



**801 Presque Isle**  
PLUM, PA 15238

**FOR LEASE**  
**33,000 SF**

## **SINGLE USER WAREHOUSE OPPORTUNITY**

Situated on a hill overlooking Golden Mile Highway, the site is easily accessible from the Parkway and the Turnpike. Convenient services, including restaurants, banking, and retail opportunities are located nearby. The site's visibility from Golden Mile Highway generates an opportunity to create a highly recognizable location with signage opportunities.

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 CUSHMAN & WAKEFIELD



- 33,000 SF for lease
- Dock and drive-in loading possible
- 14' to 16' under beam ceiling height
- Power: 1200 amp, 120/208v 3-phase
- Fully conditioned
- Back-up generator
- Abundant natural light
- Ample parking 8.25 spaces/1,000 SF

 801 Presque Isle

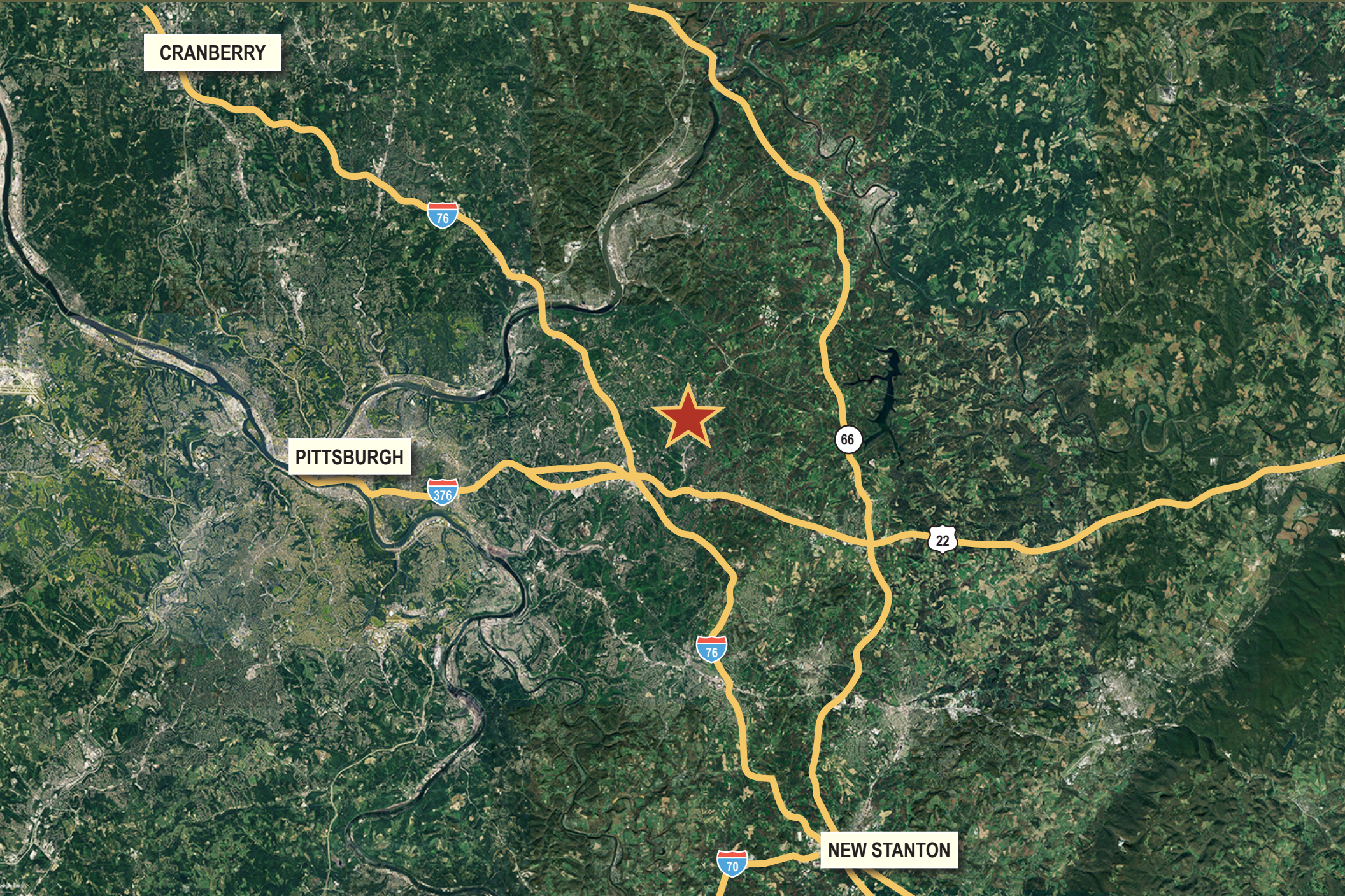
**MULTIPLE INGRESS/  
EGRESS POINTS**



**DIRECTLY OFF OF RT. 286 / GOLDEN MILE HIGHWAY**

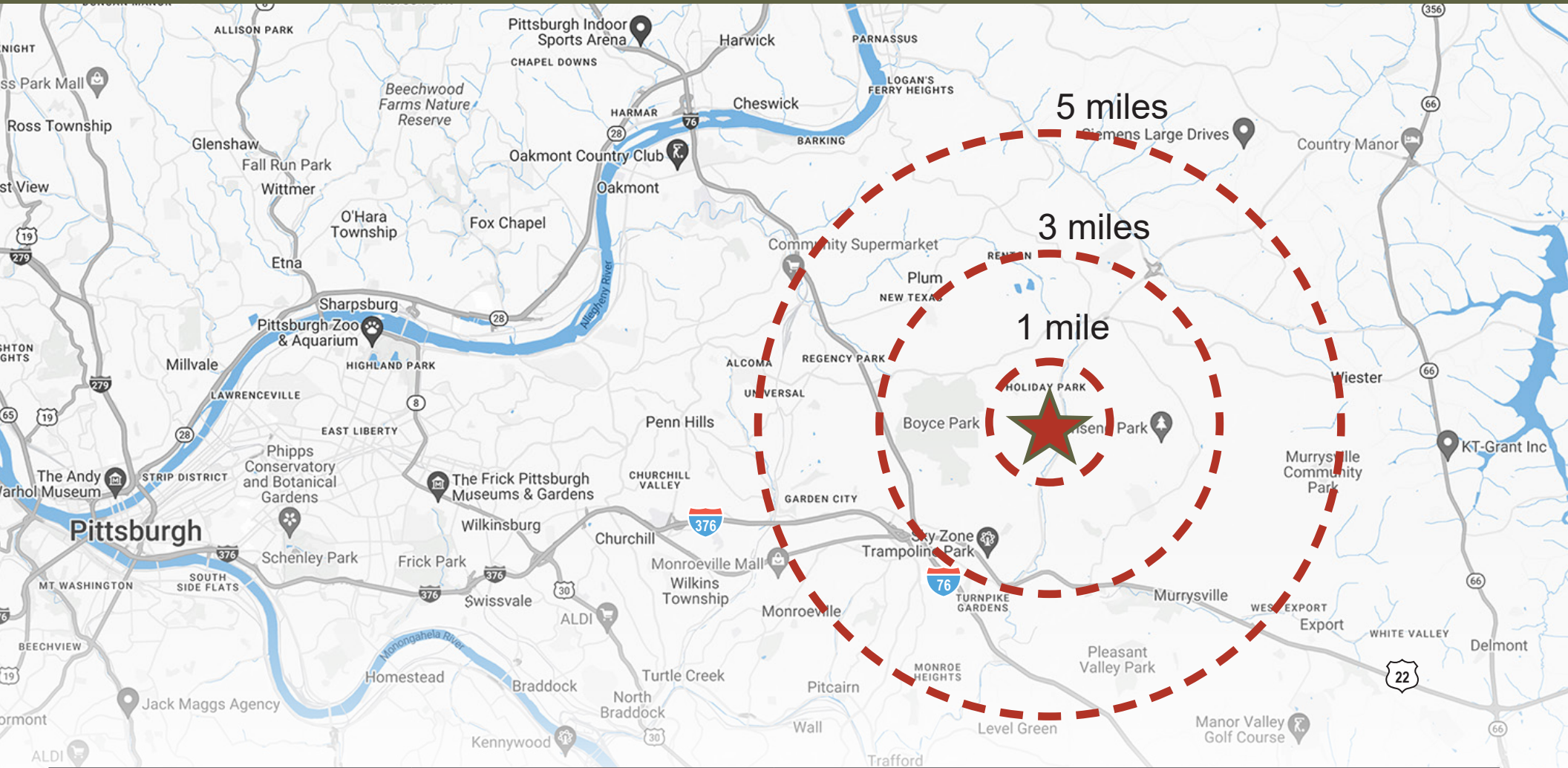
# 801 Presque Isle

# THE BIGGER PICTURE



# 801 Presque Isle

# LOCATION MAP & DEMOGRAPHICS



CATEGORY	1 MILE	3 MILES	5 MILES
2023 Population	7,876	29,020	69,522
2023 Households	3,172	11,881	29,070
Avg Household Income	\$106,272	\$108,448	\$101,518
Employees	1,497	12,014	38,445
Businesses	191	1,272	4,187



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FOR MORE INFORMATION CONTACT:



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