



William Penn Professional Center

4321 Easton Ave
Bethlehem, Pennsylvania 18020

Property Overview

William Penn Professional Center is a 21,419 SF Class A Multi-Tenant Office Park ideally situated off William Penn Hwy just minutes from Routes 33, 22 & 78. Perfectly suited for many professional and medical uses. High traffic location with excellent demographics and a variety of area amenities including retailers, restaurants, entertainment, and recreation.

Offering Summary

Suite Number:	4331 Easton Ave
Lease Rate:	\$18.50 SF/yr (MG plus utilities)
Available SF:	1,250 SF

For More Information

Sarah Finney Miller

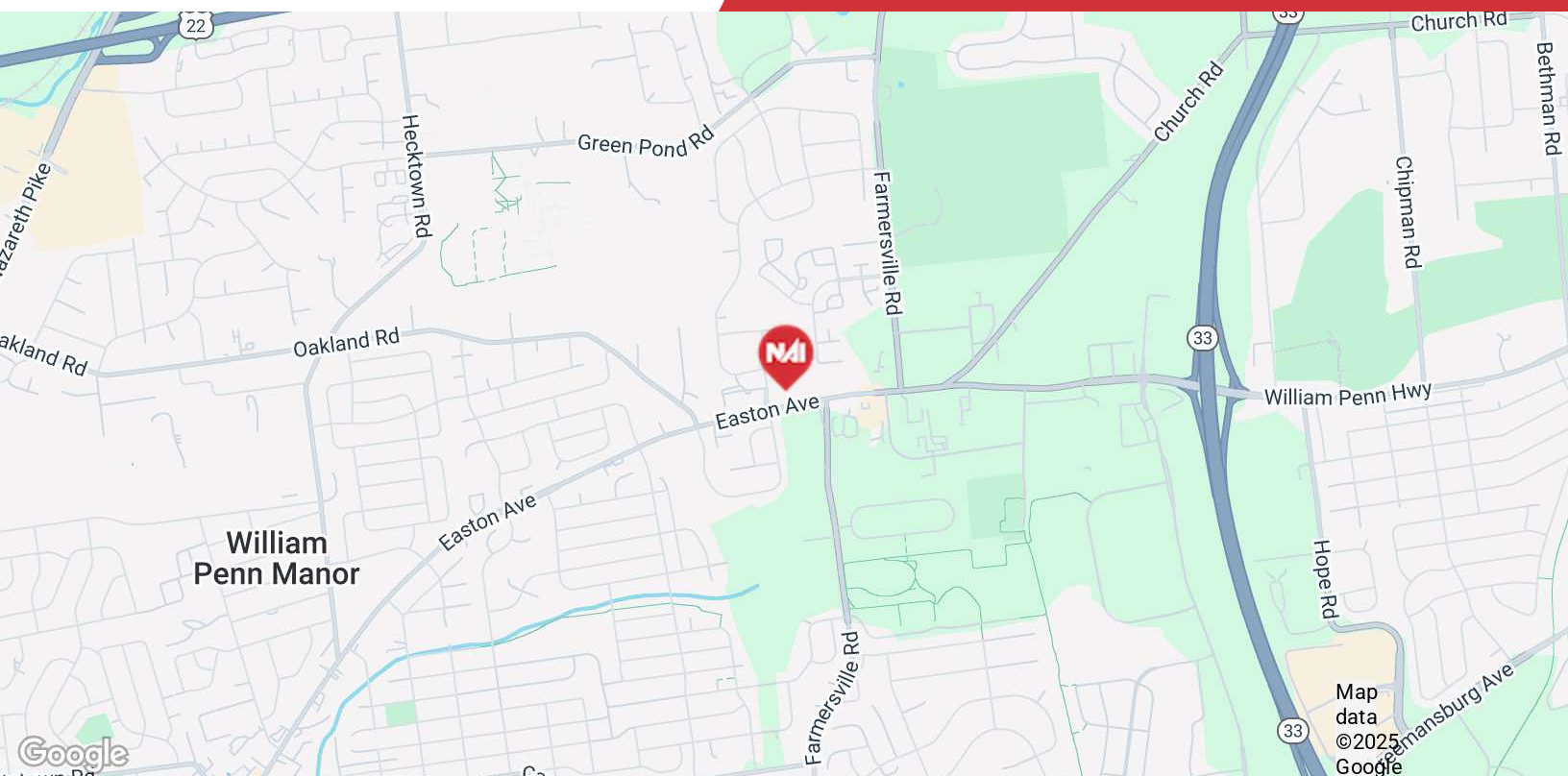
O: 610 871 1719
sfinney@naisummit.com

Michael Adams, SIOR

O: 610 871 1701
madams@naisummit.com

Collin Holben

O: 610 871 1691
cholben@naisummit.com



Property Highlights

- High traffic location and excellent demographics
- Ideally situated off William Penn Hwy just minutes from Routes 33, 22 & 78
- Variety of area amenities

Demographics

	1 Mile	5 Miles	10 Miles
Total Households	2,684	55,601	169,375
Total Population	7,931	143,011	445,498
Average HH Income	\$143,680	\$117,383	\$102,937

Location Advantages

- Lehigh Valley is a two-county region in eastern Pennsylvania, located at the center of the East Coast's massive consumer market.
- Approximately 60 minutes from Philadelphia, 90 minutes from New York City, and within a one-day drive of one-third of the U.S. population.

About NAI Summit

NAI Summit is the greater Lehigh Valley's largest, locally owned, full-service commercial and industrial real estate firm. Our services offered include property sales & leasing, investment sales, distressed properties, consulting, and comprehensive property management and building services.

For More Information

Michael Adams, SIOR
Senior Vice President / Broker of Record
O: 610 871 1701
madams@naisummit.com

Sarah Finney Miller
Senior Vice President
O: 610 871 1719
sfinney@naisummit.com