



525 William Penn Pl.
Suite #3510
Pittsburgh PA 15219

C
L
A
S
S
A

Office for Lease

7000 Brooktree Road



Brooktree Office Park

7000 Brooktree Rd., Wexford PA 15090

Multiple plug-and-play opportunities available in a 4-star professional building located in Pittsburgh's North Hills submarket.

Paul Horan

Principal | Office Agency
412 515 8525
paul.horan@colliers.com



Welcome to Brooktree Office Park

This scenic professional community is located directly off of Route 19 in Wexford, PA: a growing suburb within Pittsburgh's North Hills market that peppered with retailers, services, green spaces, and residential.

A variety of users occupy space at Brooktree Office Park: financial services, educational institutes, medical providers, and contractors. Each benefit from ample and free onsite parking, landscaped property exteriors, proximity to neighboring retailers, and easy highway access.



Park Amenities

- Newly opened & onsite Cafe Connigo
- Paved walking paths between buildings
- Access to the Rachel Carson Trail
- Walkable to the Harmony Trail
- Onsite USPS branch
- Onsite ChargePoint station
- Abundant parking at each building

Wexford Plaza

Brooktree Office Park is located directly across the street from Wexford Plaza: a shopping center housing 20+ national and local retailers, including Whole Foods Market, Bank of America, Solidcore, YogaSix, Eyeique, and multiple restaurants and spas. Walk over or take a 3-minute drive!

Retailers in a 1-mile radius



Current Availabilities

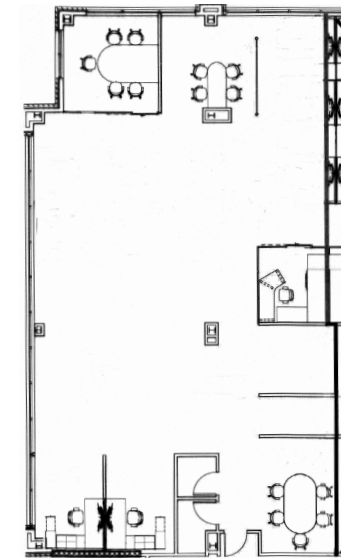
7000 Brooktree Rd., Wexford PA 15090



Suite 315 3,326 Sq. Ft.



Cornered office suite featuring a wide-open floor plan with ample flexibility for workstation configuration or custom interior buildout. Suite includes 1 conference room, 1 private office, a break area, and two storage closets.

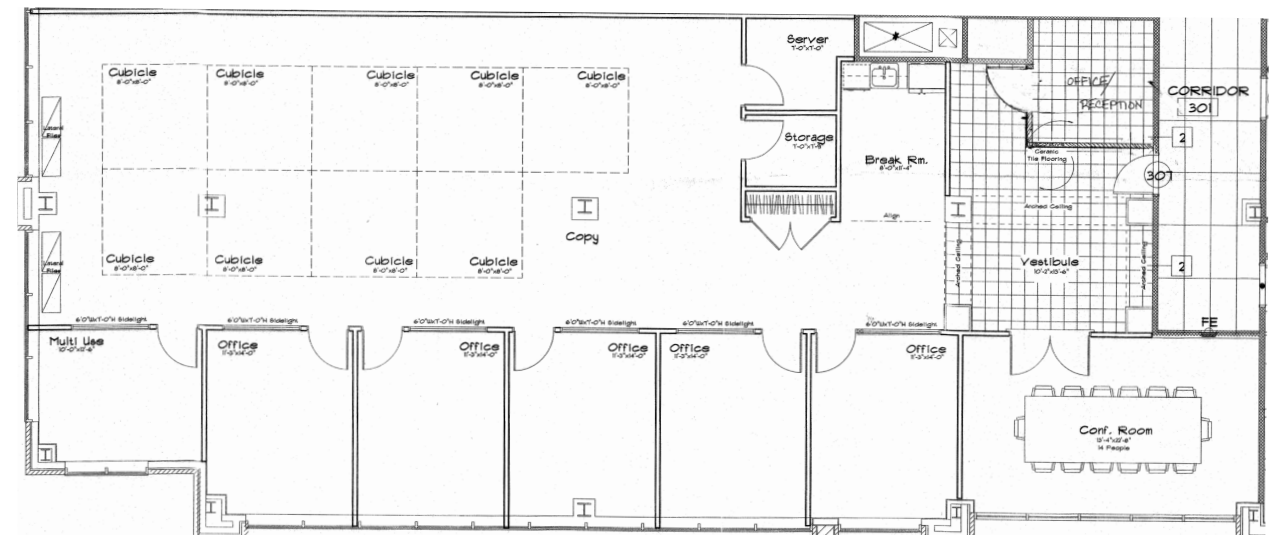


Common floor areas include restrooms and elevator lobby

Suite 300 3,875 Sq. Ft.



Cornered office suite currently configured to accommodate 9 workstations, 5 private offices, 1 conference room, a break area, storage closet, server room, and multi-use space.



525 William Penn Pl.
Suite #3510
Pittsburgh PA 15219



Make going to work feel like a
walk in the park
at Brooktree Office Park

FOR
LEASE



Multiple availabilities

7000 Brooktree Rd., Wexford PA 15090

Would you like additional details on available suites, lease terms, or pricing?
Contact our listing agent for more information, or to schedule a tour today!

Paul Horan

Principal | Office Agency
412 515 8525
paul.horan@colliers.com