

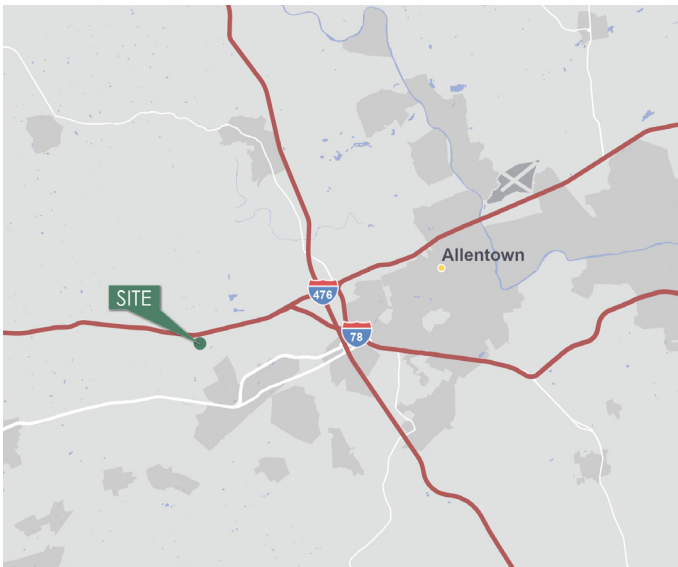
67,510 SF

Industrial Space For Lease



Prologis Lehigh Valley West

860 Nestle Way
Breinigsville, PA 18031 USA



LOCATION

- Minutes from I-78 & I-476

FACILITY

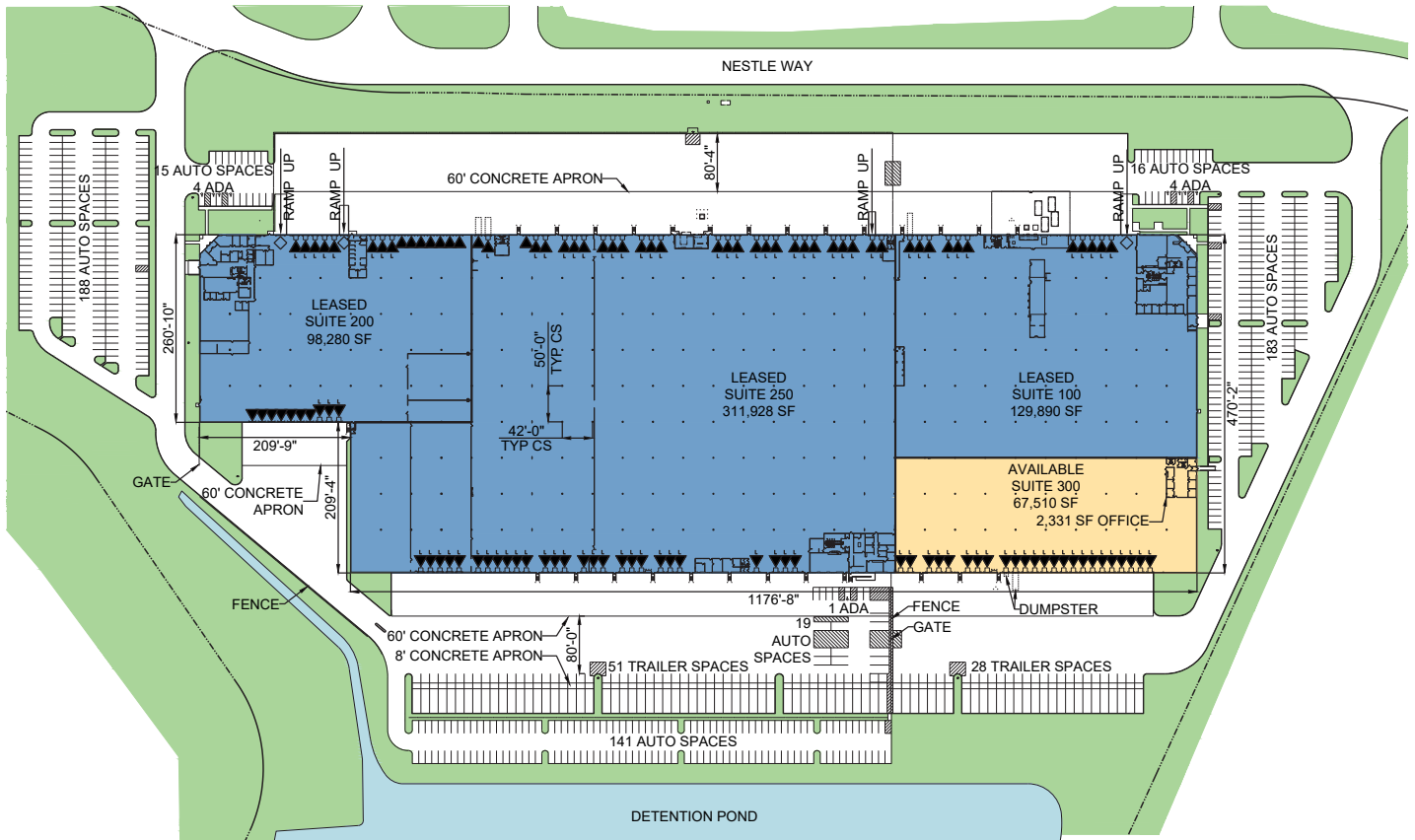
- 607,608 SF warehouse/distribution facility
- 67,510 SF of available space
- Approx. 2,100 SF office fit-out
- 33' clear ceiling height
- 50' x 42' column spacing. 60' at staging area.
- 24 dock doors
- ESFR sprinkler system
- EPDM rubber roof

ADVANTAGES AND AMENITIES

- Class A facility located in the Lehigh Valley's largest industrial hub
- Over 32% of US & 52% of Canadian consumers within a day's drive
- Public transportation stop at property entrance

67,510 SF

Industrial Space For Lease



LEGEND:

- ▲ DOCK POSITION
- ▲ DOCK w/ LEVELER
- ◇ DRIVE-IN DOOR
- LAND AREA
- TENANT
- AVAILABLE



Colliers International
Mark Chubb
 mark.chubb@colliers.com
 ph +1 610 684 1862
 cell +1 302 275 5043
 161 Washington Street
 Suite 1090
 Conshohocken, PA 19428 USA

Colliers International
Michael Zerbe
 michael.zerbe@colliers.com
 ph +1 610 684 1853
 cell +1 610 462 3956
 161 Washington Street
 Suite 1090
 Conshohocken, PA 19428 USA

Colliers International
Summer Coulter
 summer.coulter@colliers.com
 ph +1 610 684 1861
 cell +1 909 636 4777
 161 Washington Street
 Suite 1090
 Conshohocken, PA 19428 USA

Prologis
Justin Fanslau
 jfanslau@prologis.com
 ph +1 610 997 6673
 cell +1 267 664 7275
 400 Boulder Drive
 Suite 200
 Breinigsville, PA 18031 USA