



Meadow Pointe Office Park

Buildings #100 & #200

N O W L E A S I N G

101/103 North Meadows Drive
Wexford PA 15090

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PROPERTY HIGHLIGHTS

BUILDING #100:

- Available Space:
- 1st Floor: Suite #135
- 1,560 rentable square feet
- **LEASE PRICE: \$13.00 PSF (Plus utilities/ janitorial)**



BUILDING #200:

- Available Space:
- 2nd Floor: Suite #211
- 902 rentable square feet
- 2nd Floor: Suite #214
- 905 rentable square feet
- 2nd Floor: Suite #215
- 1,602 rentable square feet
- **LEASE PRICE: \$13.00 PSF (Plus utilities/ janitorial)**



AMENITIES:

Beautifully landscaped common area

Courtyard Area with picnic table and umbrella

Buildings are professionally managed by ownership and have been updated in 2023

Located in the heart of the Wexford Business District and within minutes to many restaurants and shopping

Only minutes to PA Turnpike, Route 279 (North) and Route 19 (North)



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LOCATION & DEMOGRAPHICS

DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
2023 Population	4,192	36,311	89,395
Median HH Income	\$120,095	\$121,297	\$116,965

