

# 600

## INDUSTRIAL DRIVE

LEWISBERRY, PENNSYLVANIA

FOR SUBLEASE



±100-580,000 SF  
AVAILABLE



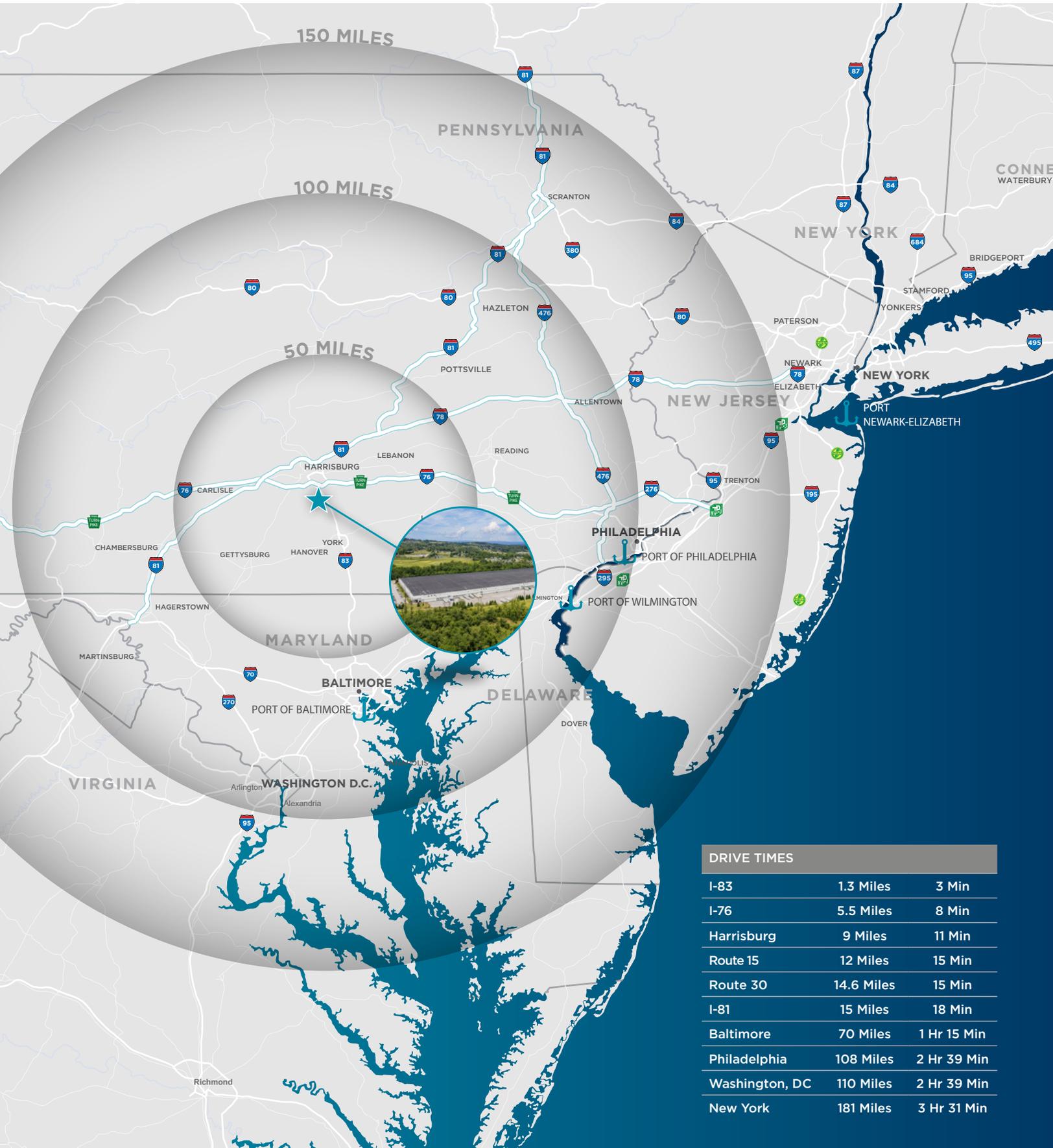
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# REGIONAL MAP

## 600 INDUSTRIAL DRIVE LEWISBERRY, PENNSYLVANIA



# LOCATION

600 INDUSTRIAL DRIVE  
LEWISBERRY, PENNSYLVANIA



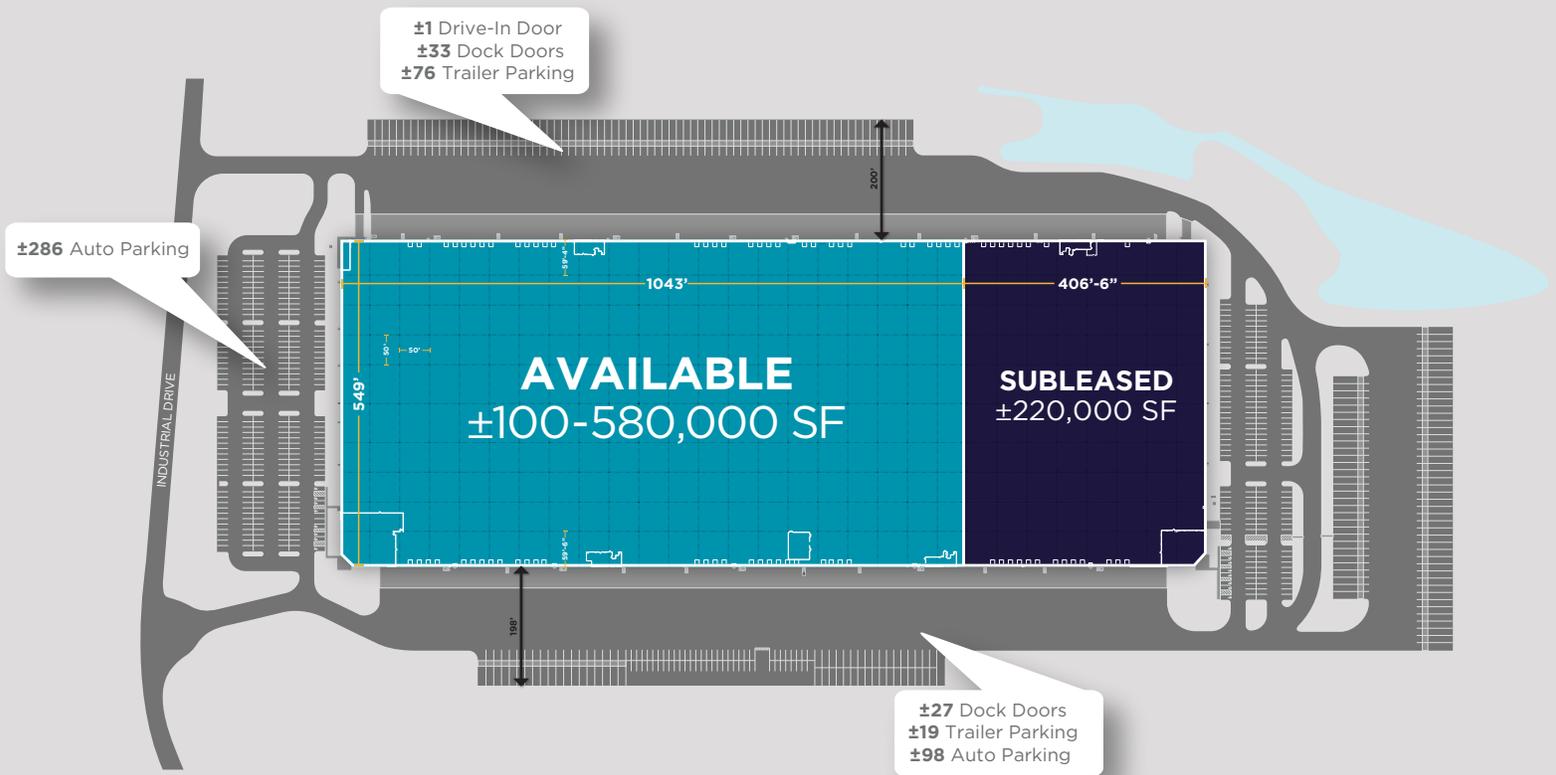
**STATE-OF-THE-ART, CLASS A** industrial warehouse offers all the modern amenities; designed to support high-performance logistics, distribution, or manufacturing operations.



**PRIME ACCESS** offering truck-friendly connectivity to I-83 and Route 30—two major regional transportation arteries.



**STRONG LABOR BASE** with a reliable blue-collar demographic ideal for industrial operations. Over 30% of the regional workforce is employed in manufacturing, transportation, and warehousing-related sectors—well above the national average.



**±100-580,000** SQUARE FEET

**±60** DOCK DOORS

**32'** CLEAR HEIGHT

**±386** AUTO SPACES

<b>BUILDING AREA</b>	±800,000 SF	<b>DRIVE-IN DOOR</b>	1
<b>BUILDING DIMENSIONS</b>	1,043' x 549'	<b>DOCK DOORS</b>	±60
<b>AVAILABLE AREA</b>	±100,000-580,000 SF	<b>AUTO PARKING</b>	±384
<b>OFFICE</b>	±13,714 SF	<b>TRAILER PARKING</b>	±95 (expandable)
<b>COLUMN SPACING</b>	50'x50'	<b>TRUCK COURT</b>	198'
<b>CLEAR HEIGHT</b>	32'	<b>LIGHTING</b>	LED

For More Information, Please Contact:

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