



740 GREENSBURG ROAD

New Kensington, PA 15068

- Standalone Rear Warehouse
- Direct Route 28 Access
- Dedicated Loading & Yard

CONTACT:
ANTHONY DASTA
Senior Advisor
(724) 749-5908
adasta@remax.net



Property Summary

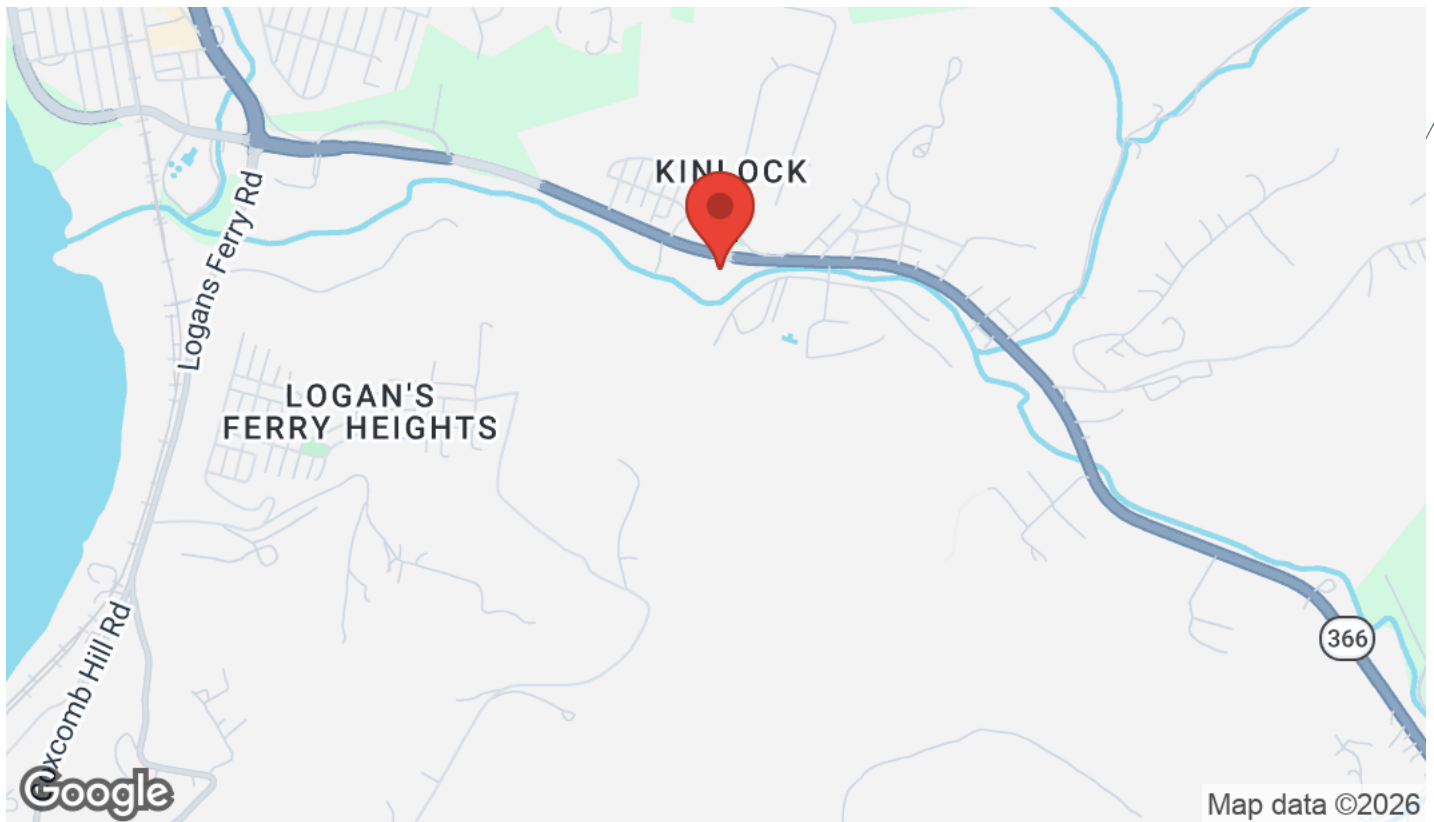
Address 1:	740 Greensburg Road
Lease Rate:	\$8/SQ
Parking:	Yes
Property Subtype:	Flex Space
Zoning	M-1

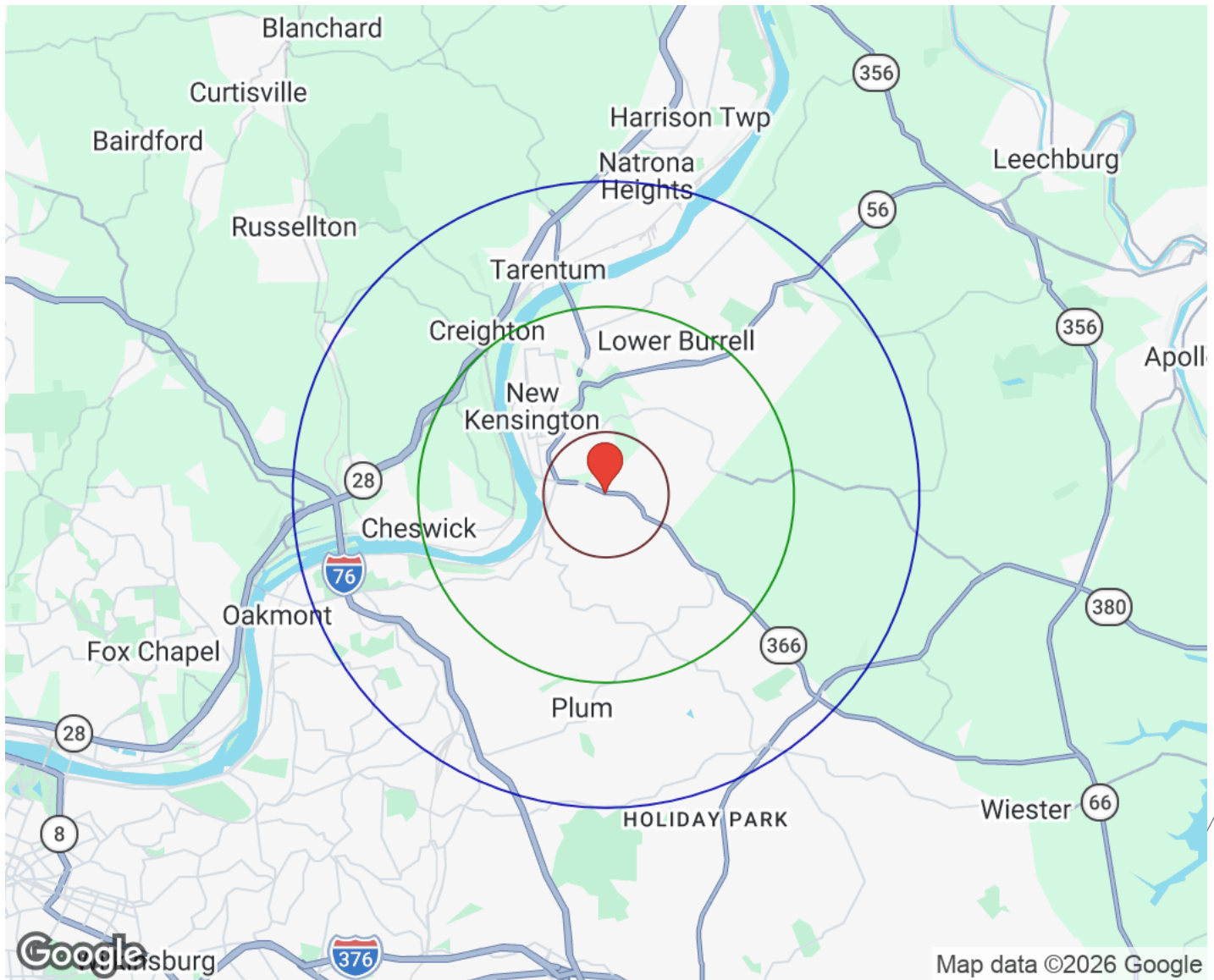
Property Overview

The property consists of a standalone, fully insulated rear industrial building totaling 10,000 SF, positioned on a secure, fenced commercial parcel in New Kensington. This structure is ideally built for light industrial services, equipment storage, or specialized contracting operations requiring excellent regional logistics access.

Location Overview

Strategically positioned in the northeast submarket of Greater Pittsburgh, within Westmoreland County's high-demand industrial corridor. Located directly on Route 366 (Greensburg Road), the property offers high visibility and an efficient regional transit profile for logistics, distribution, and commercial service operations.





Distance: ○ 1 Mile ○ 3 Miles ○ 5 Miles

Category	Sub-category	1 Mile	3 Miles	5 Miles
Population	Male	2,032	16,665	35,734
	Female	2,035	17,327	36,704
	Total Population	4,067	33,992	72,438
Income	Median	\$71,115	\$68,431	\$74,597
	Under \$15k	85	1,460	3,095
	\$15k - \$25k	223	1,404	2,275
	\$25k - \$35k	210	1,335	2,584
	\$35k - \$50k	165	1,839	3,663
	\$50k - \$75k	333	2,482	5,079
	\$75k - \$100k	359	1,886	4,440
	\$100k - \$150k	374	2,977	6,427
	\$150k - \$200k	144	1,299	2,881
	Over \$200k	29	1,054	2,783



The calculations and data presented are deemed to be accurate, but not guaranteed. They are intended for the purpose of illustrative projections and analysis. The information provided is not intended to replace or serve as substitute for any legal, accounting, investment, real estate, tax or other professional advice, consultation or service. Users should consult with a professional in the respective legal, accounting, tax or other professional.