



AVAILABLE SF: Suite 101 - 2,628 SF
Suite 103 - 3,898 SF Data Center
Suite 300 - 5,817 SF

LEASE RATE: \$18.50 Modified Gross

BUILDING SIZE: 41,246 SF

YEAR BUILT: 2007

ZONING: Commercial/Office

CROSS STREETS: 309 North / Crackersport Rd.

PROPERTY OVERVIEW

1320 Hausman Road is located in South Whitehall Township with easy access to Routes 309 and 22, I78 and the PA Turnpike. This Class A, multi-tenant office building, with a park-like setting, has ample parking and gorgeous space with great fit-out options. Offering an ideal location and convenient lease terms for new and growing businesses and professional practices with one to one hundred employees.

PROPERTY FEATURES

- 2,628 SF open floor plan with managers office, server closet and kitchenette available on first floor
- 5,817 SF available on third floor - can be sub-divided and furnished, if desired
- 3,898 SF data center with an FM200 dry sprinkler system.
- Floor to ceiling windows, security & access control
- Close to various area amenities

CINDY MCDONNELL FEINBERG

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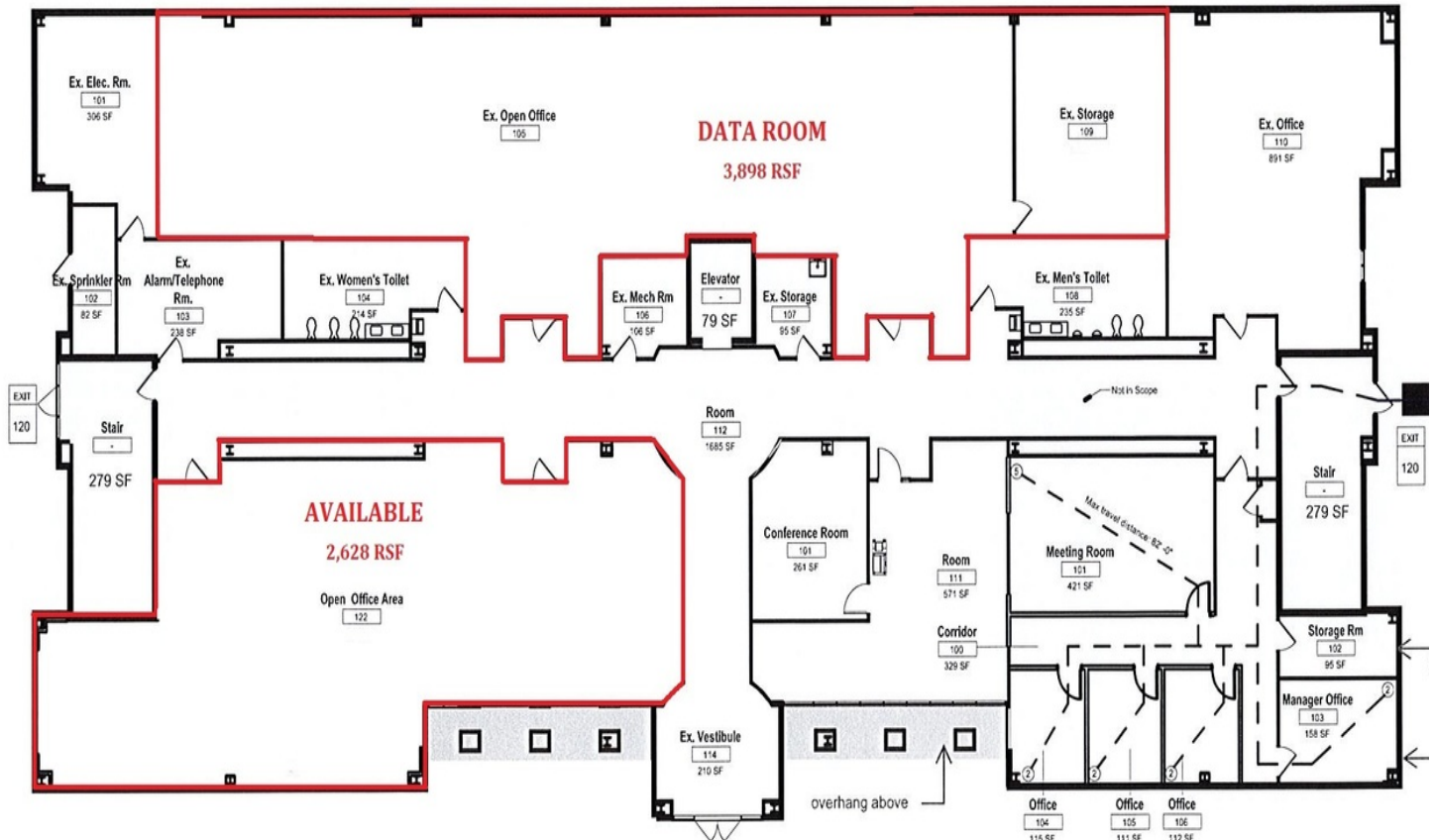
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SPACE	SPACE USE	LEASE TYPE	SIZE (SF)	AVAILABILITY
First Floor - 101	Office	PLUS ELECTRIC	2,628 SF	Negotiable
First Floor - 103	Data Center	PLUS ELECTRIC	3,898 SF	Negotiable

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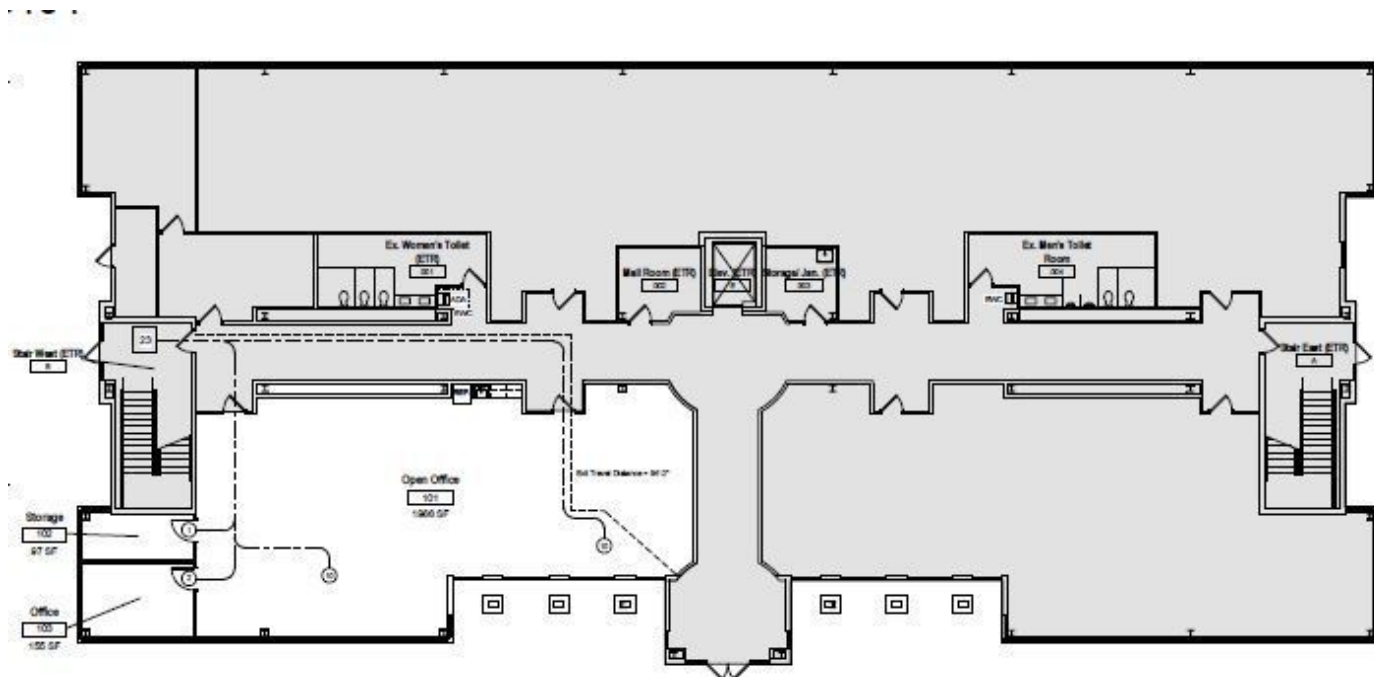




Office Suites for Lease

1320 Hausman Road, Allentown, PA 18104

Suite 101 - 2,628 SF

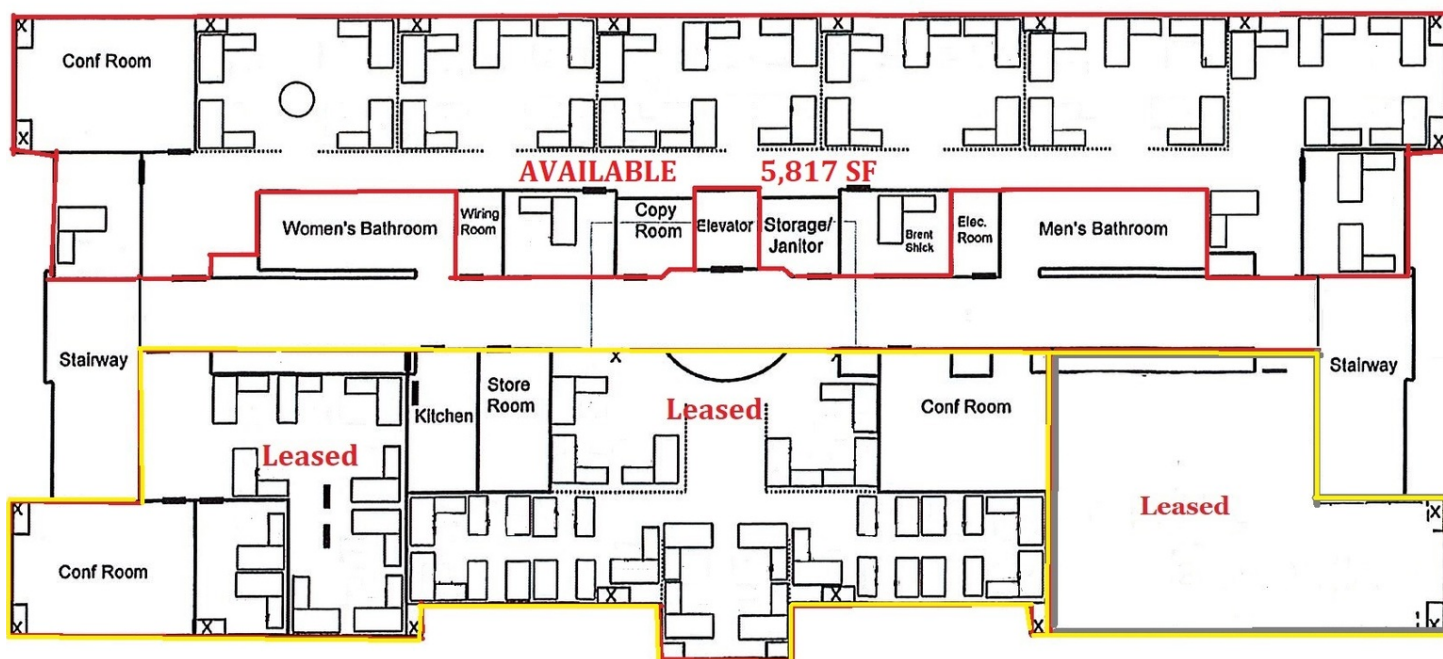


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Suite 300



SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	AVAILABILITY
3rd Floor	Office Building	\$18.50	Modified Gross	5,817 SF	VACANT

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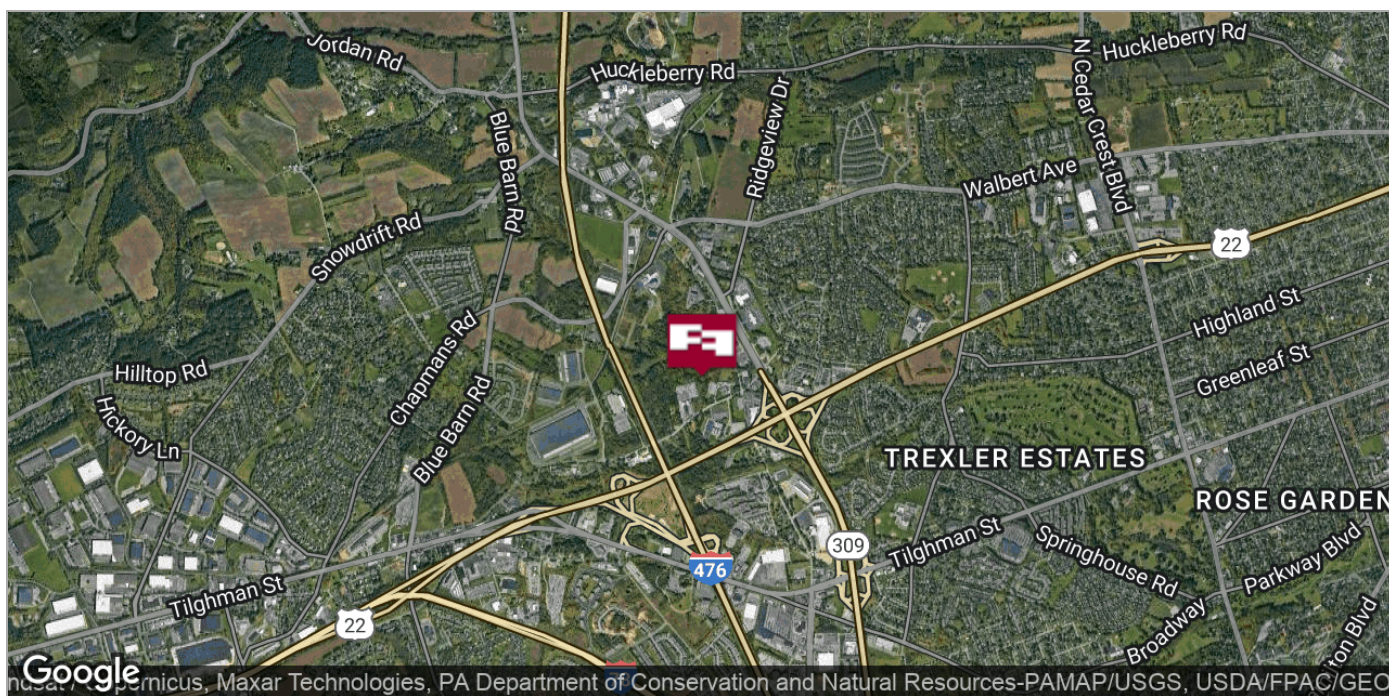
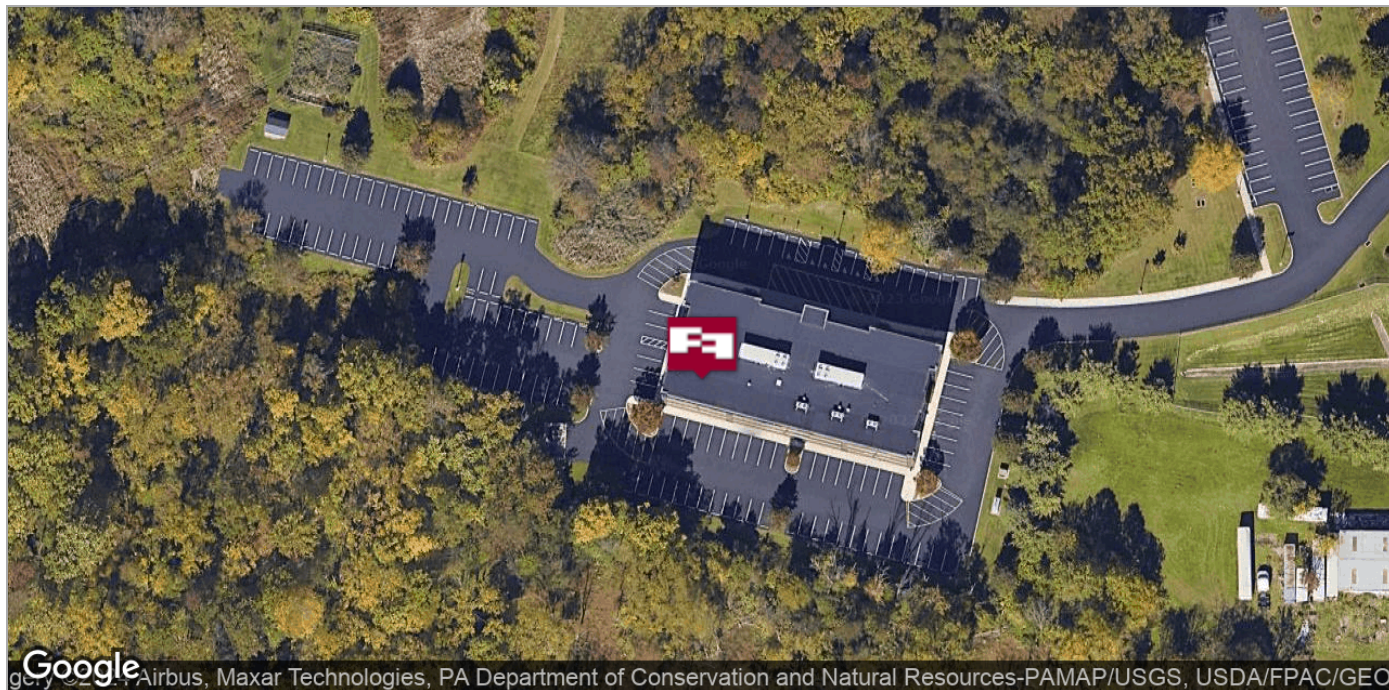
Suite 300



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Location Maps



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