

**3400 Glover Road**  
**160,000 sq. ft. Available for Lease**  
**Forks Township, Pennsylvania**



## Property Features

- 160,000 sq. ft. Build-to-Suit Industrial Building
- Situated on 13.3 acres
- Up to 36' Clear Ceiling Height
- 40 Dock Doors/ 2 Drive-in Doors
- 52 Trailer Storage Spaces
- LED Lighting
- ESFR Fire Sprinkler System
- 1,600 AMP Electric
- Less than 3 miles from Route 33 Tatamy Interchange
- Minutes from New Jersey
- Excellent access to the Northeast's major metropolitan regions including Philadelphia, Baltimore, and Washington, DC
- Single day's drive to more than 40% of the United States Population
- Strong local workforce

### New Jersey

908.730.6909  
171 State Route 173  
Asbury, NJ

For more information, please contact:

### Joe Correia

[jcorreia@jgpetrucci.com](mailto:jcorreia@jgpetrucci.com)

### Pennsylvania

610.332.0550  
22 S. Commerce Way  
Bethlehem, PA



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**Plan**



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### Forks Township, Pennsylvania

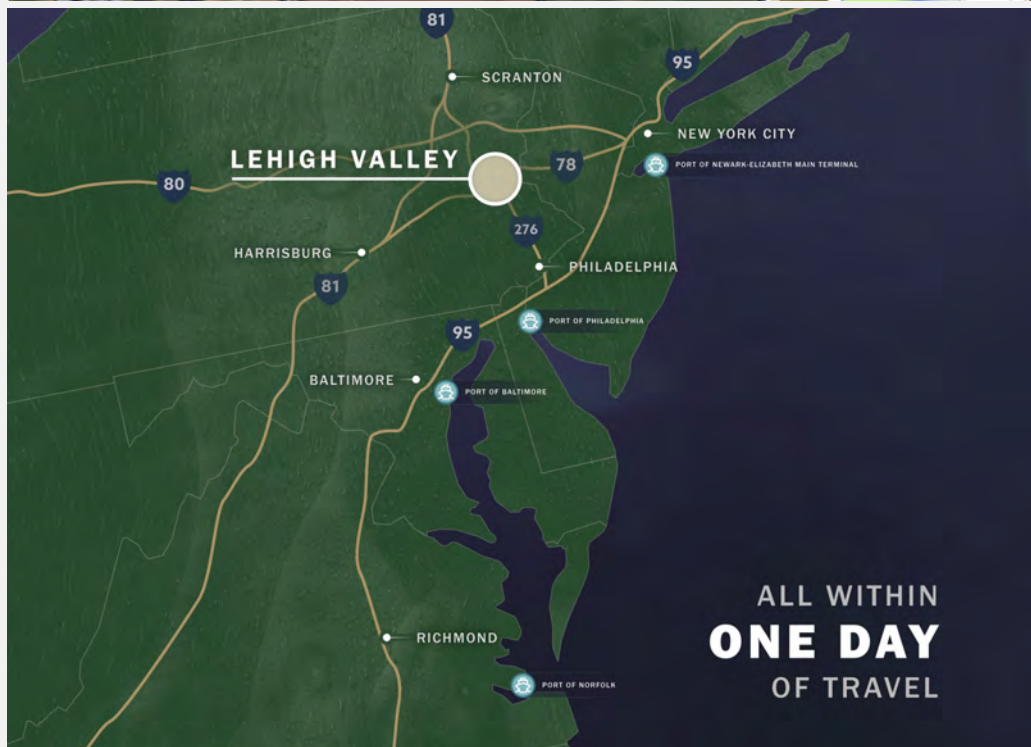
#### Location

A SITE THAT PUTS MORE THAN

# 40%

OF THE NATION'S POPULATION  
WITHIN A SINGLE DAY'S DRIVE!

- Excellent proximity to all major roadways including Routes 33, 22, 378, I-78, I-476 (Northeast Extension), I-276, I-81, I-80, and I-95
- 80 miles west of New York City
- 50 miles north of Philadelphia
- Strong labor pool
- 77 miles from Ports of New York/ New Jersey
- 75 miles from Port of Philadelphia
- Close proximity to major distribution hubs
- Less than 15 miles from Lehigh Valley Airport & New FedEx Distribution Center



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