

±4.49 ACRES CURRENTLY AVAILABLE

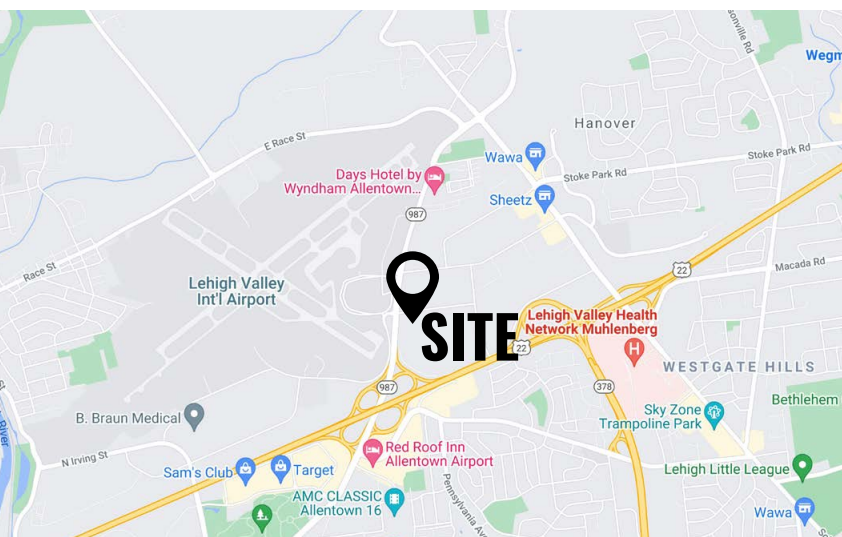
2355 Avenue A | Bethlehem, PA 18017 | Lehigh County

FOR SALE/LEASE

Price: Negotiable

PROPERTY FEATURES / HIGHLIGHTS

- ✓ ±4.49 Acres Currently Available For Sale / Lease
- ✓ Great visibility on Route 22
- ✓ High traffic counts: 91,000 VPD on Route 22 & 23,000 VPD on Airport Road
- ✓ Zoning - CG (Commercial General)
- ✓ The commercial zoned district in the city of Bethlehem is one of the least restrictive zoning districts in the Lehigh Valley
- ✓ Ideal Uses - Convenience Store with Gas, Fast Food with Drive Thru, Restaurants, Car Wash, Banks, Retail Store



CONTACT US

ZOMMICK MCMAHON
COMMERCIAL REAL ESTATE

CHASE GUNTHER

Phone: 610.359.1100

Cell: 610.505.2242

Email: cgunther@zmcre.com

MARK TRANI

Phone: 610.359.1100

Cell: 302.383.5156

Email: m.trani@zmcre.com

RYAN MCMAHON

Phone: 610.359.1100

Cell: 610.299.5144

Email: rmcmahon@zmcre.com

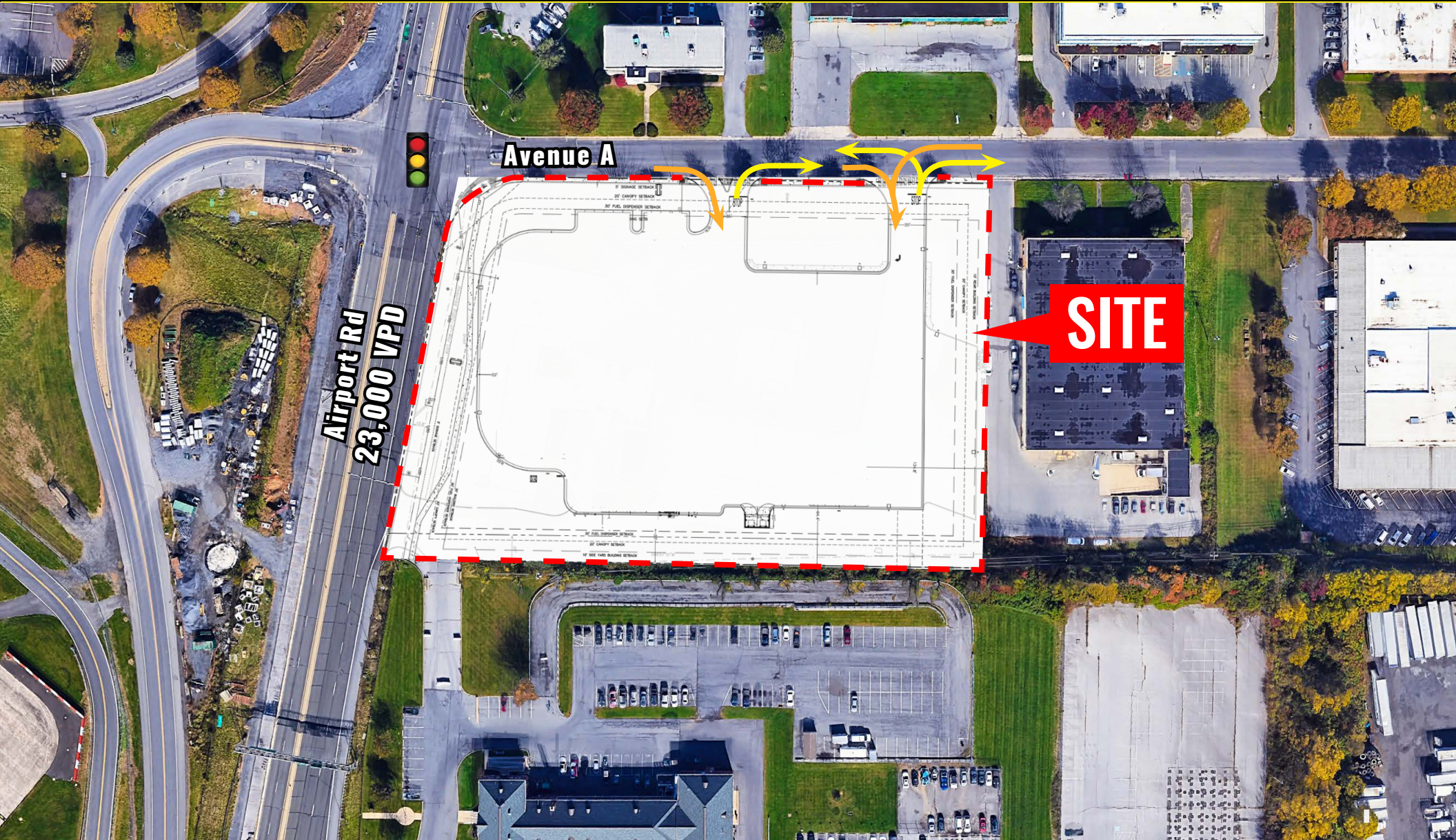
1306 Wilmington Pike, Suite A-2

West Chester, PA 19382

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www.zmcre.com

SITE PLAN CONCEPT OVERVIEW: 2355 AVENUE A, BETHLEHEM, PA 18017



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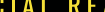
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RETAIL MARKET AERIAL: 2355 AVENUE A, BETHLEHEM, PA 18017

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ABOUT ZOMMICK McMAHON COMMERCIAL REAL ESTATE

Zommick McMahon Commercial Real Estate, Inc. has been a Metro Philadelphia Area staple since its inception in 1949. The Company was founded by Joseph Zommick, and continues today with Ryan McMahon and his highly experienced staff, whom are all results-oriented professionals.

SOME OF OUR SATISFIED CLIENTS:



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