

220

OAK HILL
ROAD

MOUNTAINTOP, PA

CRESTWOOD INDUSTRIAL PARK



210,000 SF INDUSTRIAL/WAREHOUSE SPACE
AVAILABLE FOR SALE OR LEASE

CBRE

SITE PLAN



BUILDING SPECIFICATIONS

Building Size	210,000 SF
Lot Size	15 Acres
Land Size	653,400 SF
Dock Doors	9 Total
Drive Ins	5
Construction	Reinforced Concrete
Power	3000 Amps @ 480
Cold Storage	Cooler: 38° / Freezer: 0°
Car Parking	40 spaces

Sprinklers	Fully Wet
Taxes	\$0.24 PSF (2022)
Utilities	Natural Gas, Public Water/ Sewer
Zoning	I-1, Industrial
Municipality	Luzerne County
Land Use	Warehouse
Amenities	Fenced Lot, Branding/Signage Opportunity, Cell Tower On-site

REGIONAL ACCESS



9.1 miles
13 mins



7.8 miles
12 mins



LABOR POOL WITHIN 30 MINUTES



264,781
Total Population



127,825
Labor Force



37,278
Blue Collar



9,545
Transportation &
Warehousing Workforce

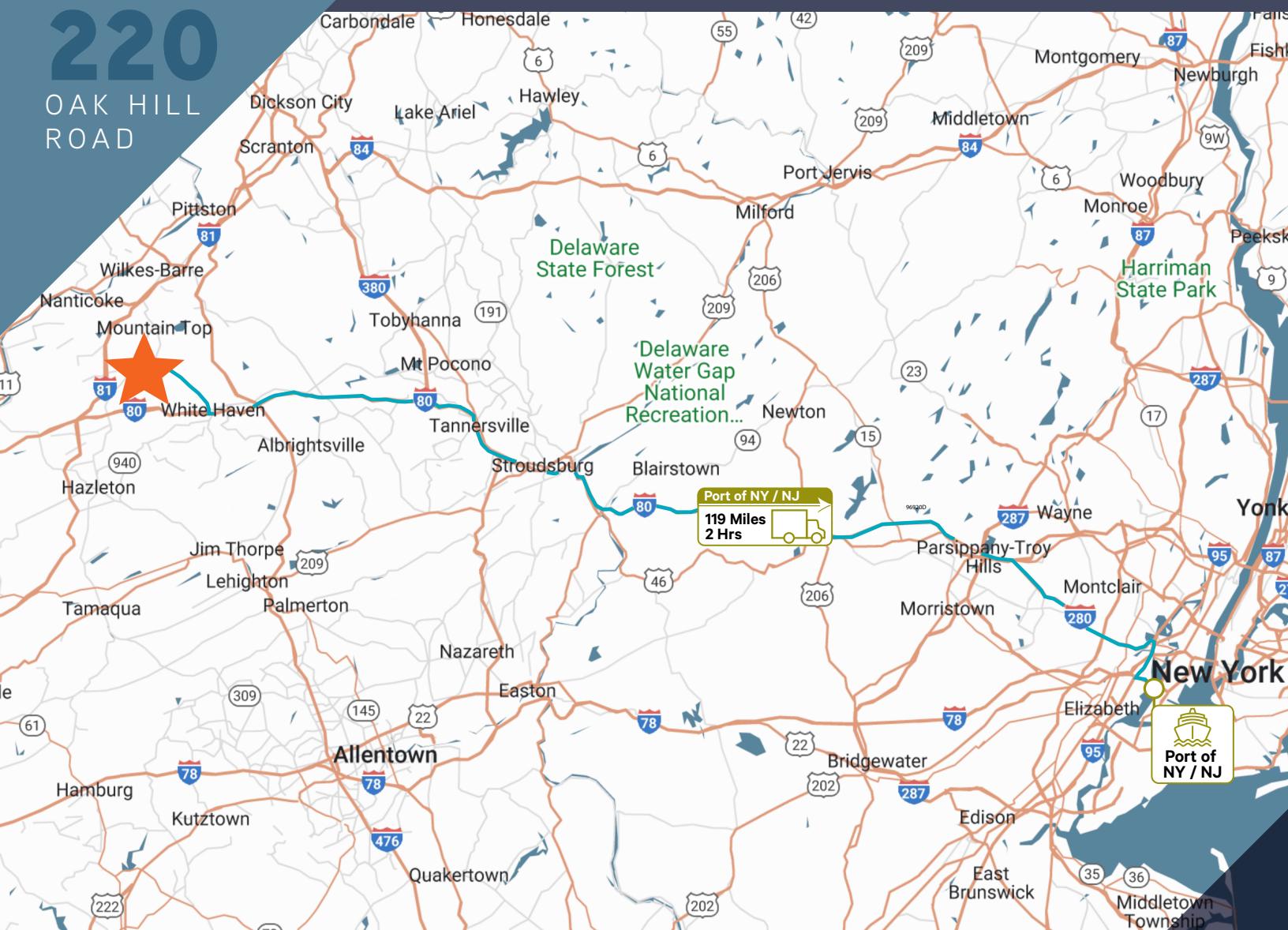
MAJOR AREA PORTS

Port of NY/NJ	119 Miles	2 Hrs
Port of Philadelphia	111 Miles	1 Hr 50 Mins
Port of Wilmington	125 Miles	2 Hrs
Port of Baltimore	178 Miles	2 Hrs 50 Mins

DISTANCES TO CITIES

New York City	118 Miles	2 Hrs
Philadelphia	106 Miles	1 Hr 50 Mins
Baltimore	177 Miles	2 Hrs 50 Mins
Washington DC	218 Miles	3 Hrs 30 Mins
Boston	317 Miles	4 Hrs 50 Mins

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