

4555

OLDFIELD BOULEVARD

PITTSTON, PENNSYLVANIA



Premier Industrial Space
DELIVERING JUNE 2026

108,500 SF | 62,000 SF | 93,000 SF

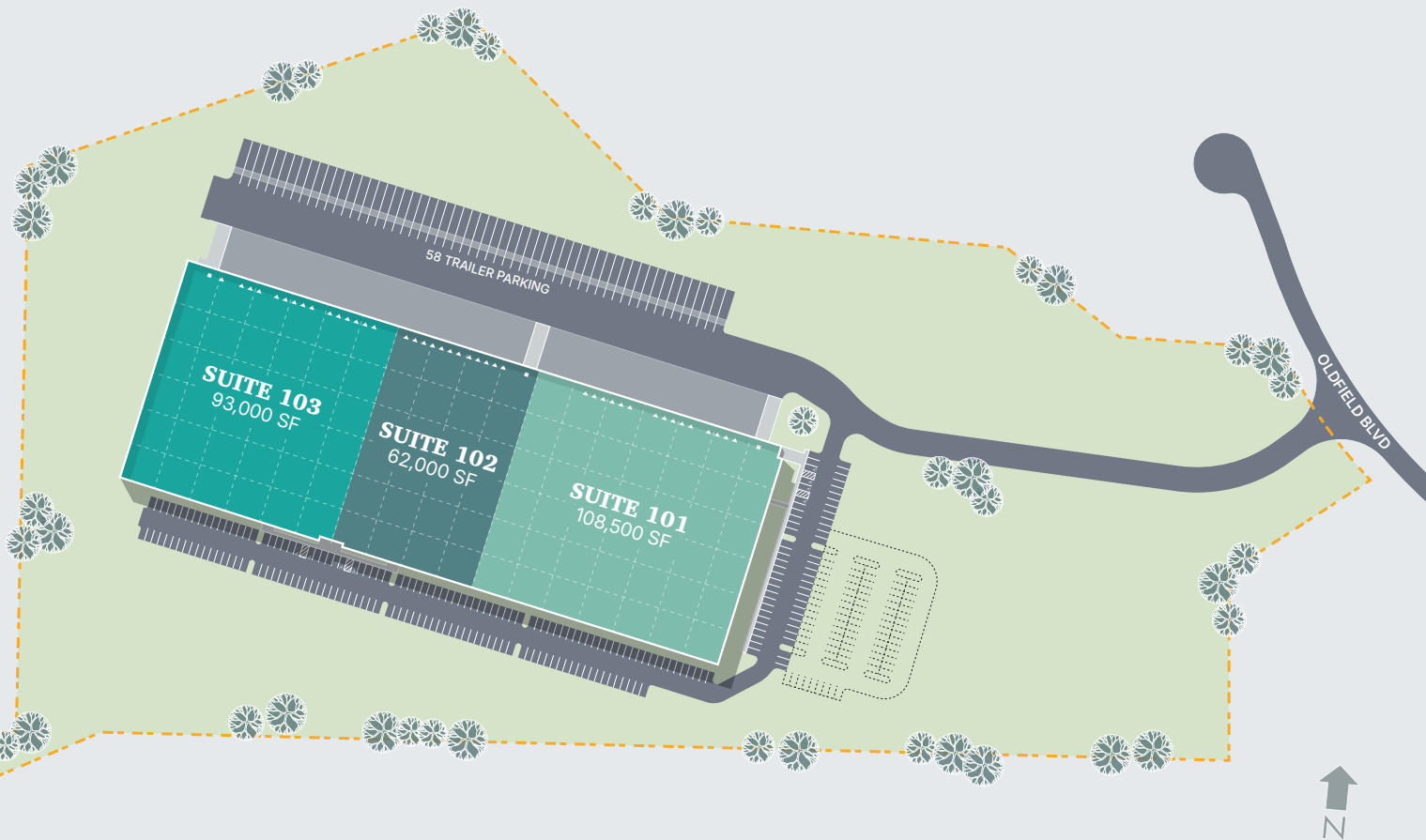
CBRE

ELEVATE YOUR OPERATIONS

4555 Oldfield Boulevard presents a prime leasing opportunity for new Class A industrial real estate within a strategically positioned industrial park. This cutting-edge property consisting of 3 suites is meticulously crafted to fulfill the demands of contemporary enterprises, offering a sophisticated and advanced setting ideal for diverse industrial and light-manufacturing activities. It provides an ideal chance to establish or grow a business within a thoughtfully designed complex that fosters expansion and productivity.



- ▲ DOCK DOOR
- DRIVE-IN DOOR



BUILDING HIGHLIGHTS



TOTAL BUILDING SIZE:
263,500 SF



AVAILABLE SPACE:
Suite 101-108,500 SF
Suite 102-62,000 SF
Suite 103-93,000 SF



CLEAR HEIGHT:
36'



LOCATION:
Strategically located within Grimes Industrial Park, providing exceptional access to major transportation routes and local amenities



OFFICE SPACE:
Dedicated office space in each available suite



OUTDOOR AREAS:
Covered patio space for each suite



CONSTRUCTION:
Concrete tilt panel design



PROJECTED COMPLETION:
Spring 2026

THOUGHTFULLY DESIGNED

KEY FEATURES

CONCRETE TILT PANEL DESIGN New concrete tilt panel building offers superior longevity, weather resistance, and structural integrity than typical regional metal buildings. 5' x 5' clerestory windows provide natural light to the production area.

ADVANCED SYSTEMS State-of-the-art HVAC with humidity control, trailer dock locks, and advanced energy-saving LED lighting

SHARED SITE PARKING

- 214 total onsite passenger vehicle spaces with future expansion for 75 more spaces
- 58 total trailer parking spaces

ACCESSIBILITY Easy access to I-81 and I-476 (Pennsylvania Turnpike)

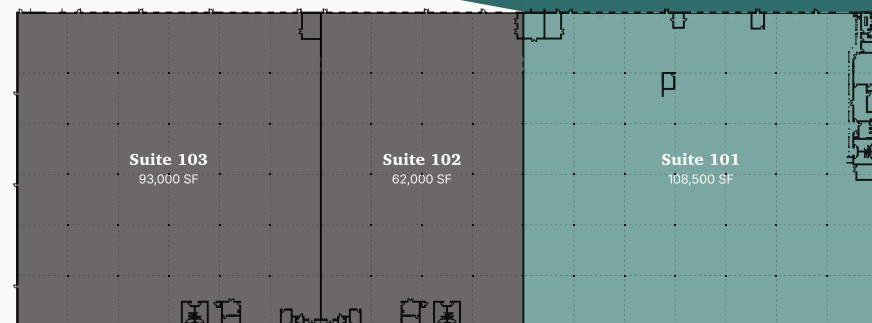
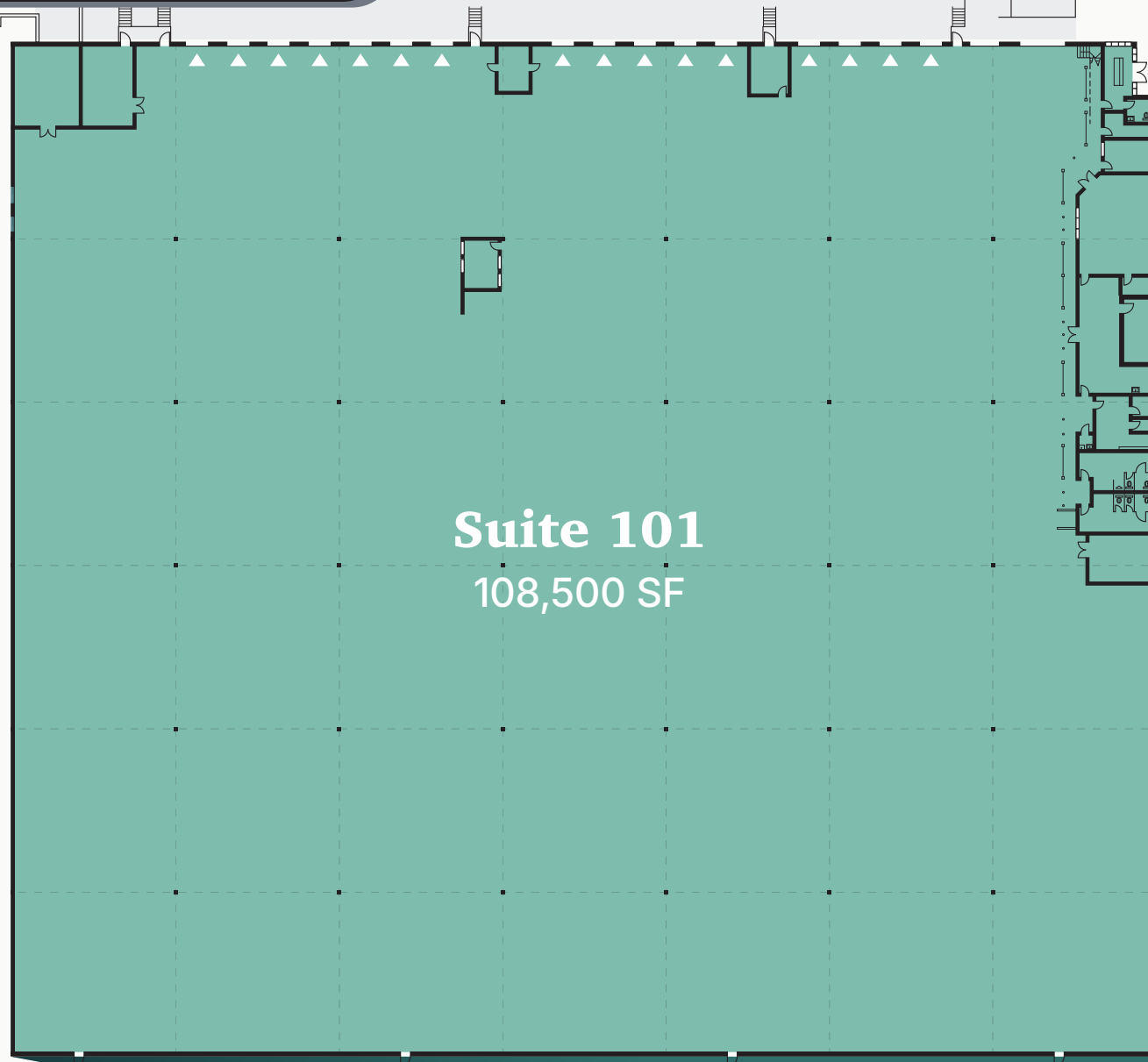
ON-SITE AMENITIES

- Each suite has
- 1 dedicated, covered outdoor patio space
- 1 dedicated exterior propane tank storage area (for forklifts)



SUITE 101

PLAN DETAILS



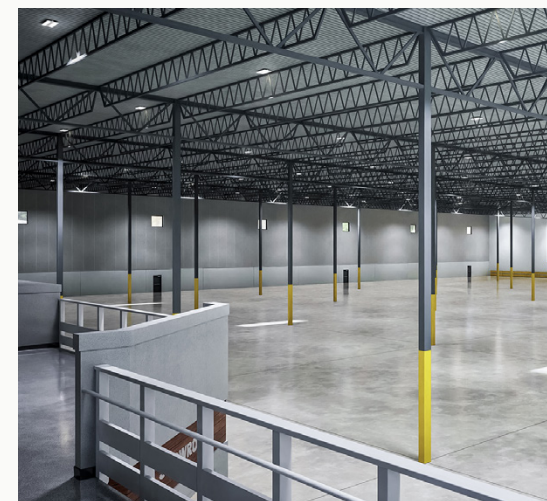
AVAILABLE SPACE 108,500 SF

OFFICE SPACE

- 3,700 SF turnkey starter office layout including:
- Secure entrance lobby w/ unisex restroom
 - 1 office with exterior window
 - 2 interior satellite offices in general space
 - Break room with covered outdoor patio
 - Training/conference room/showroom
 - Locker room
 - Separate men's and women's restrooms
 - Maintenance/storage room & janitorial closet
 - Truck driver check-in corral
 - Dedicated 36 SF network room
 - Open mezzanine level

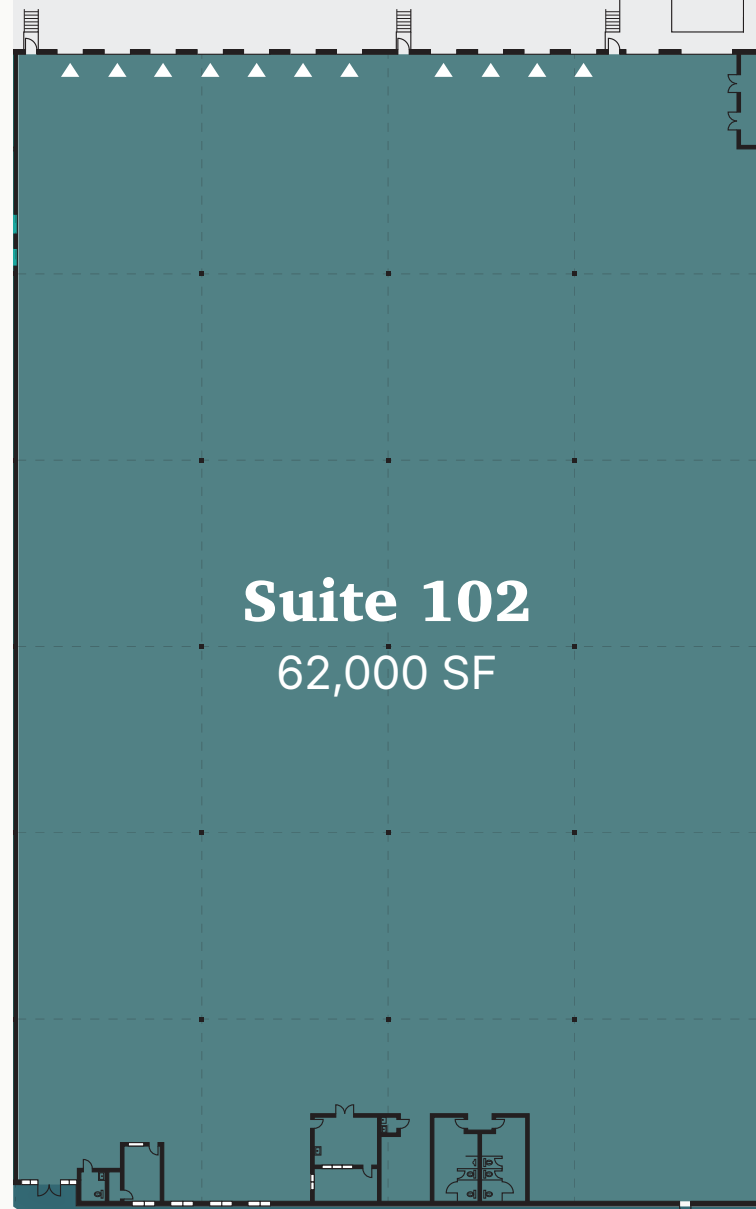
LOADING DOCKS

- 16 (9' x 10') loading docks with levelers, seals, and locks
- 1 (14' x 16') drive-in door with electric opener
- 1 (9' x 10') dedicated dumpster staging door



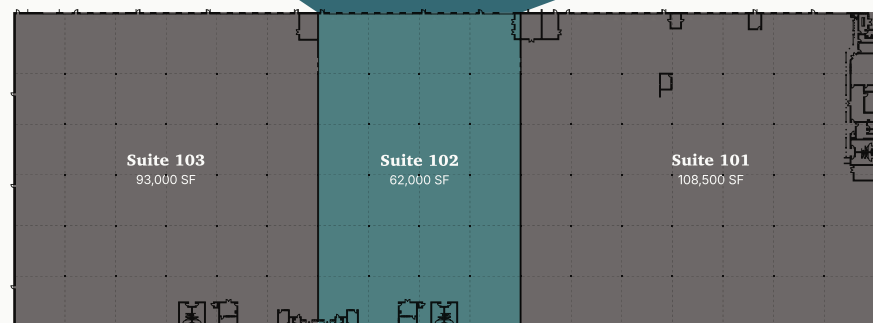
SUITE 102

PLAN DETAILS



Suite 102

62,000 SF



AVAILABLE SPACE 62,000 SF

OFFICE SPACE

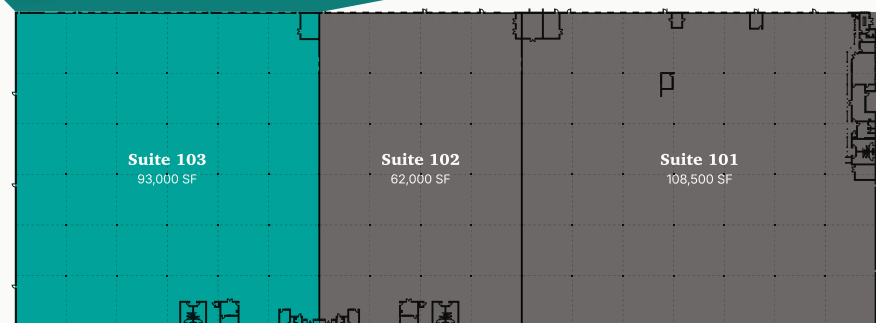
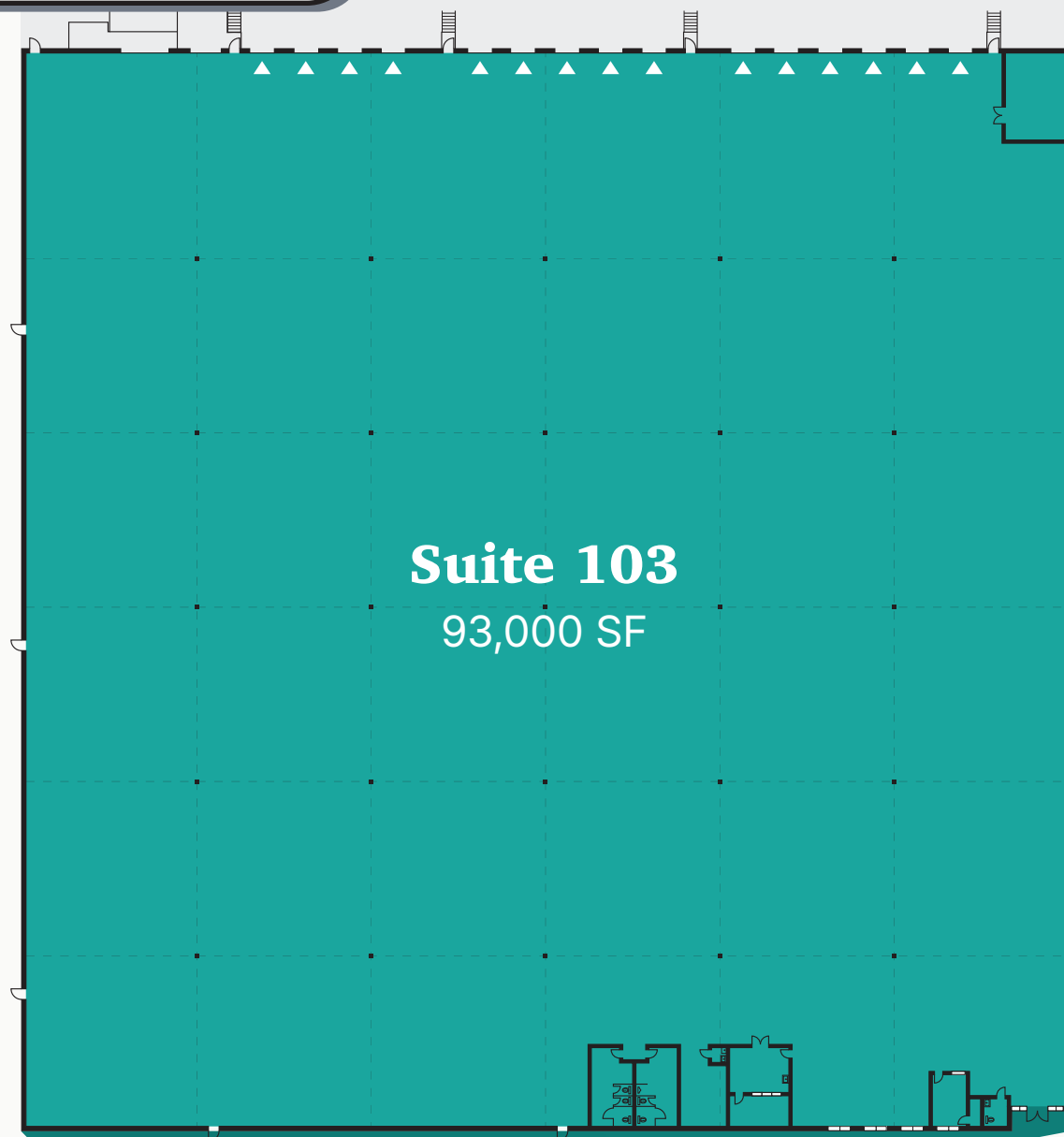
- 964 SF turnkey starter office layout including:
- Open lobby with unisex restroom
- 1 office with exterior window (expandable to add 3 private offices)
- Break room with covered outdoor patio
- Separate men's and women's restrooms
- Janitorial closet
- Dedicated network room

LOADING DOCKS

- 11 (9' x 10') loading docks with levelers, seals, and locks
- 1 (14' x 16') drive-in door with electric opener
- 1 (9' x 10') dedicated dumpster staging door

SUITE 103

PLAN DETAILS



AVAILABLE SPACE 93,000 SF

OFFICE SPACE 964 SF turnkey starter office layout including:

- Open lobby with unisex restroom
- 1 office with exterior window (expandable to add 3 private offices)
- Break room with covered outdoor patio
- Separate men's and women's restrooms
- Janitorial closet
- Dedicated network room

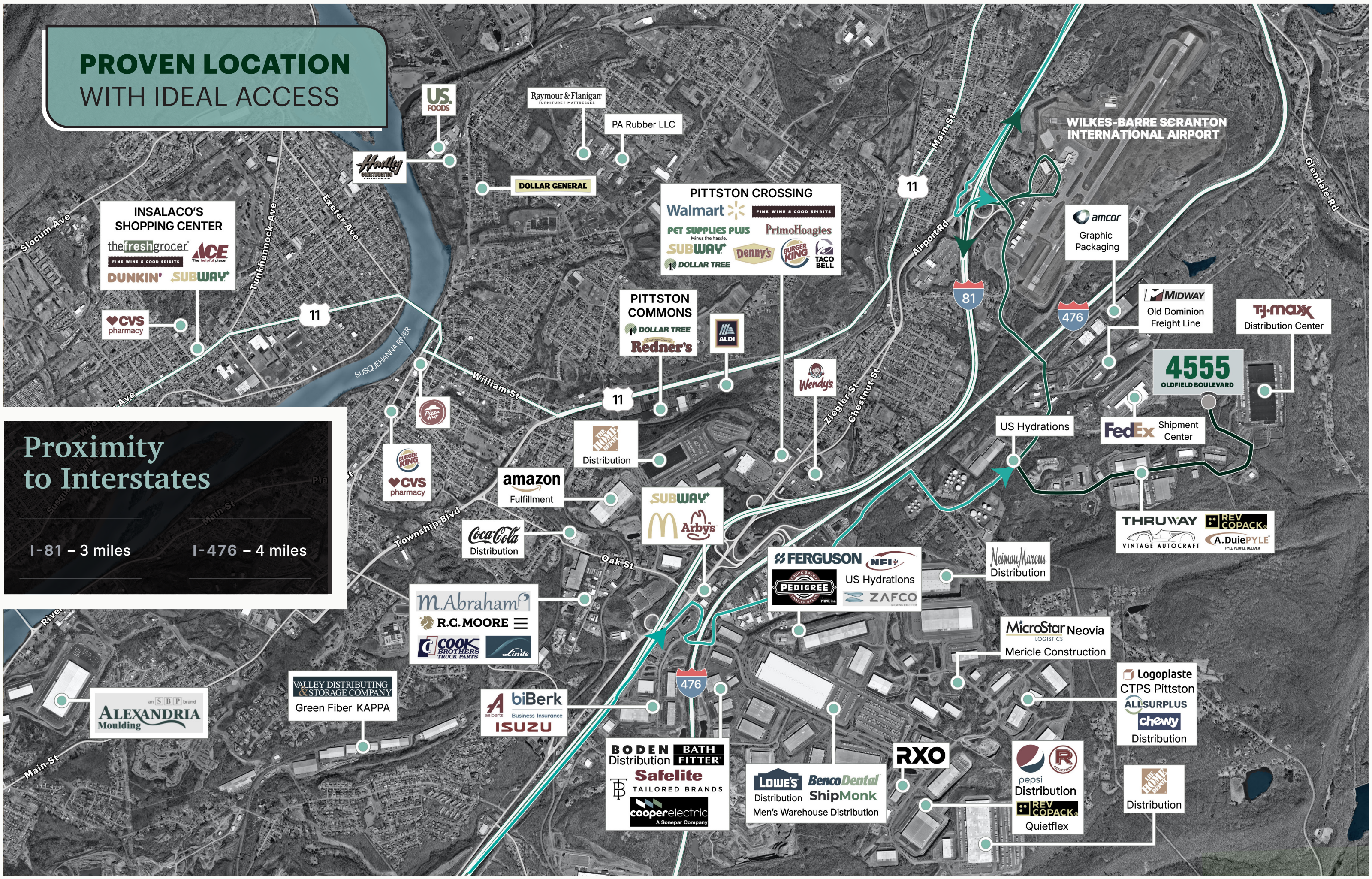
LOADING DOCKS

- 15 (9' x 10') loading docks with levelers, seals, and locks
- 1 (14' x 16') drive-in door with electric opener
- 1 (9' x 10') dedicated dumpster staging door



PROVEN LOCATION WITH IDEAL ACCESS

WILKES-BARRE SCRANTON INTERNATIONAL AIRPORT



INSALACO'S SHOPPING CENTER
 thefreshgrocer ACE
 FINE WINE & GOOD SPIRITS
 DUNKIN' SUBWAY

PITTSSTON CROSSING
 Walmart FINE WINE & GOOD SPIRITS
 PET SUPPLIES PLUS PrimoHoagies
 Minus the hassle. SUBWAY Denny's BURGER KING TACO BELL
 DOLLAR TREE

PITTSSTON COMMONS
 DOLLAR TREE ALDI Redner's

4555
 OLDFIELD BOULEVARD

Proximity to Interstates

I-81 - 3 miles I-476 - 4 miles

an S B P brand
ALEXANDRIA
 Moulding

VALLEY DISTRIBUTING & STORAGE COMPANY
 Green Fiber KAPPA

biBerk
 Business Insurance
ISUZU

BODEN BATH FITTER
 Distribution
Safelite
 TAILORED BRANDS
cooper electric
 A Sonepar Company

Lowes **BencoDental**
 Distribution **ShipMonk**
 Men's Warehouse Distribution

RXO

pepsi **RESOLUTION**
 Distribution
REV COPACK
 Quietflex

Logoplaste
 CTPS Pittston
ALLSURPLUS
chewy
 Distribution

THE HOME DEPOT
 Distribution



Proximity to Ports

PORT OF PHILADELPHIA – 122 miles

PORT OF NY/NJ – 132 miles

PORT OF WILMINGTON – 135 miles

PORT OF BALTIMORE – 196 miles

Proximity to Major Cities

PHILADELPHIA – 118 miles

NEW YORK CITY – 129 miles

BALTIMORE – 196 miles

WASHINGTON, D.C. – 236 miles



REGIONAL ADVANTAGE

4555

OLDFIELD BOULEVARD

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