

# 225 E. MADISON AVE

CLIFTON HEIGHTS, PA 19018



REPRESENTED BY  
THE FLYNN COMPANY

COLIN FLYNN, SIOR  
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215-561-6565 X 123

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Company

## WAREHOUSE SPACE FOR SALE OR LEASE

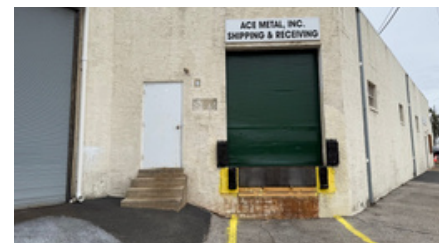
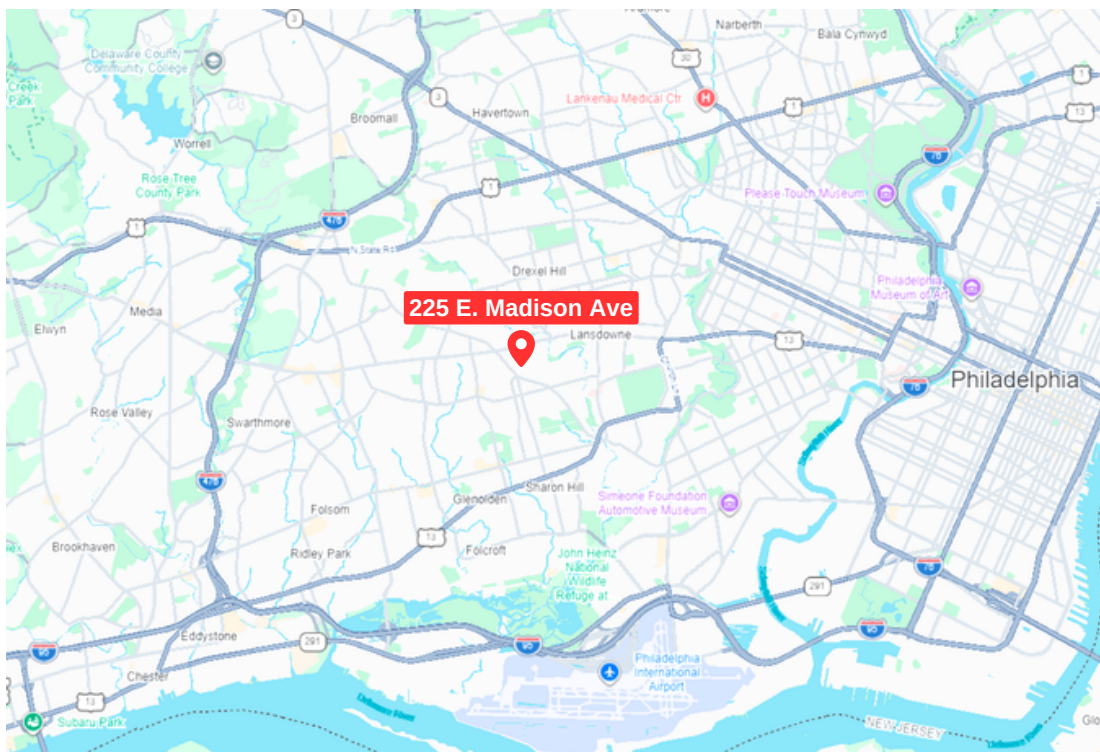
### PROPERTY HIGHLIGHTS

- **Total Building Size:** 15,000 SF
- **Lot Size:** 0.31 acres
- **Office Space:** 750 SF
- **Loading:** (1) Loading Dock door  
(1) Drive-in door
- **Ceiling height:** 10'-15'7" clear
- **Power:** 1200A, 240V single and three phase
- **Fire Suppression:** Dry system
- **Zoning:** Industrial & RCZ Cluster
- **Additional:** Currently a machine shop / fabrication
- **Real Estate Taxes:** \$15,632

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## LOCATION



**For More Information  
Please Contact:**

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