

# RIVERSIDE BUSINESS CENTER | SUITE 450

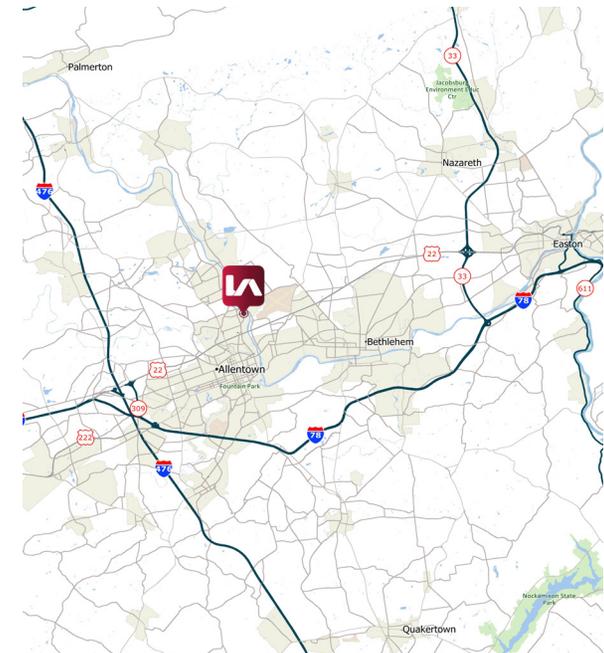
1139 LEHIGH AVENUE, WHITEHALL, PA

## 17,027 SF +/- INDUSTRIAL SPACE



### SUITE 450 FEATURES:

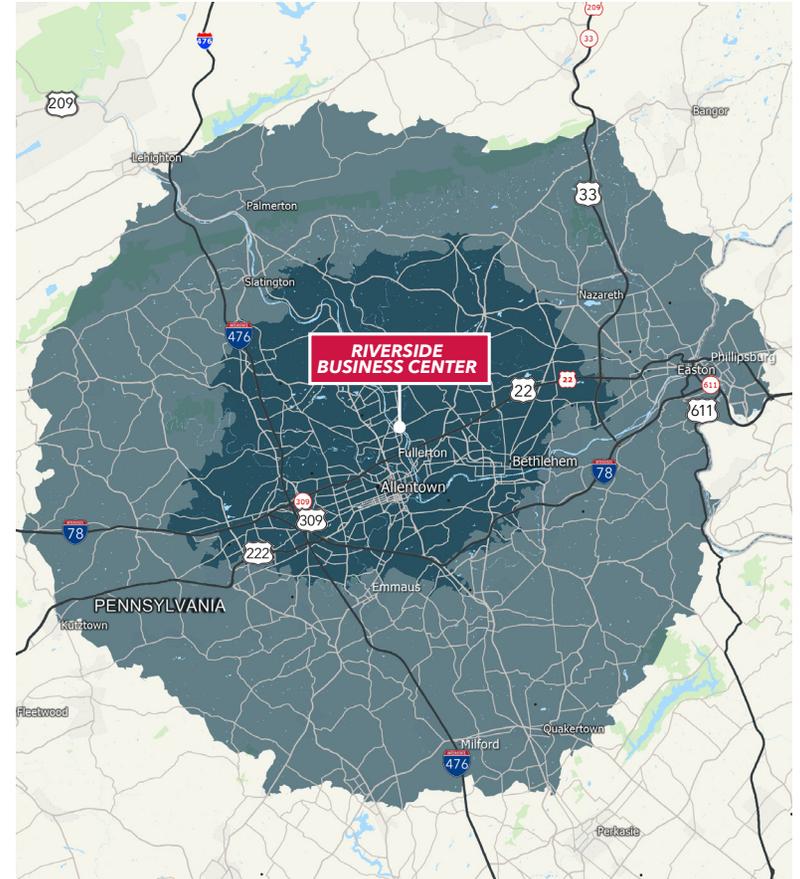
- 17,027 SF +/-
- 18'3" Clear Height
- 1 Drive-In Door
- Craneways in place
- Flexible Lease Terms
- Competitive Rates
- Dry Sprinklered
- Monument Signage
- Proximity to Routes 22, I-78 & PA Turnpike
- Lehigh Valley International Airport (ABE) less than 3 miles away



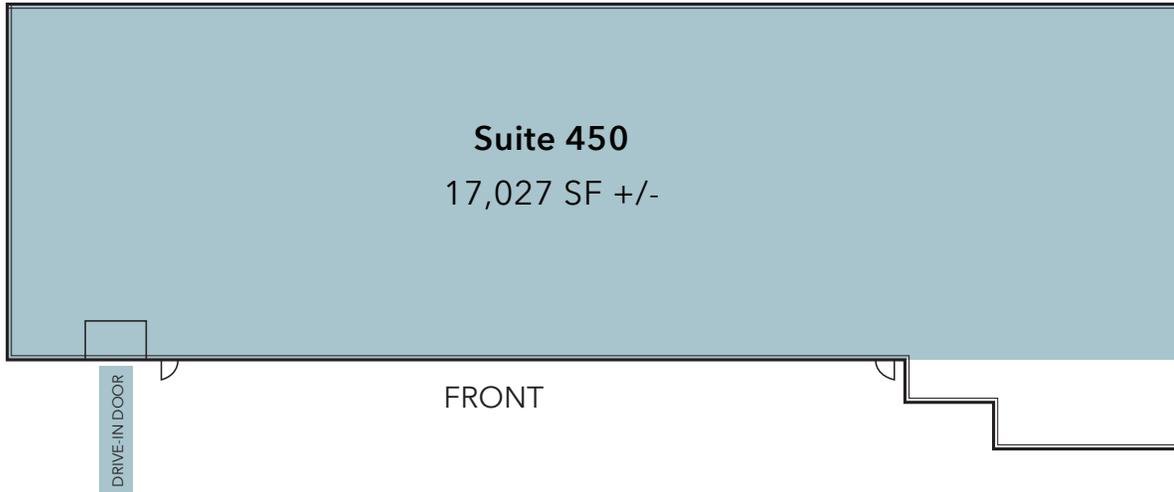
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## SITE PLAN & DEMOGRAPHICS



### SITE PLAN



### POPULATION & LABOR

#### 20 Mile Drive-Time

Population: 761,346

Workforce: 759,155

#### 20 Minute Drive-Time

Population: 422,961

Workforce: 454,709



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## LOCAL AMENITIES



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

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LOCATION



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