



The Gateway at Greenway Park

±2,900 SF & ±4,422 SF Available for Lease

306 S New Street
Bethlehem, PA 18015

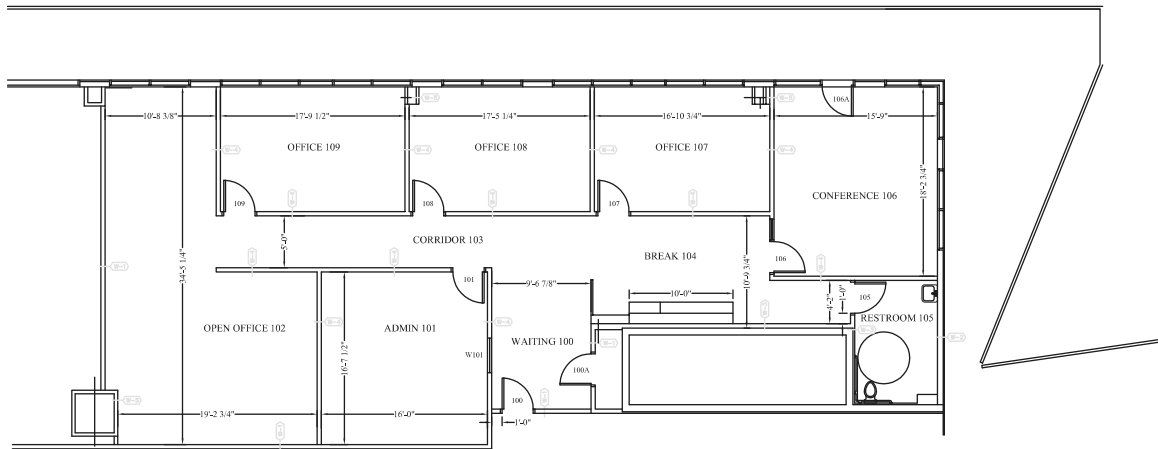
Sixth Floor Office Space with Spectacular Views of South Bethlehem



Property Features

- + Total building size is ±127,832 SF
- + Sixth Floor office space with great views
- + ±2,900 SF of move-in ready space with great views of South Bethlehem
 - Window lined offices and a conference room, kitchenette, four private offices, private bathroom with a shower
- + ±4,422 SF of shell space ready for a tenant's design
- + Attached to a 600 car parking garage
- + CRIZ and LERTA Tax Zone benefits
- + Tenants include: St. Luke's University Health Network, Lehigh University, Venture X, Zest, Barbecue Boys and Community Bank.
- + Highly walkable to many restaurants and retail stores in South Bethlehem and in close proximity to Lehigh University.
- + Mixed-use building located minutes from Route 378, Route 412, I-78 and Route 22 in the heart of South Bethlehem

6th Floor Floor Plan - ±2,900 SF Available

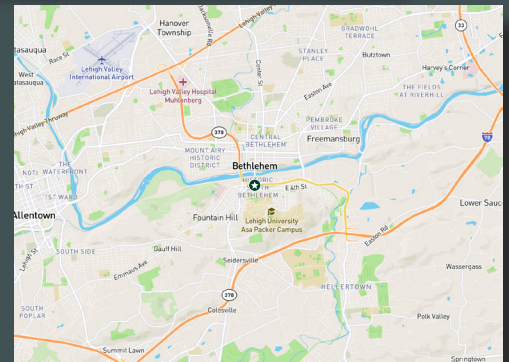


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