

COMMERCIAL FOR LEASE

LIGHT INDUSTRIAL WAREHOUSE

335 N 7th Street, Allentown, PA 18102



OFFERING SUMMARY

AVAILABLE SF:	
LEASE RATE:	N/A
LOT SIZE:	0.08 Acres
BUILDING SIZE:	5,761 SF
ZONING:	R-MH

PROPERTY OVERVIEW

3,500 SF Light Industrial Warehouse Available for Lease. Warehouse consist of one restroom, 15 ft. clear height, concrete slab, 3 phase electric, and automatic pull up door.

Ideal for car detailing, print shop, drop ship service and many more light industrial/storage uses.

Building is situated on heavily traveled 7th Street in downtown Allentown, PA, in close proximity to bustling center city, named one of the fastest growing downtowns in America, according to Forbes Magazine.

DEMOGRAPHICS

	0.5 MILES	1 MILE	1.5 MILES
Total Households	6,201	16,897	28,530
Total Population	18,791	50,778	80,551
Average HH Income	\$31,367	\$34,173	\$38,040

ALLENTOWN, PA



JAMES BALLIET

Keller Williams-Allentown-The James Balliet Property Group

O: 610.435.1800

C: 610.972.6808

james@jbpropertygroup.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated TheCommercialPropertyGroup.com

COMMERCIAL FOR LEASE

LIGHT INDUSTRIAL WAREHOUSE

335 N 7th Street, Allentown, PA 18102



ALLENTOWN, PA



JAMES BALLIET

Keller Williams-Allentown-The James Balliet Property Group

O: 610.435.1800

C: 610.972.6808

james@jbpropertygroup.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated TheCommercialPropertyGroup.com

