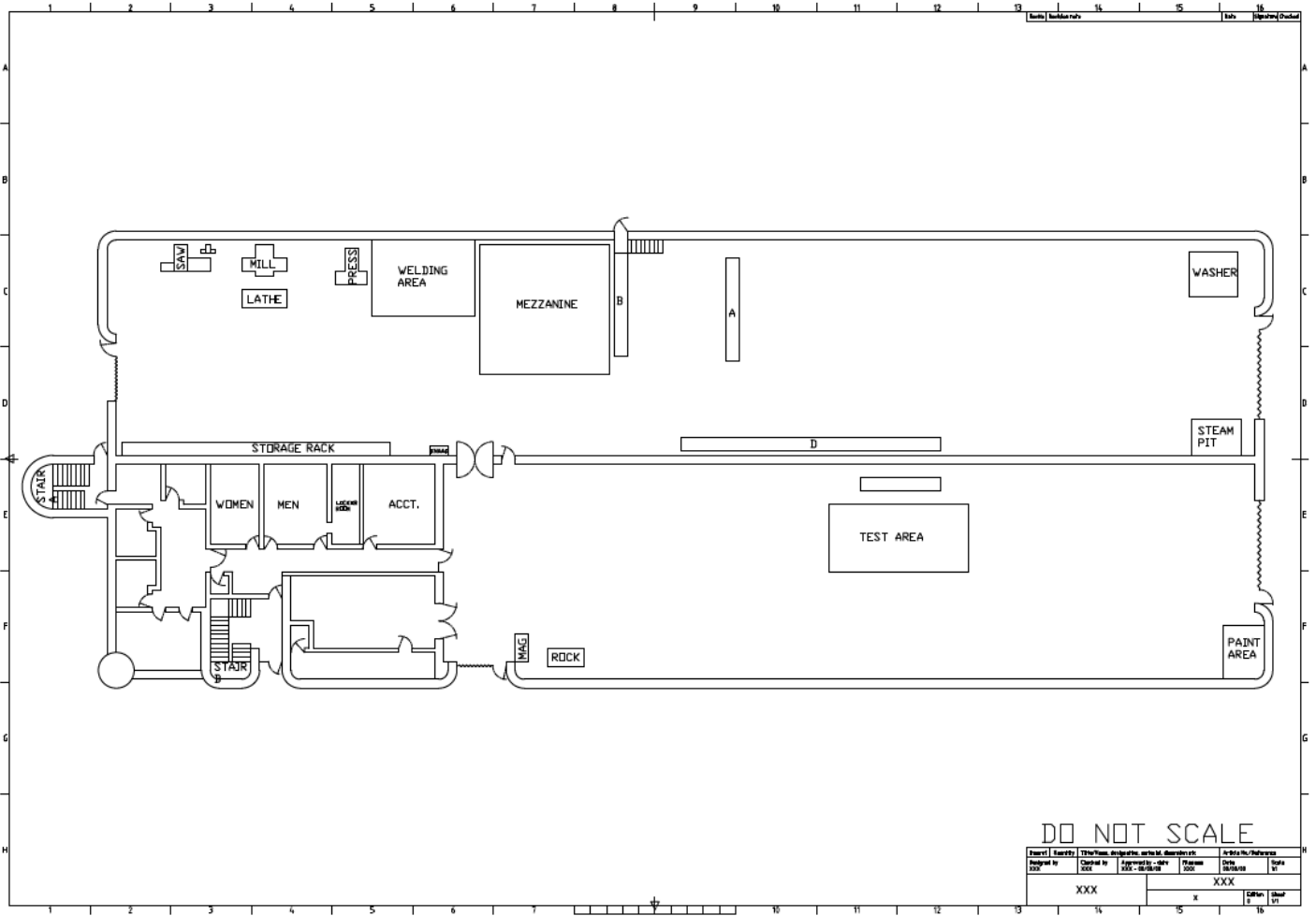
**NEWMARK**

29,377 SF Industrial

Site Plan



## Building Plan



DO NOT SCALE

Project No.	Client No.	Drawn By	Checked By	Date	Scale
XXX	XXX	XXX	XXX	XXX	1/4" = 1'-0"

29,377 SF Industrial

Bay One



Bay Two



29,377 SF Industrial

## Bay One



## Bay Two



**NEWMARK**



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29,377 SF Industrial

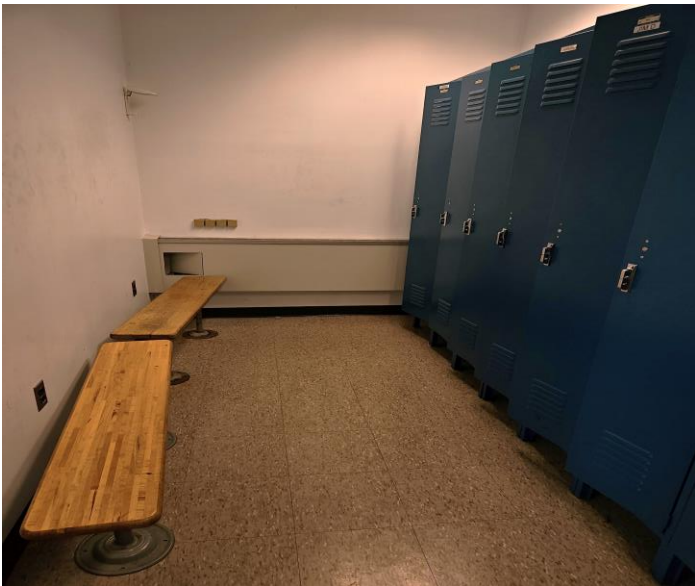
### Drive-in Doors



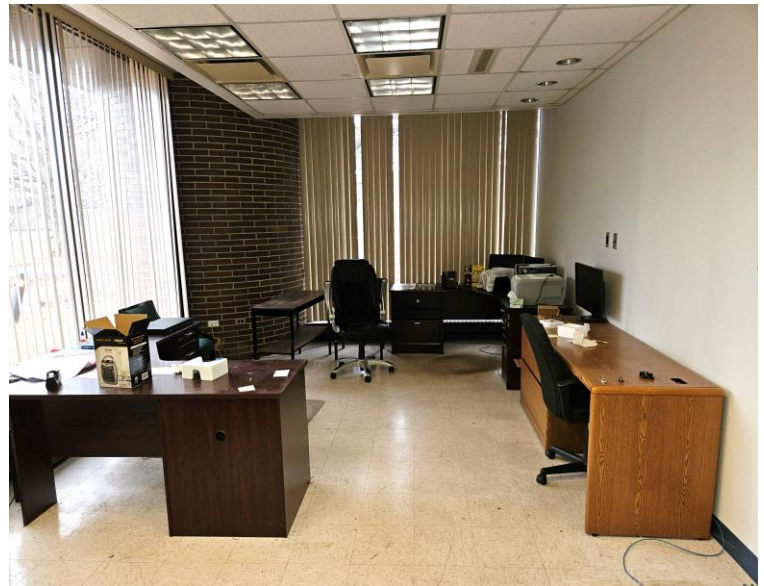
### Parking



### Locker Room



### Office



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**NEWMARK**