



Accelerating success



# Flex Space Sublease

## 24,375 SF SUBDIVIDABLE

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## 510 Seco Road Monroeville Business Park

- 24,375 SF sublease opportunity with 6/30/2025 lease exp.
- Quick Access to I-376 Parkway East and I-76 PA Turnpike
- 240-208 / 120 Volt 3 Phase power
- Zoned M-1 (planned industrial)
- Abundant onsite parking
- 14' ceiling height
- Fully conditioned



**One 10 x 10**  
Drive-In Door



**Five 8 x 8**  
Overhead Doors



**Dock High**  
and drive-in possible

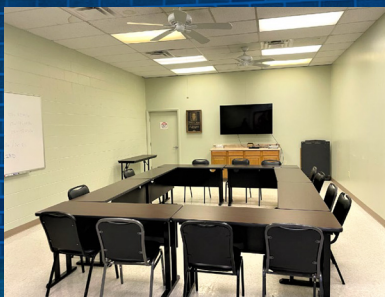
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# Nearby Amenities



# Property Photos

510



# 510 Seco Road Floor Plan

