

# 1212 SCOTT STREET

Wilkes-Barre, PA 18705

 FOR LEASE

 OFFICE

 1,200± SF



## PROPERTY DESCRIPTION

- 1,200± SF Office Suite
- 7 Private Offices
- 580± SF of open office area
- Common use lunchroom and bathroom
- Recently remodeled flooring & Lighting
- 40 car surface parking lot
- Fully fenced rear truck yard
- Sprinkler System
- Public Water & Sewer
- Heating - Natural Gas
- Close proximity to Route 309, I-81 and I-476

LEASE RATE:

**\$12.50 SF/YR (GROSS)**

### FOR MORE INFORMATION

**Steve Cole, SIOR**

 570.578.8296

 [steve.cole@naimertz.com](mailto:steve.cole@naimertz.com)


**David Weaver, SIOR**

 570.406.7428

 [david.weaver@naimertz.com](mailto:david.weaver@naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# NAI Mertz

 **NAI Mertz** | 21 Roland Avenue  
Mount Laurel, NJ 08054  
856.234.9600 | [naimertz.com](http://naimertz.com)



# 1212 SCOTT STREET

Wilkes-Barre, PA 18705

 FOR LEASE

 OFFICE

 1,200± SF



## FOR MORE INFORMATION

**Steve Cole, SIOR**

 570.578.8296

 [steve.cole@naimertz.com](mailto:steve.cole@naimertz.com)


**David Weaver, SIOR**

 570.406.7428

 [david.weaver@naimertz.com](mailto:david.weaver@naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# NAIMertz

 **NAI Mertz** | 21 Roland Avenue  
Mount Laurel, NJ 08054  
856.234.9600 | [naimertz.com](http://naimertz.com)



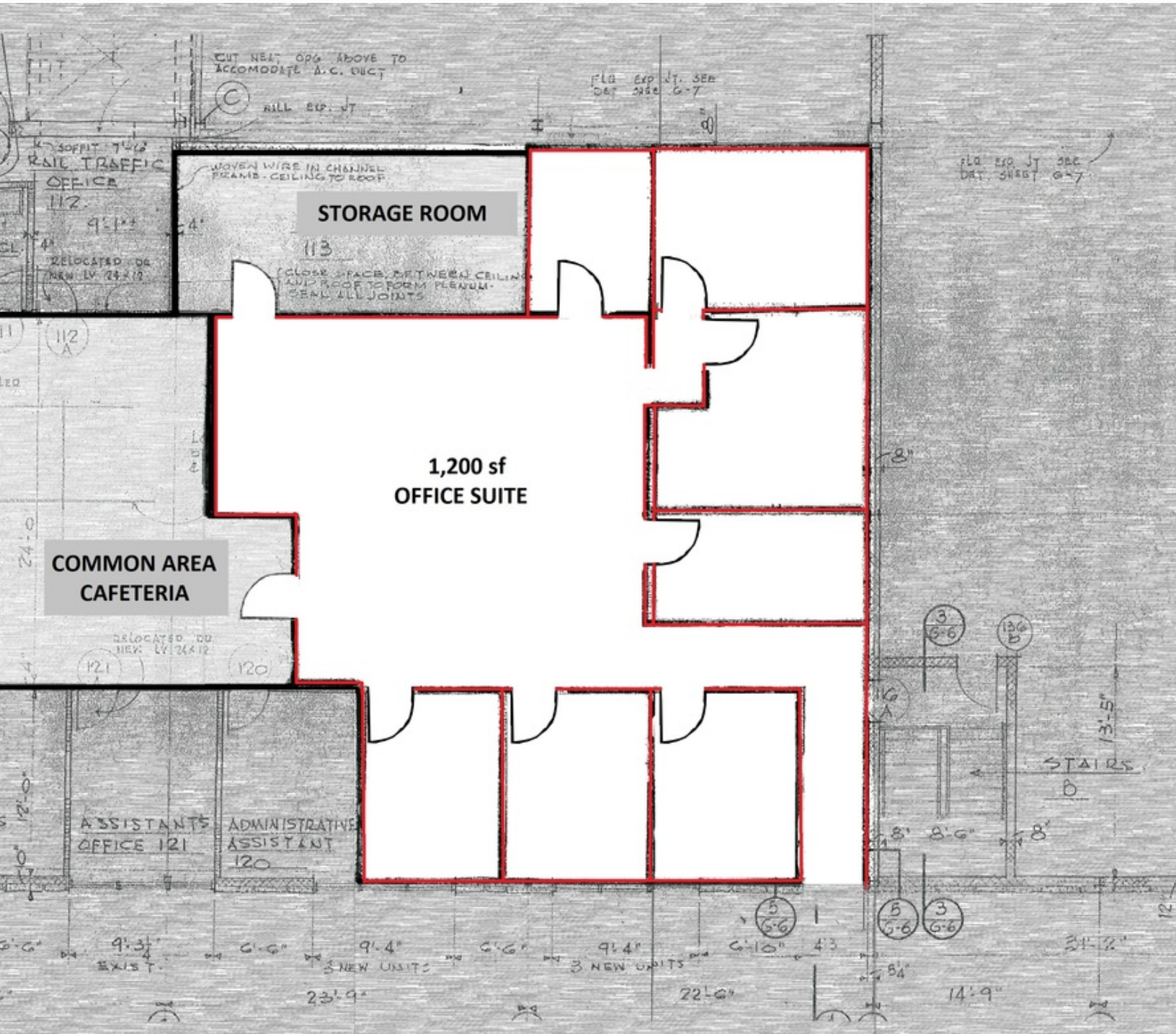
# 1212 SCOTT STREET

Wilkes-Barre, PA 18705

 FOR LEASE

 OFFICE

 1,200± SF



## FOR MORE INFORMATION

**Steve Cole, SIOR**

 570.578.8296


 [steve.cole@naimertz.com](mailto:steve.cole@naimertz.com)

**David Weaver, SIOR**

 570.406.7428

 [david.weaver@naimertz.com](mailto:david.weaver@naimertz.com)

# NAIMertz

 **NAI Mertz** | 21 Roland Avenue  
Mount Laurel, NJ 08054  
856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.



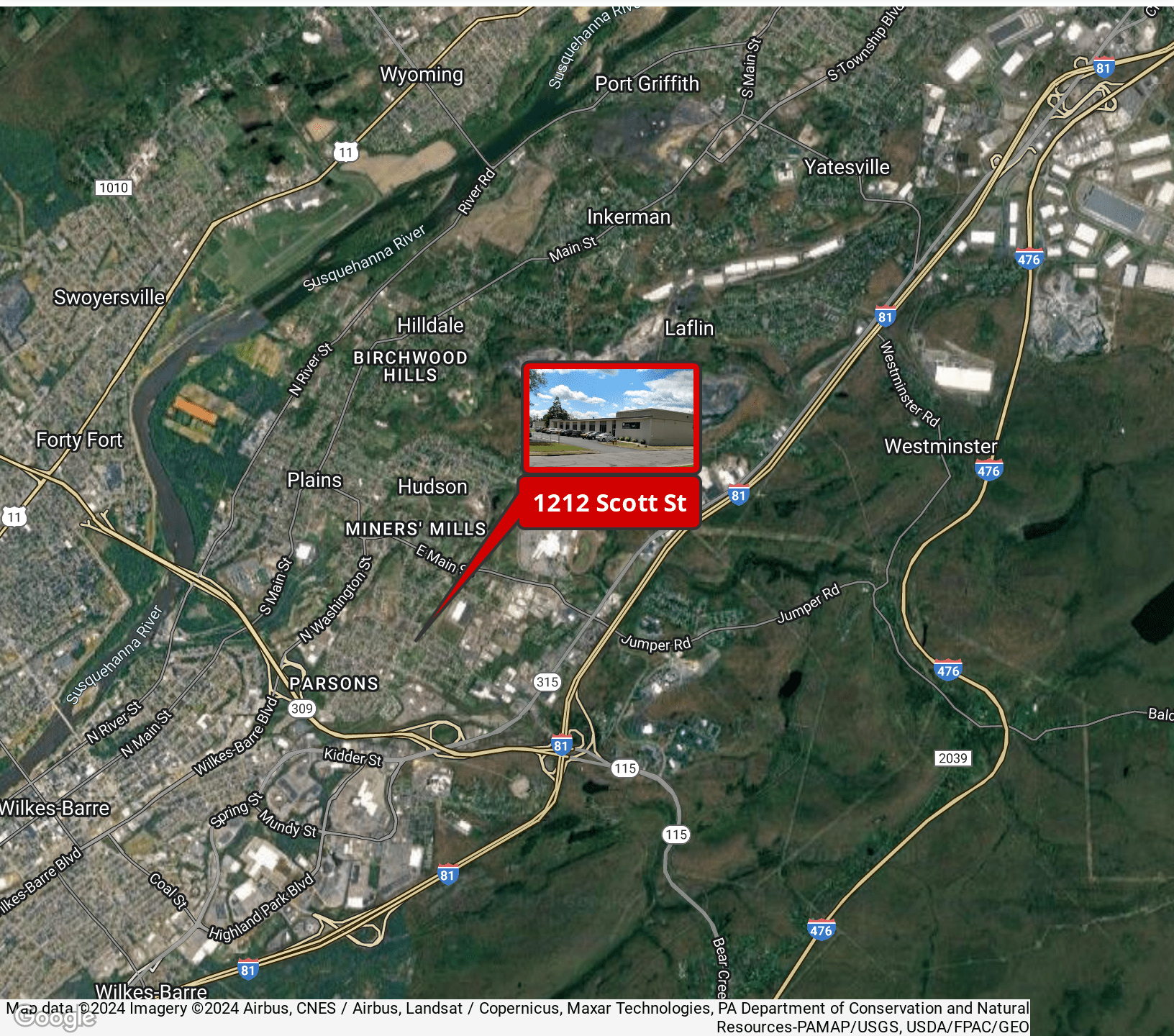
# 1212 SCOTT STREET

Wilkes-Barre, PA 18705

 FOR LEASE

 OFFICE

 1,200± SF



## FOR MORE INFORMATION

**Steve Cole, SIOR**

 570.578.8296

 [steve.cole@naimertz.com](mailto:steve.cole@naimertz.com)


**David Weaver, SIOR**

 570.406.7428

 [david.weaver@naimertz.com](mailto:david.weaver@naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# NAI Mertz

 NAI Mertz | 21 Roland Avenue  
Mount Laurel, NJ 08054  
856.234.9600 | [naimertz.com](http://naimertz.com)



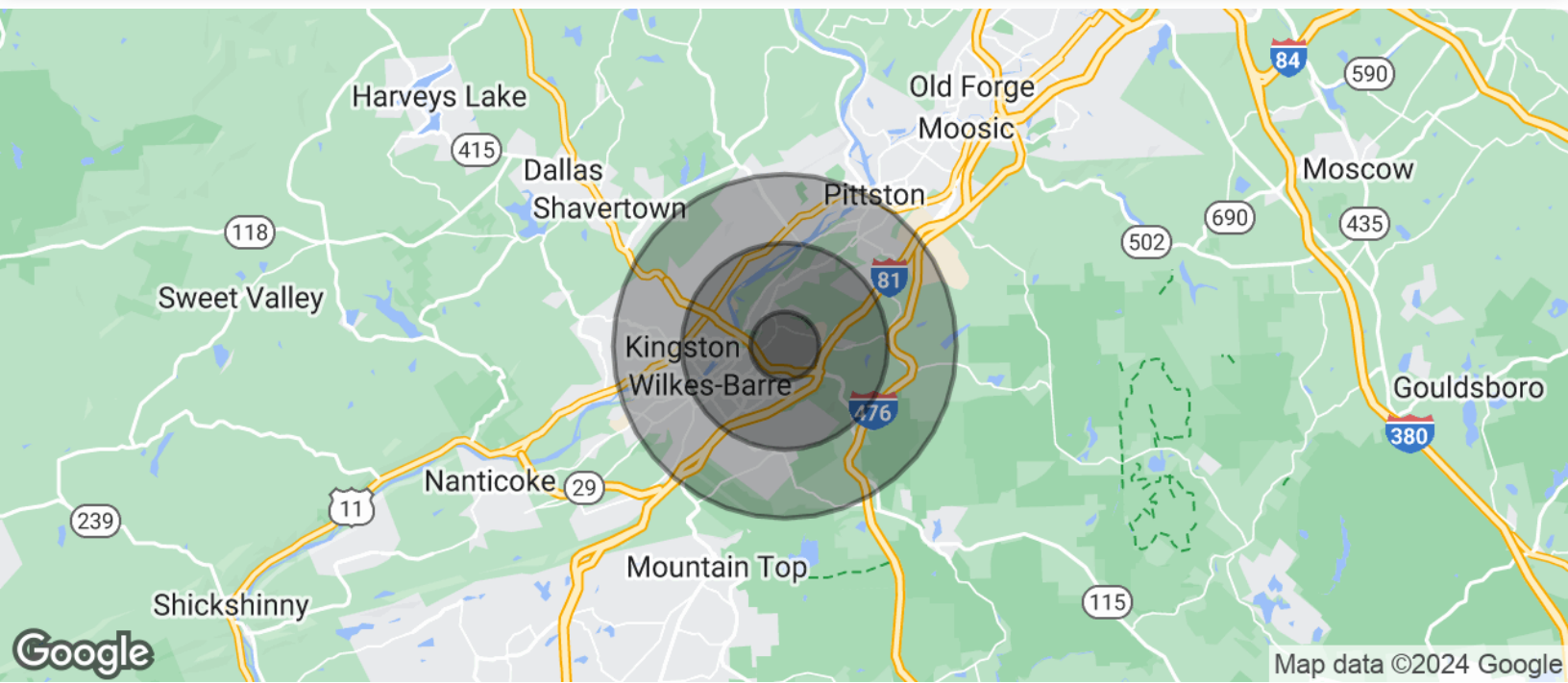
# 1212 SCOTT STREET

Wilkes-Barre, PA 18705

 FOR LEASE

 OFFICE

 1,200± SF



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,282	49,748	126,823
Average Age	42.0	41.3	40.9
Average Age (Male)	41.1	39.1	38.8
Average Age (Female)	42.8	43.3	42.7

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,204	20,888	54,477
# of Persons per HH	2.3	2.4	2.3
Average HH Income	\$44,897	\$50,141	\$48,929
Average House Value	\$96,622	\$125,576	\$126,844

## TRAFFIC COUNTS

Scott Street	5,119/day
--------------	-----------

\* Demographic data derived from 2020 ACS - US Census

## FOR MORE INFORMATION

**Steve Cole, SIOR**

 570.578.8296


 [steve.cole@naimertz.com](mailto:steve.cole@naimertz.com)

**David Weaver, SIOR**

 570.406.7428

 [david.weaver@naimertz.com](mailto:david.weaver@naimertz.com)

# NAIMertz

 **NAI Mertz** | 21 Roland Avenue  
Mount Laurel, NJ 08054  
856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

