



COMMERCE ROAD

PITTSTON, PENNSYLVANIA



UP TO
±437,446 SF
FOR SUBLEASE

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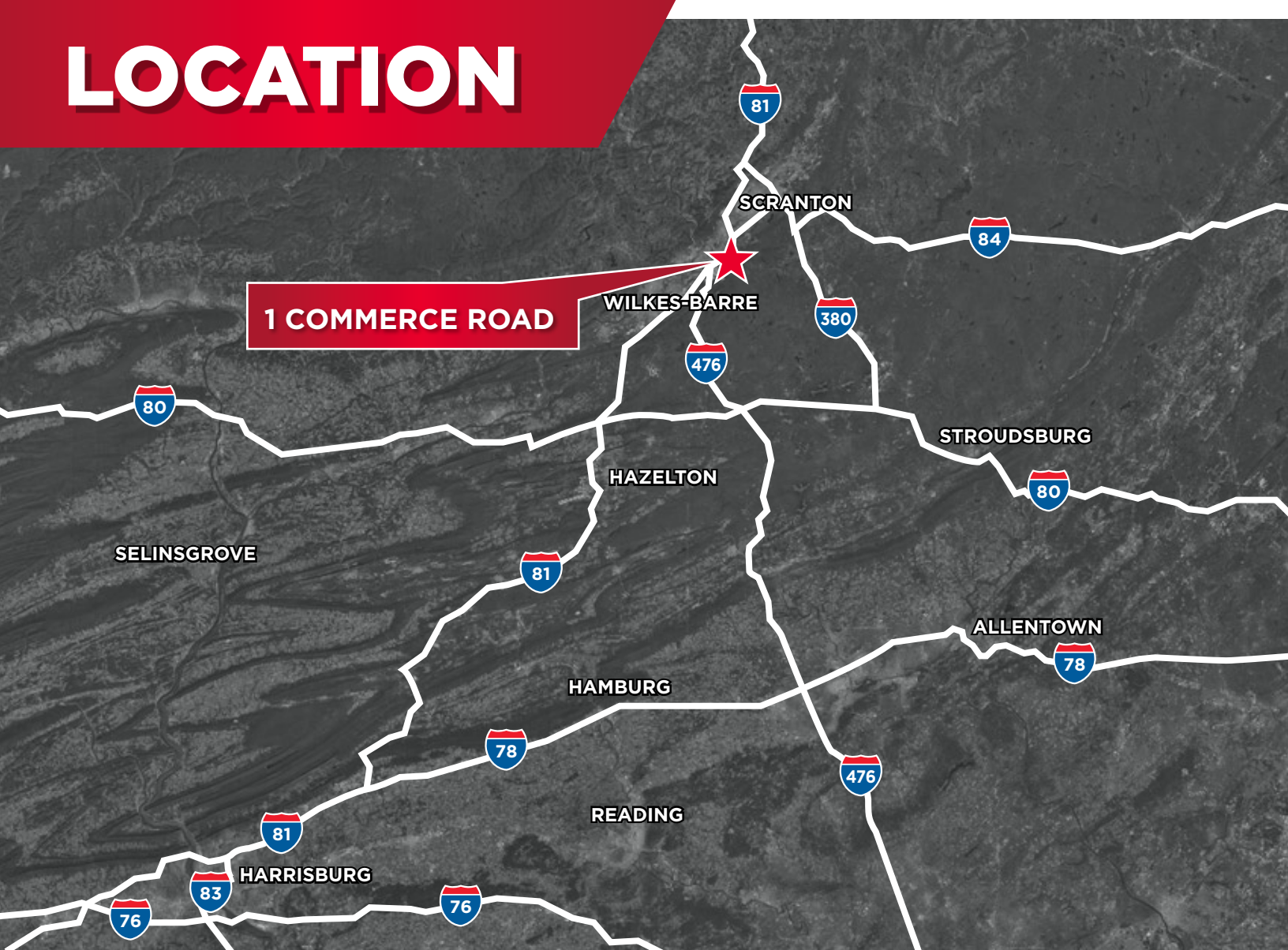
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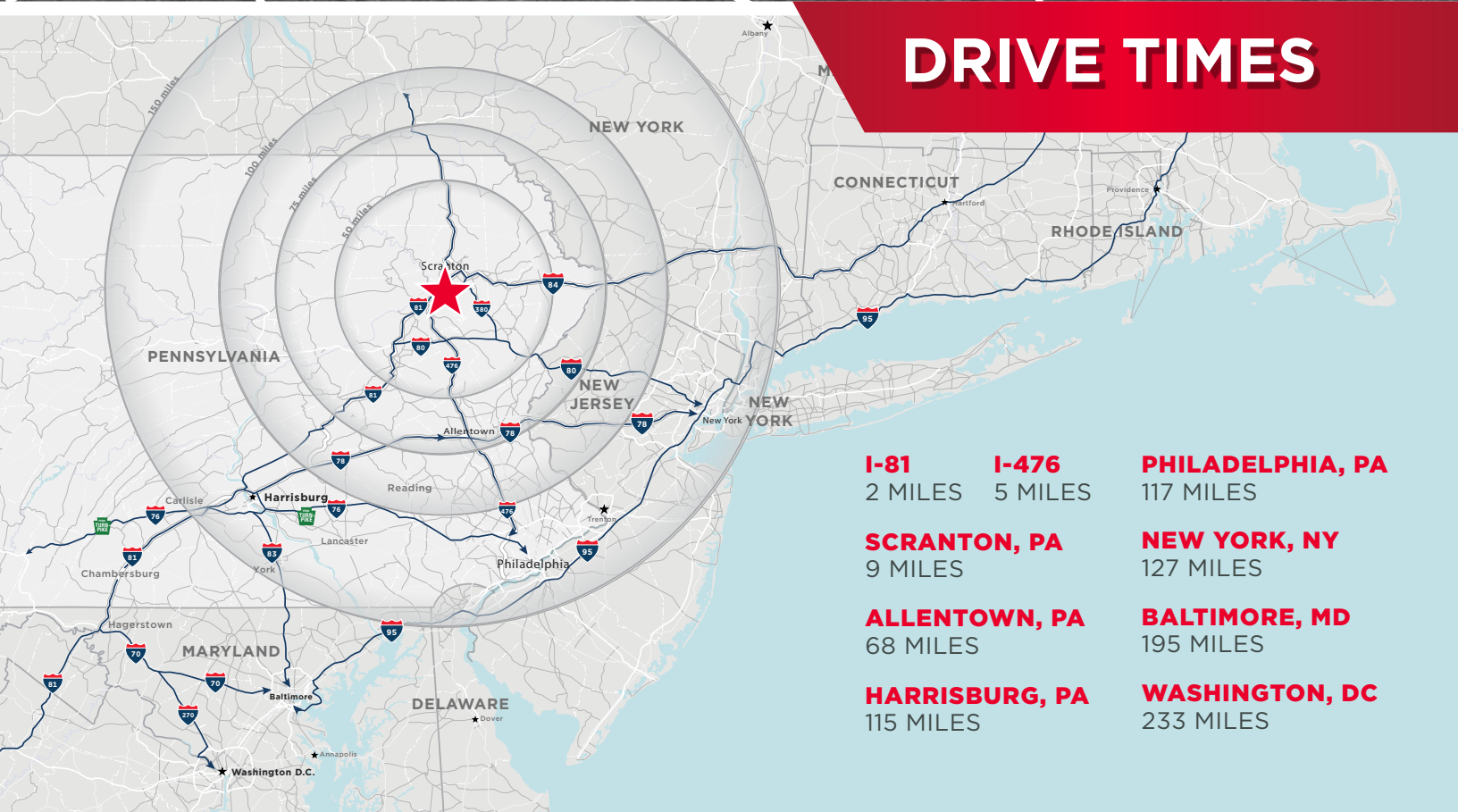


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LOCATION



DRIVE TIMES



LOCAL TENANTS



SITE ADVANTAGES



PRIME LOCATION immediate access to I-81 and I-476.



PROXIMITY to FedEx, UPS and intermodal terminals.

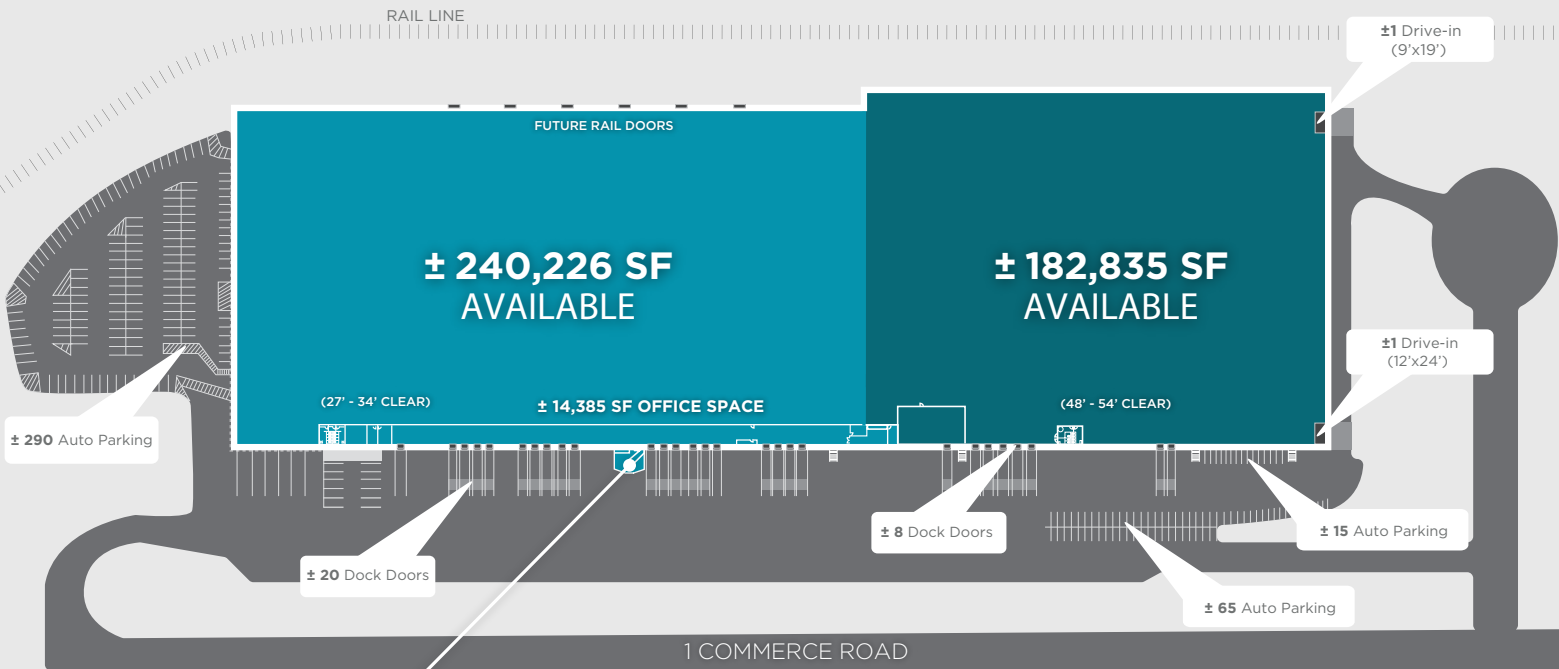


STATE-OF-THE-ART distribution center built to the highest industrial standards.



SIZABLE LABOR MARKET characterized by a skilled and diverse workforce. The region's strategic location and excellent transportation infrastructure make it a prime choice for industrial operations, ensuring a steady supply of qualified employees.

BUILDING SPECS



±437,446 SQUARE FEET **±28** DOCK DOORS **27'-54'** CLEAR HEIGHT **±370** AUTO SPACES **±52** TRAILER SPACES

BUILDING AREA	±437,446 SF	CLEAR HEIGHT	27'-34' NORTH SIDE 48'-56' SOUTH SIDE
AVAILABLE AREA	±437,446 SF (including ±14,385 SF Office Space)	DOCK DOORS	28 (Expandable to 38) (2 Drive-in)
OFFICE AREA	±14,385 SF	AUTO PARKING	370
COLUMN SPACING	30'x60' and 40'x60'	TRAILER PARKING	52
BUILT	1990 / 1999 RENOVATION	HVAC	NATURAL GAS-FIRED HEATING
CONSTRUCTION	MASONRY OR STRUCTURAL STEEL	POWER	4,000 AMPS, 480/277 VOLT, 3-PHASE, 4-WIRE SERVICE
RAIL	Rail-capable	FIRE PROTECTION	ESFR

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