

181 PRINGLE STREET

Kingston, PA 18704

 FOR SALE OR LEASE

 INDUSTRIAL

 65,000± SF



PROPERTY DESCRIPTION

Unique opportunity, a total of 65,000± SF of Industrial contained within five buildings. Zoning is Industrial situated within a residential neighborhood Excellent opportunity for Material Supplier or Contractor. Available beginning Q1 - 2024. Possibility for Rail.

- Acres - 4.67
- 65,000± SF Industrial
- 5 Buildings
- Main Warehouse - 225' X 180'
Ceiling Height - 30'
Column Spacing: 2 at center
60' x 60', to the wall 59'
Drive-In Doors - 3 - 16' X 22'
Sprinklers - Dry
- Bld. 2 - 160' x 30'
Drive-In Doors - 1 - 16' X 22'
Outside Dock
- Bld. 3 - 100' x 60'
Drive-In Doors - 1 - 16' X 22'
- Bld. 4 - Open Bay Storage
10,000 SF
- Bld. 5 - Office/ Showroom
3,300 SF
- Fenced in lot
- Paved Parking
- 3 Phase Power
- Public Utilities

SALE PRICE / LEASE RATE:

PRICE UPON REQUEST / PRICE UPON REQUEST



FOR MORE INFORMATION

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NAI Mertz

 **NAI Mertz** | 350 Laird Street, Suite 110
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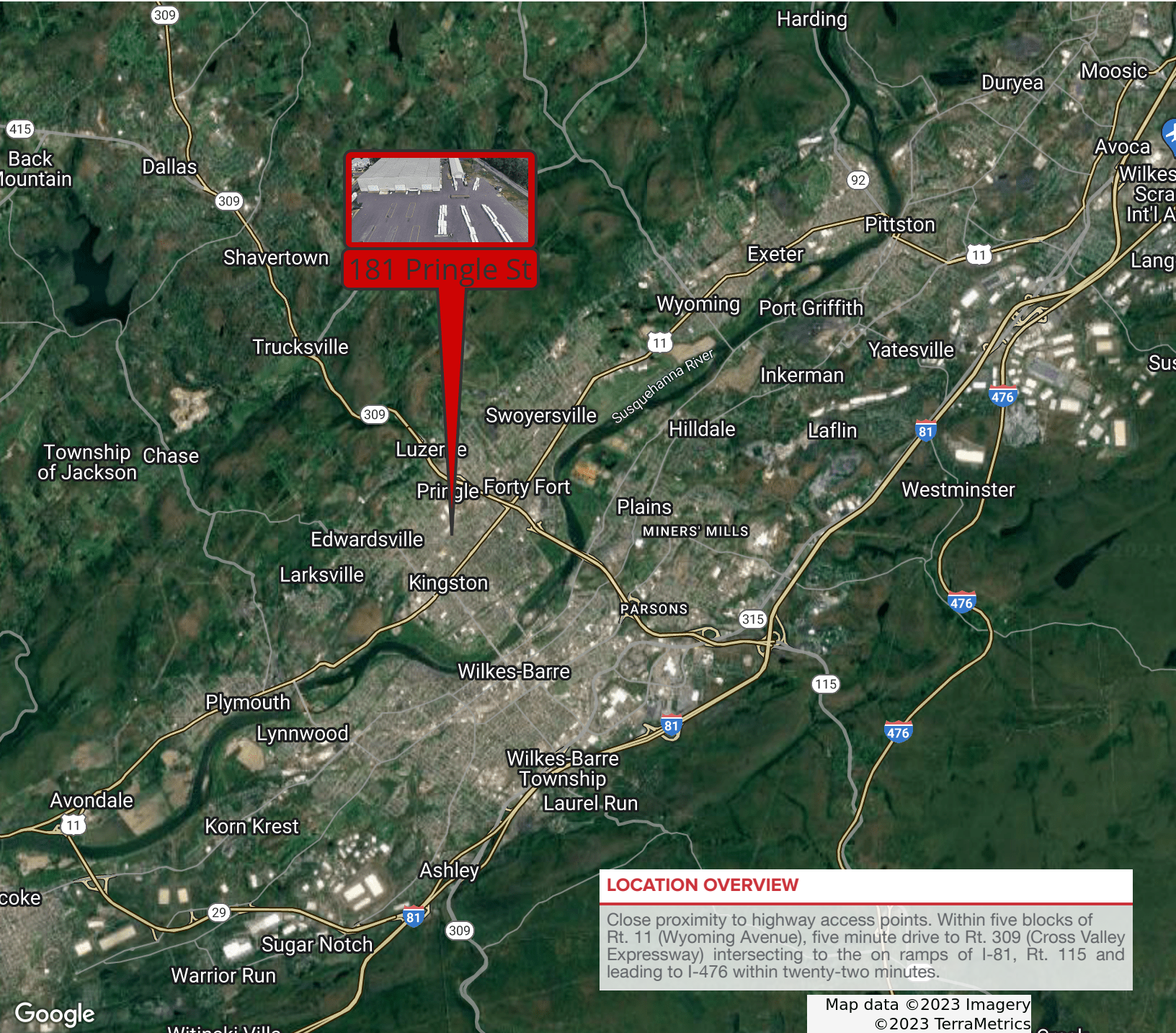
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LOCATION OVERVIEW

Close proximity to highway access points. Within five blocks of Rt. 11 (Wyoming Avenue), five minute drive to Rt. 309 (Cross Valley Expressway) intersecting to the on ramps of I-81, Rt. 115 and leading to I-476 within twenty-two minutes.

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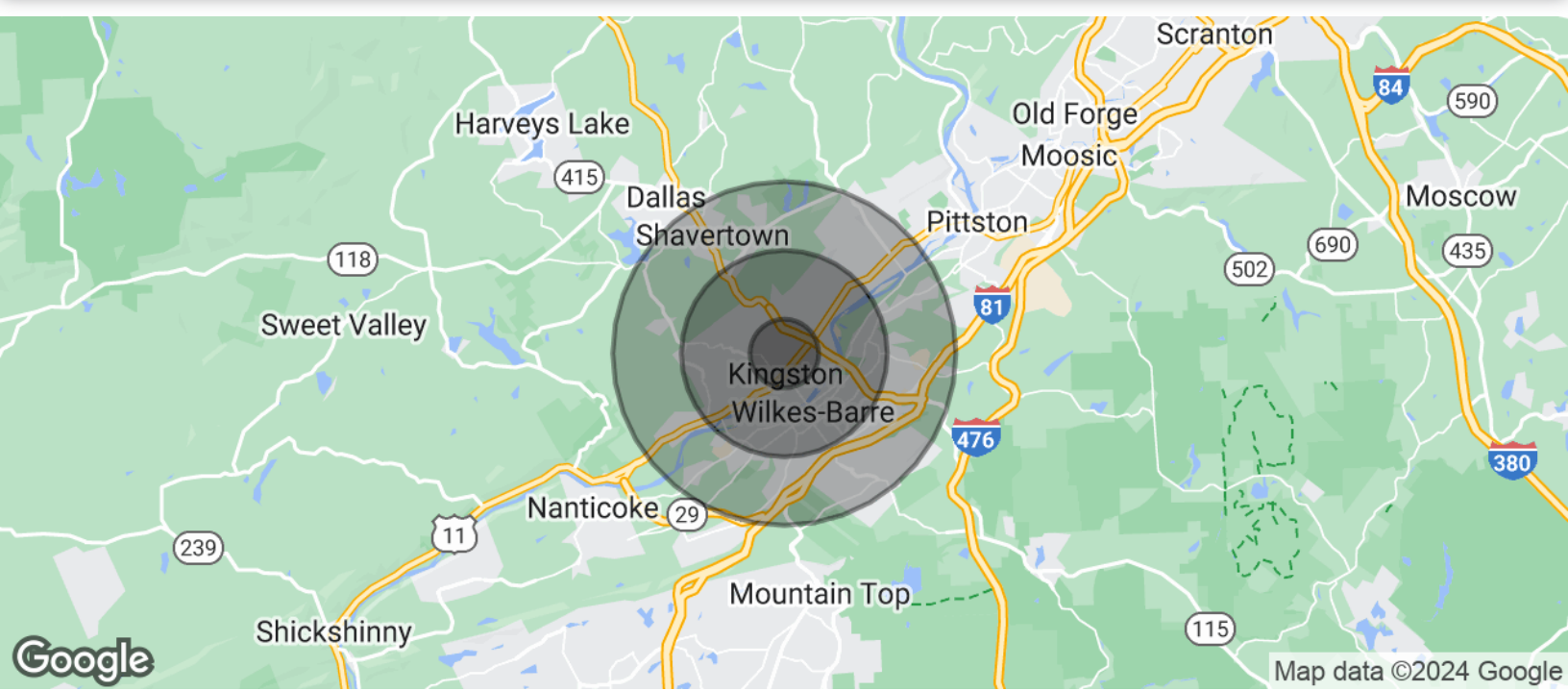
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	16,383	80,671	125,296
Average Age	37.4	40.0	41.1
Average Age (Male)	33.8	38.0	39.2
Average Age (Female)	41.3	42.2	42.5

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	8,347	40,129	61,485
# of Persons per HH	2.0	2.0	2.0
Average HH Income	\$53,522	\$51,083	\$55,965
Average House Value	\$104,744	\$99,270	\$109,568

TRAFFIC COUNTS

Pringle Street	3,470/day
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* Demographic data derived from 2020 ACS - US Census

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