

# Trexlertown Business Center

6126 Hamilton Boulevard, Trexlertown, Pennsylvania

3,000 - 7,000 SF  
Available (Divisible)



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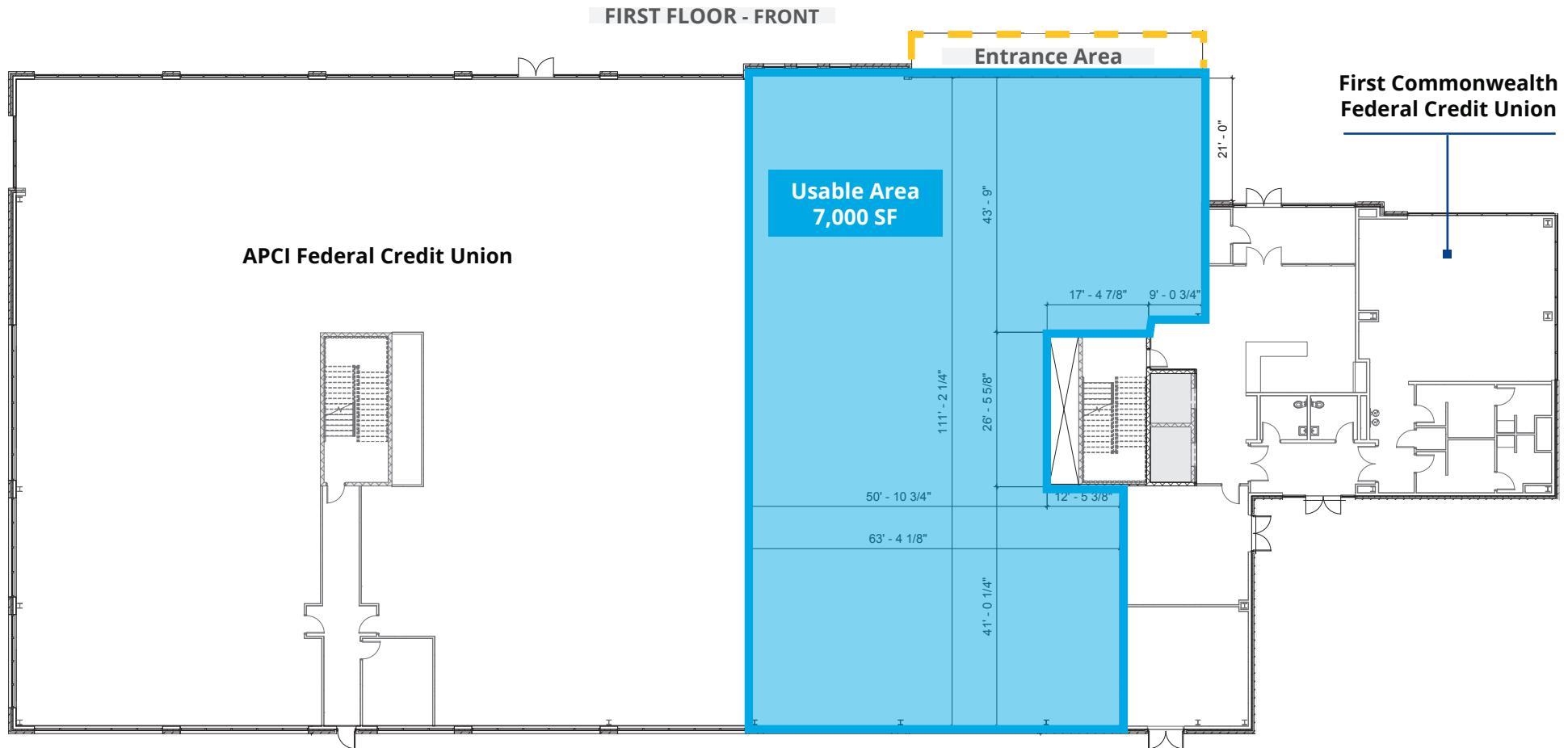
+1 610 770 3600

# Property Features

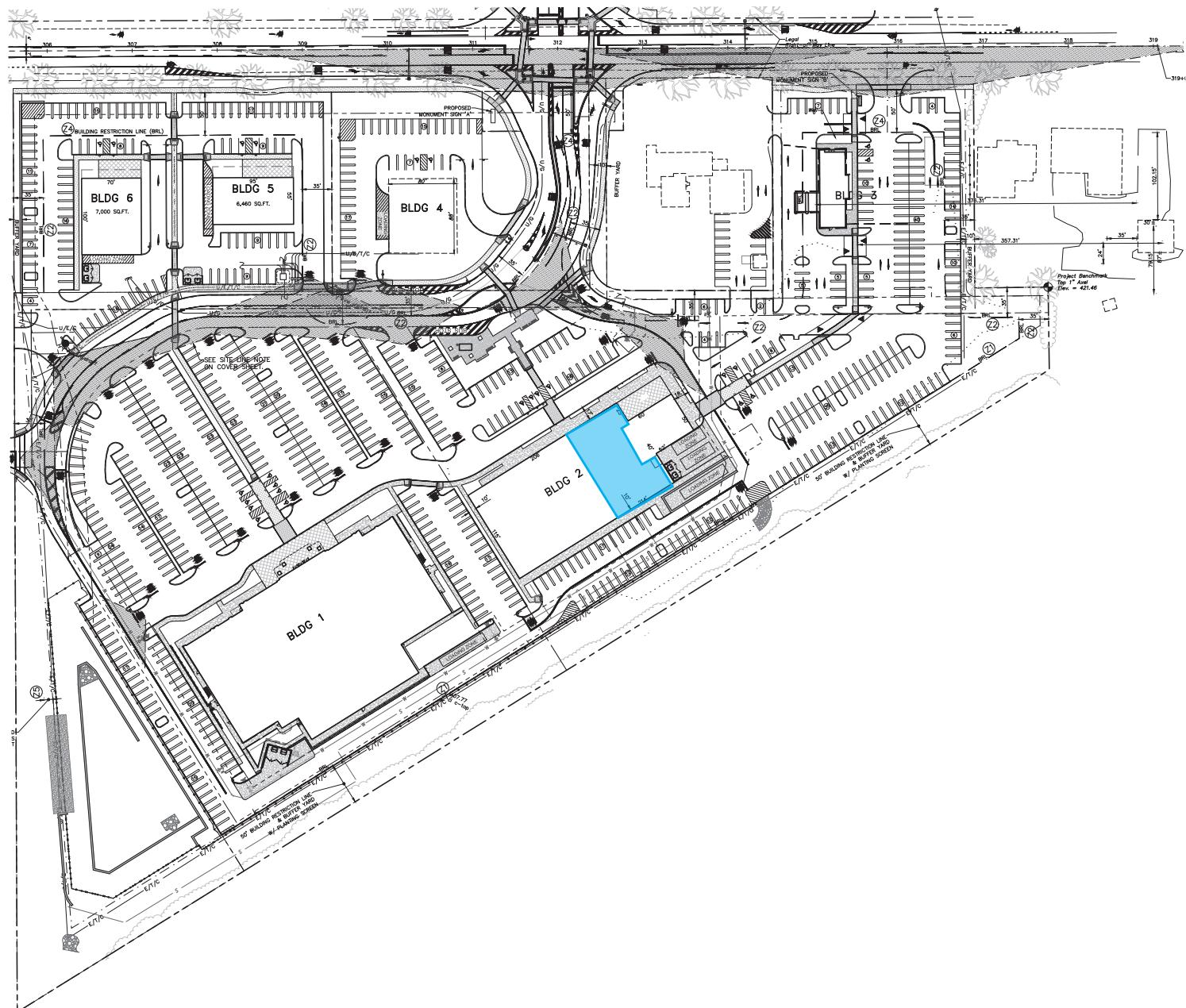
- New Class "A" Office or Retail space, direct first floor access with great store front visibility and signage
- Join First Commonwealth Federal Credit Union HQ, APCI Federal Credit Union, Movie Tavern, New Air Products HQ, Hyatt full service hotel and New Buckeye HQ
- Located in the heart of Trexlertown and the hottest market in the Lehigh Valley
- Perfect "Live, Work, Play" dynamic
- Minutes from Whole Foods, Target, Costco, and many others
- New Wawa pad site approved and Home Depot about to break ground

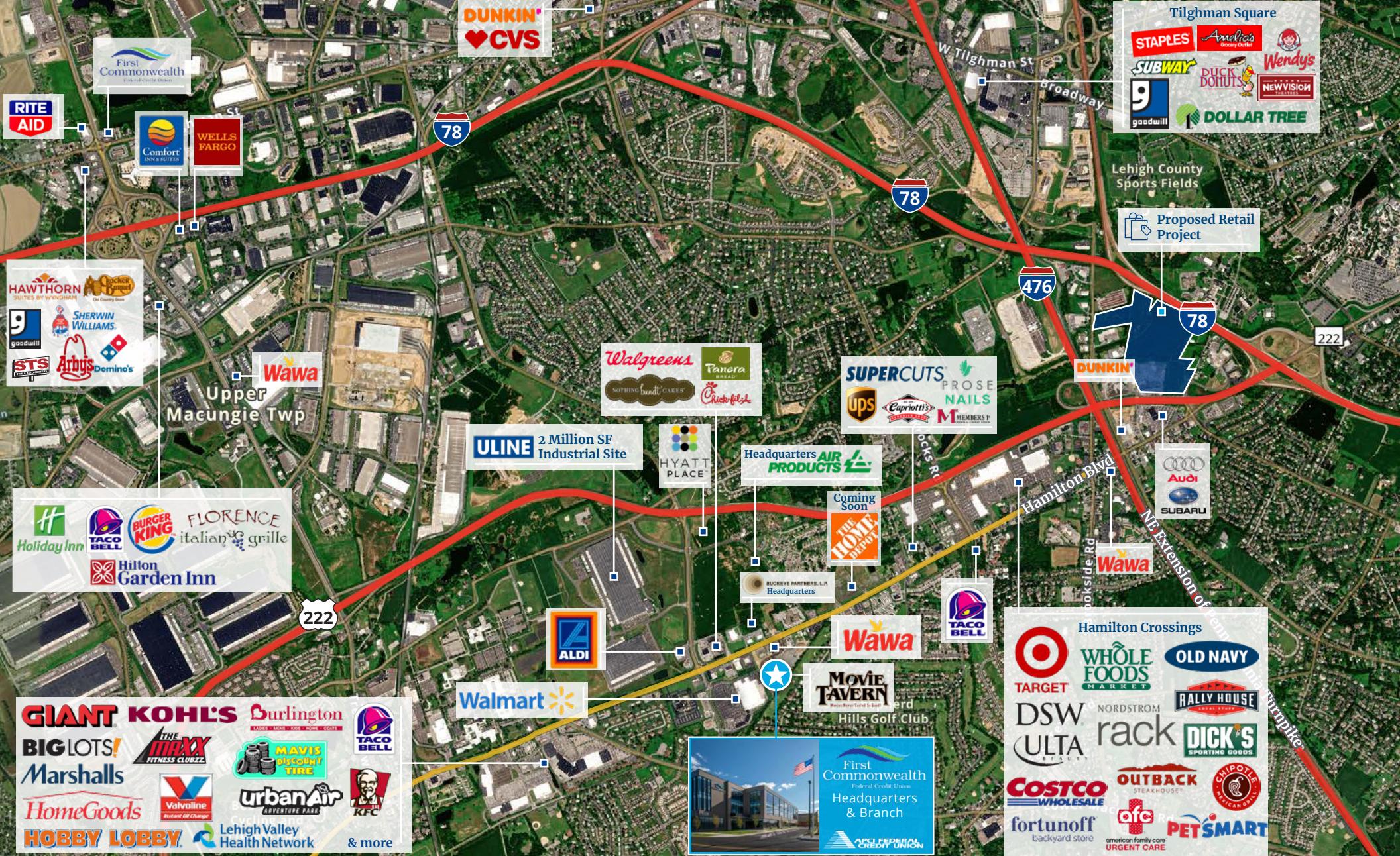


# Floor Plan



# Site Map

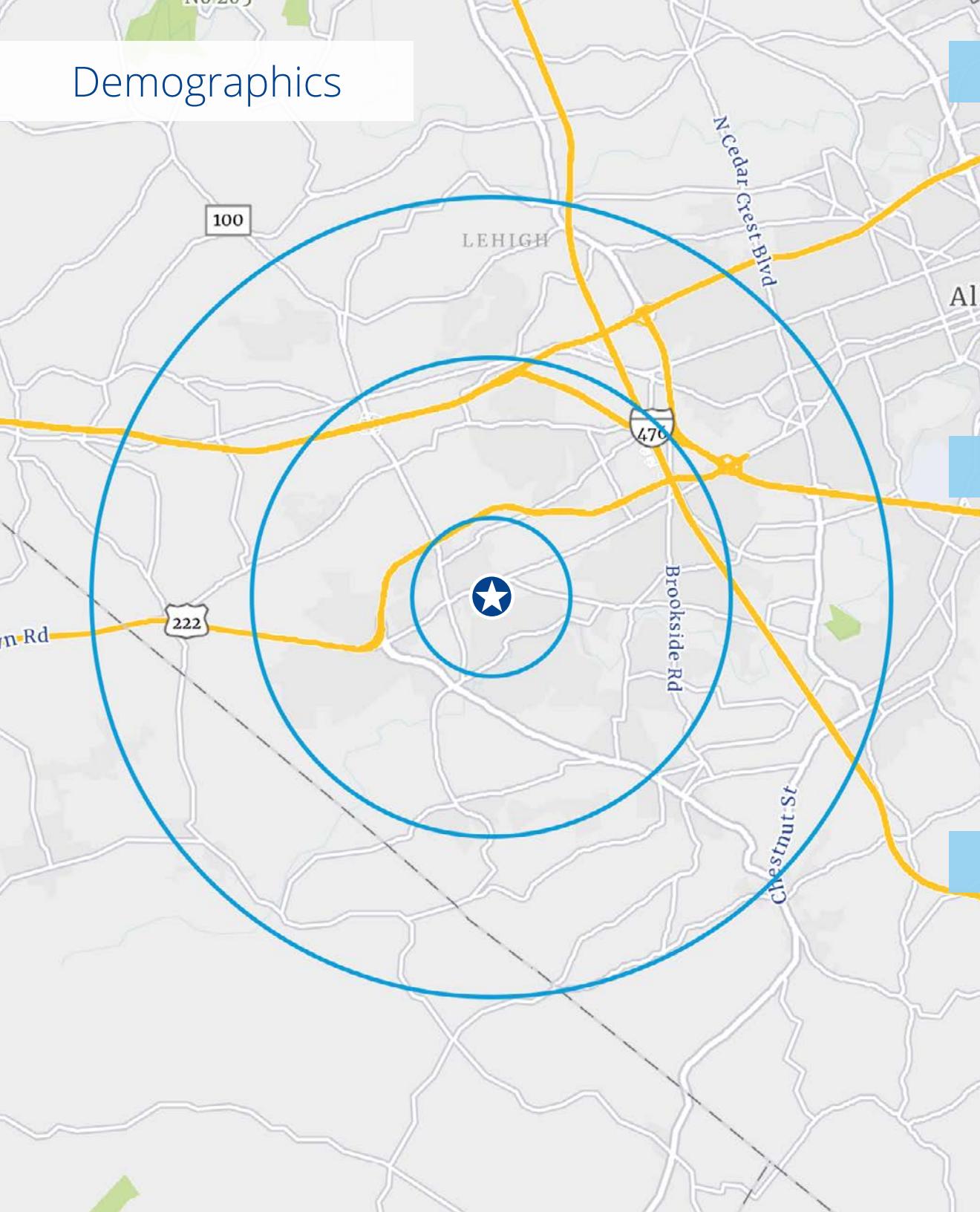




## Lower Macungie

Lower Macungie is the fastest growing area of Pennsylvania in terms of total population growth and is undergoing rapid suburbanization. Lower Macungie Township's growth has been attributed to its proximity to major employment centers, and strategic access to major transportation corridors. At 22.6 square miles, the Township is one of the largest municipalities in the Lehigh Valley.

## Demographics



### within one mile

 **5,513**  
people

 **\$112,341**  
average HHI

 **2,312**  
households

 **2,777**  
employees

### within three miles

 **47,217**  
people

 **\$113,618**  
average HHI

 **17,748**  
households

 **24,148**  
employees

### within five miles

 **88,889**  
people

 **\$115,412**  
average HHI

 **34,243**  
households

 **45,329**  
employees



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