

THE CANAL WORKS

10 Canal Street Bristol, PA 19007

 FOR LEASE

 OFFICE

 555 - 1,861 SF



PROPERTY DESCRIPTION

- 555 - 1,861 SF available for lease
- Class 'A' office space within a 19th century historic mill building, recently renovated to maintain its unique charm and ambiance
- Custom fit-outs tailored to meet each tenant's corporate image & requirements
- Located within Opportunity Zone




FOR MORE INFORMATION

Zena Charokopos

 215.396.2900 x103

 zena.charokopos@naimertz.com

NAIMertz

 NAI Mertz | 210 E. Street Road, Suite 3B
Feasterville-Trevose, PA 19053
215-396-2900 | naimertz.com



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LEASE INFORMATION

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	555 - 1,861 SF	Lease Rate:	Negotiable


AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 235	Available	930 - 1,861 SF	Modified Gross	Negotiable	-
Suite 237	Available	931 - 1,861 SF	Modified Gross	Negotiable	-
Suite 333	Available	1,404 SF	Modified Gross	Negotiable	Large open office area (39' x 36')
Suite 334	Available	555 SF	Modified Gross	Negotiable	-

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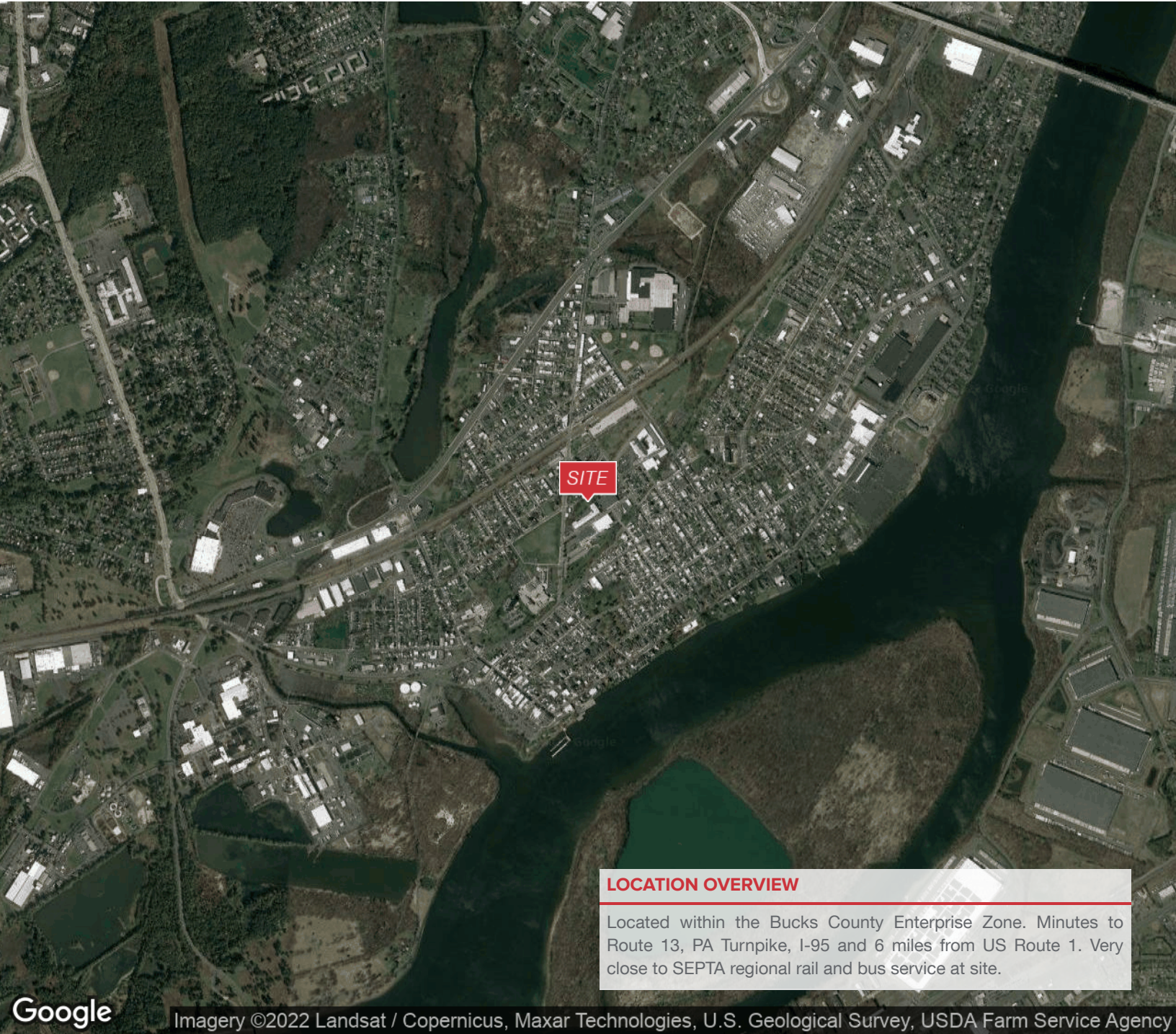
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SITE

LOCATION OVERVIEW

Located within the Bucks County Enterprise Zone. Minutes to Route 13, PA Turnpike, I-95 and 6 miles from US Route 1. Very close to SEPTA regional rail and bus service at site.

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