

WAREHOUSE / INDUSTRIAL FACILITY

FOR LEASE - \$15.00 PSF NNN

203

FREEDOM DRIVE

LAWRENCE, PA 15055

YOUR
COMPANY
NAME

10,408 SF + AVAILABLE

CBRE

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PROPERTY HIGHLIGHTS



SPACE AVAILABLE

WAREHOUSE: 8,804 SF $\pm$

OFFICE: 1,604 SF $\pm$

TOTAL: **10,408 SF $\pm$**



DOCK LEVEL DOORS

1 (8'w x 10'h)



ZONING

I-1 LIGHT INDUSTRIAL

CECIL TOWNSHIP

WASHINGTON COUNTY



PARKING

29 SPACES



GRADE LEVEL DOORS

2 (14'h x 12'w & 16'h x 12'w)

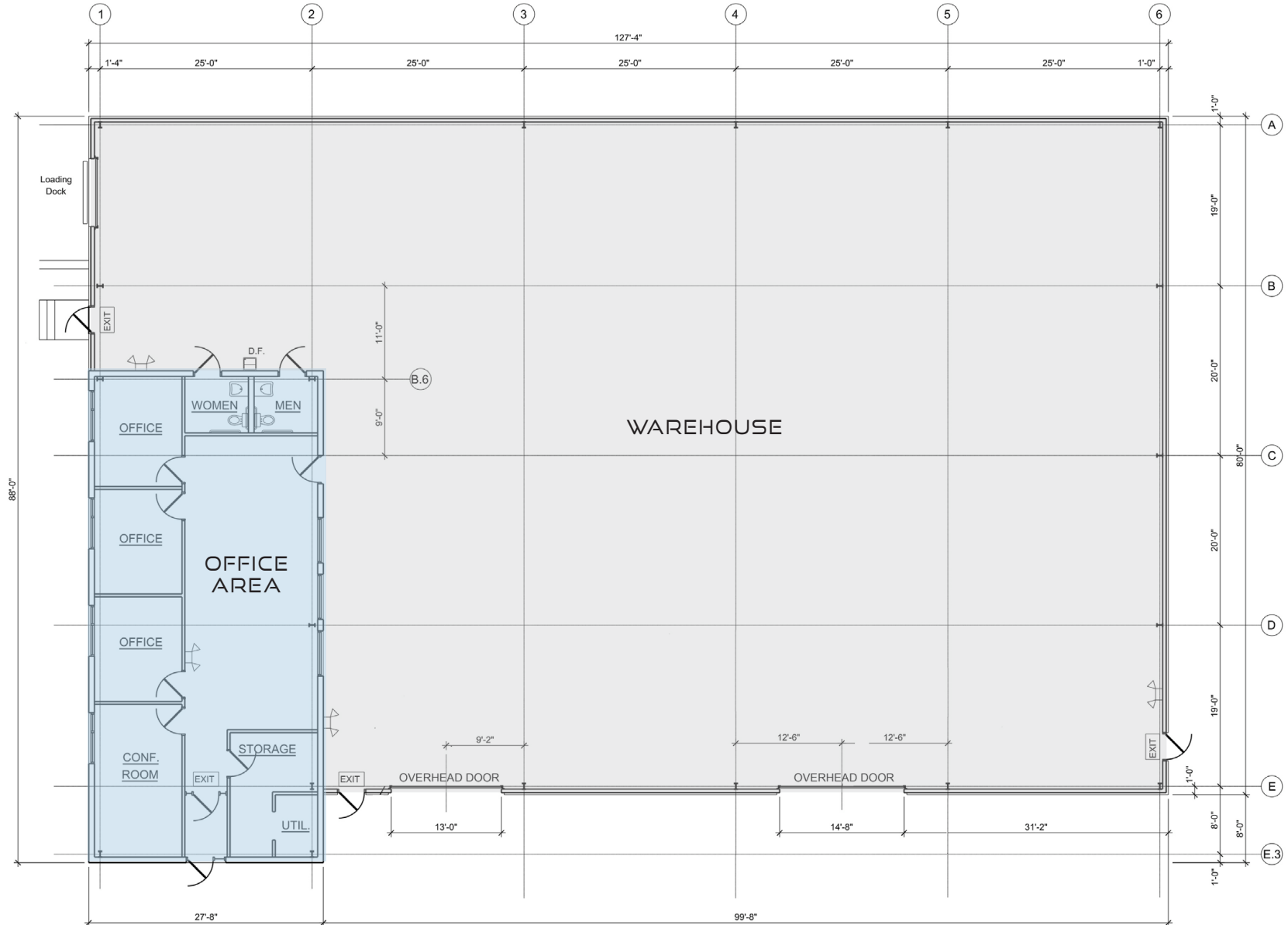


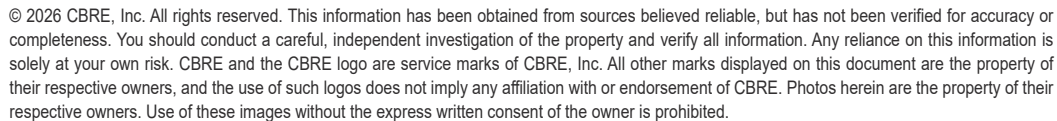
TAXES

\$1.03 PSF

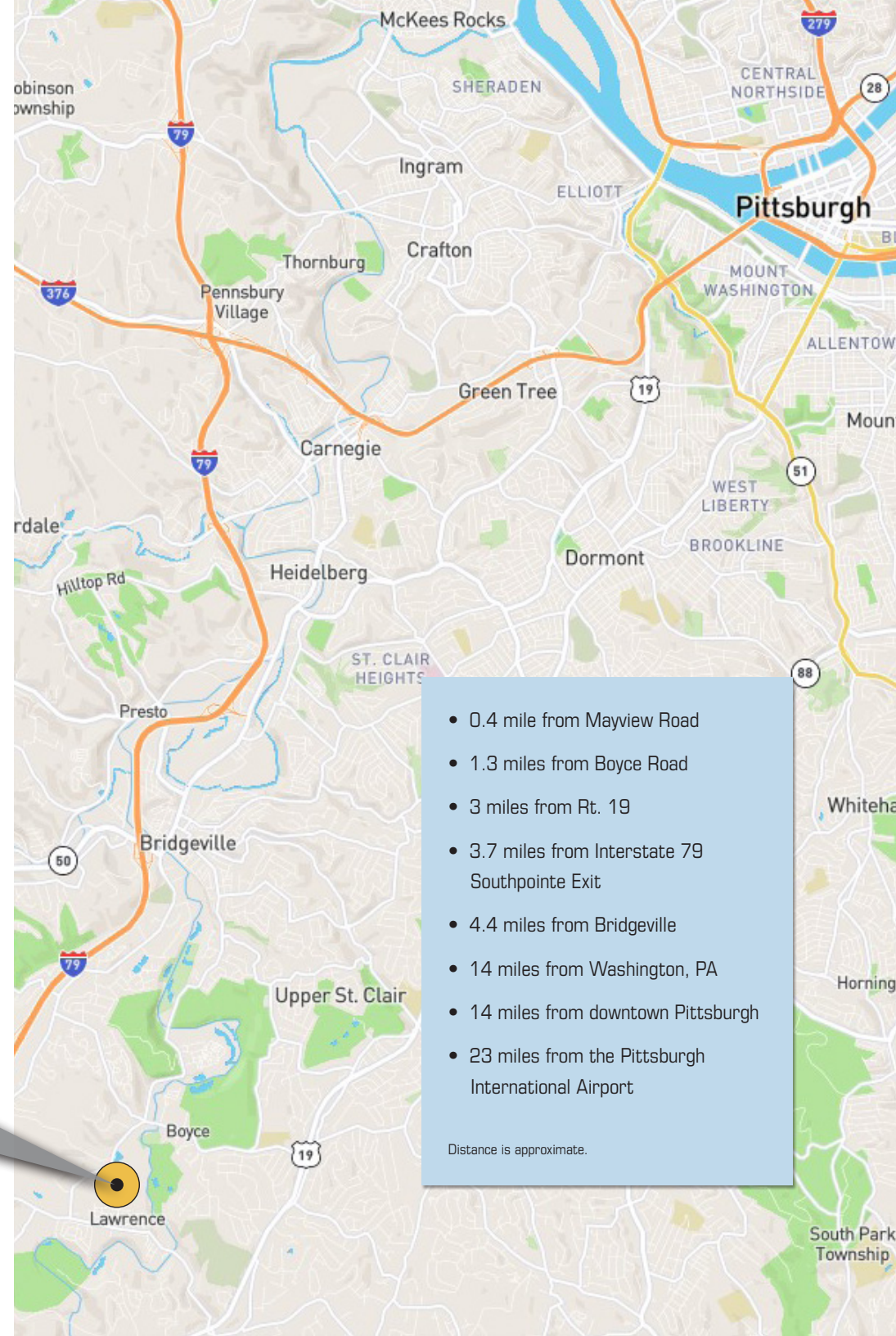


FLOOR PLAN





LOCATION



- 0.4 mile from Mayview Road
- 1.3 miles from Boyce Road
- 3 miles from Rt. 19
- 3.7 miles from Interstate 79 Southpointe Exit
- 4.4 miles from Bridgeville
- 14 miles from Washington, PA
- 14 miles from downtown Pittsburgh
- 23 miles from the Pittsburgh International Airport

Distance is approximate.