

**+/- 16,500 SF with 4 Acres of IOS  
Available for Lease**

**4258 E Bristol Road, Feasterville-Trevoze, PA**



# Property overview

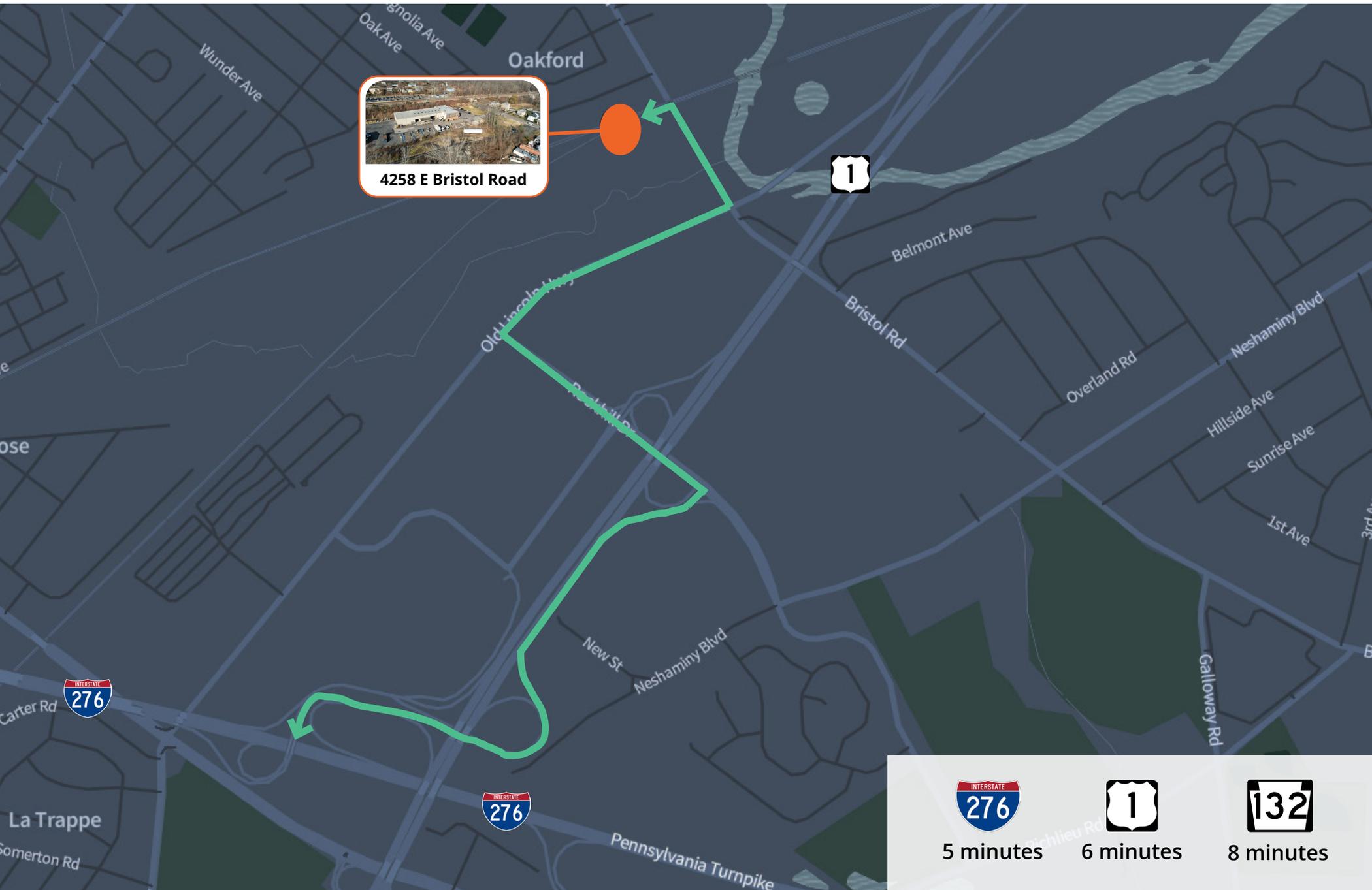
## PROPERTY OVERVIEW

<b>Address</b>	4258 E Bristol Road, Feasterville-Treose, PA
<b>Description</b>	Industrial property historically utilized as a lumberyard and building materials facility, offering warehouse improvements and expansive outdoor storage yard area suited for contractor, distribution, or industrial service users.
<b>Square Footage</b>	+/- 16,500 SF Additional 5,000 SF - Mezanine Additional 4,050 SF - Shed Building One Additional 1,800 SF - Shed Building Two
<b>Acerage</b>	+/- 4 Acres
<b>Clear Height</b>	19' - 22' 6"
<b>Column Spacing</b>	Clear span no interior columns
<b>Drive-In Doors</b>	(2) doors at the rear / west elevation (2) doors at the side / south elevation
<b>Power</b>	800 amps - 120/208v





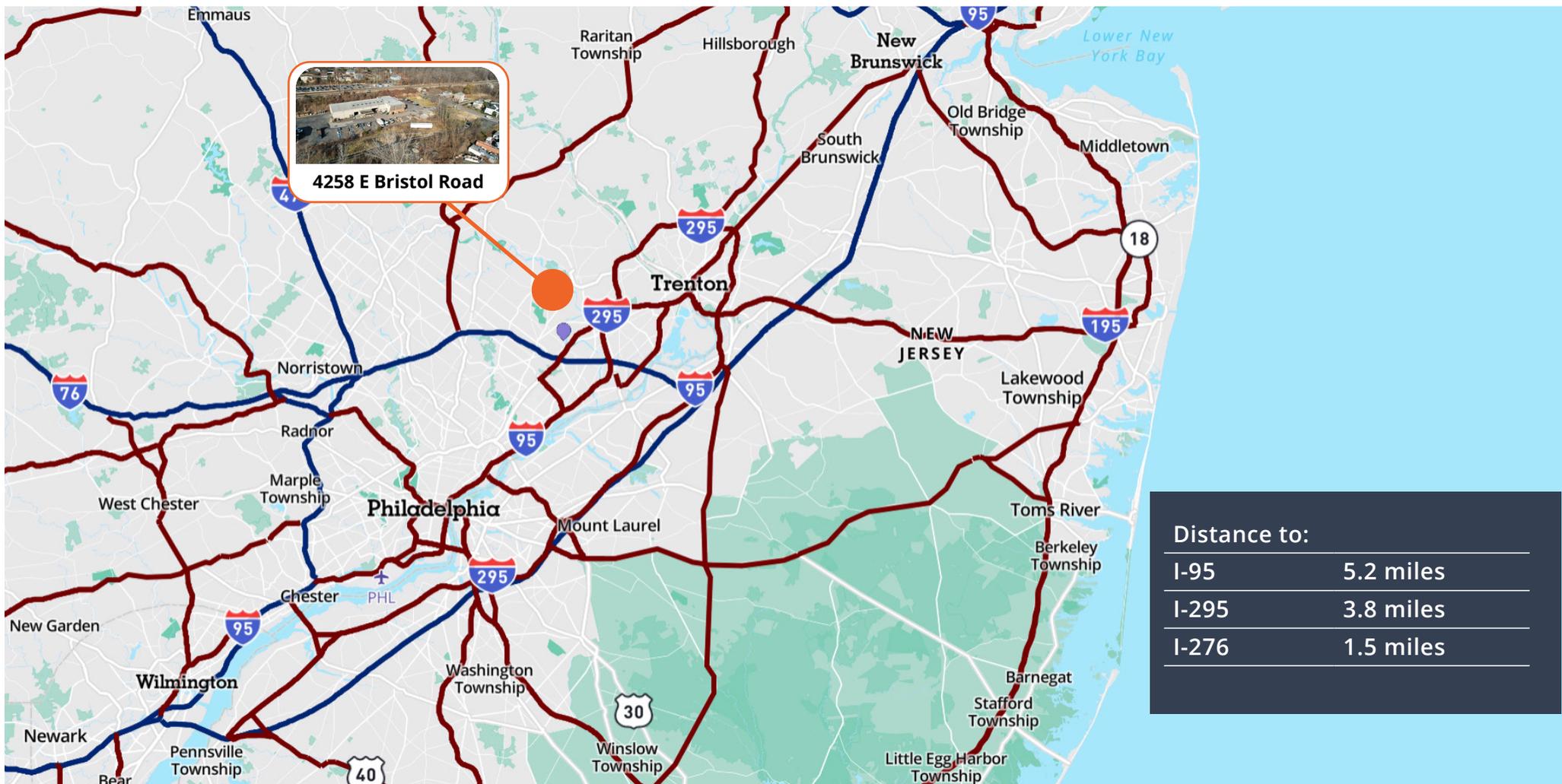
# Truck access map



 5 minutes	 6 minutes	 8 minutes
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# Location overview

4258 E Bristol Road is located in Feasterville-Trevoze, PA, with quick access to Route 132, Route 532, U.S. Route 1, and nearby connections to I-95 and the Pennsylvania Turnpike. This network allows efficient travel throughout Greater Philadelphia, Bucks County, and regional hubs. Its position within a well-established commercial corridor supports streamlined distribution, logistics, and commuter access.



# Building photography



# Get more information:

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