

1100 E PHILADELPHIA AVE GILBERTSVILLE, PA



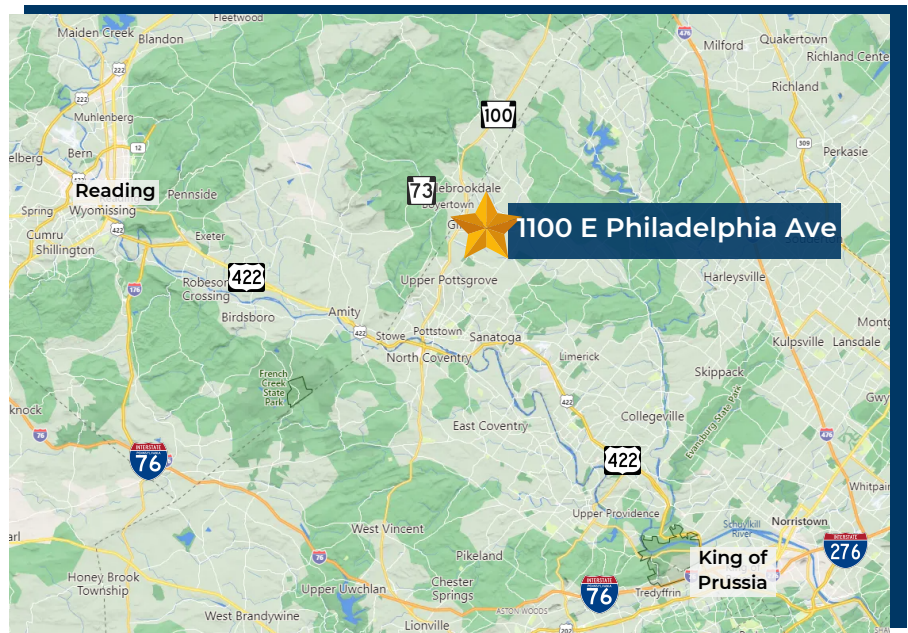
**AVAILABLE FOR LEASE
17,350 SF UP TO 100,000 SF**

**23 Acre Fenced Lot for
Outside Parking / Storage**

**Indoor Vehicle
Storage
Fleet, Service,
RV, Trailer,
Boat, Antiques**

Property Highlights

- Warehouse, distribution, assembly, and storage space
- Outside storage and parking
- Flexible lease terms
- \$10/SF gross
- Fully sprinklered
- All public utilities



**Nick Adams, SIOR | 484.868.3722 | nadams@jacksoncross.com
Harry McKenna | 610.996.8543 | hmckenna@jacksoncross.com**

Information concerning this offer is from sources deemed reliable, but no warranty is made as to the accuracy thereof and it is submitted subject to errors, change of price or other conditions, prior sale or lease withdraw without notice. Jackson Cross Partners, any cooperating broker, and any salesperson working with either, are representing the owner's interest and fiduciary responsibilities to the owner, but are obligated to treat all parties fairly.

Jackson Cross Partners | 151 S. Warner Road, Wayne PA 19087 | 610-265-7700 | www.jacksoncross.com

**1100 E PHILADELPHIA AVE
GILBERTSVILLE, PA**



**AVAILABLE FOR LEASE
17,350 SF UP TO 100,000 SF**



**Outdoor
Storage Yard**
Service Trucks,
Containers,
Construction
Material

Major Roadways

- Direct access to RT 73 & 100
- 422: ~6.5 miles
- I-76: ~17 miles
- I-276: ~26 miles
- Reading: 22 miles
- King of Prussia: 24 miles

Sections for Lease

A: 33,650 SF

B: 33,650 SF

C: 17,350 SF

D: 14,250 & 5,250 SF

**Nick Adams, SIOR | 484.868.3722 | nadams@jacksoncross.com
Harry McKenna | 610.996.8543 | hmckenna@jacksoncross.com**

Information concerning this offer is from sources deemed reliable, but no warranty is made as to the accuracy thereof and it is submitted subject to errors, change of price or other conditions, prior sale or lease withdraw without notice. Jackson Cross Partners, any cooperating broker, and any salesperson working with either, are representing the owner's interest and fiduciary responsibilities to the owner, but are obligated to treat all parties fairly.

Jackson Cross Partners | 151 S. Warner Road, Wayne PA 19087 | 610-265-7700 | www.jacksoncross.com