

IMPERIAL BUSINESS PARK

6,360 SF Warehouse/Distribution Space Available

308 High Tech Drive, North Fayette Township, Allegheny County,
Oakdale, PA 15071



Available



PROPERTY FEATURES:

- ◆ 6,360 SF total available
 - ◆ 3,640 SF Warehouse
 - ◆ 2,720 SF Office
- ◆ 2 Dock Doors
- ◆ 1 Drive-in Door
- ◆ 22' Clear Ceiling Height
- ◆ Visibility from Route 22/30
- ◆ Ample Free Parking

LEASE RATE:

- ◆ \$10/SF NNN
- ◆ Tenant pays utilities / janitorial / R&M /
NNN Fees are estimated at \$2.25/SF



Owned & Managed



Louis V. Oliva, CCIM, SIOR Executive Managing Director 412.434.1053 loliva@ngkf.com

Anthony Oliva, Director, 412.779.5486 anthony.oliva@nmrk.com

210 Sixth Avenue, Suite 3400, Pittsburgh, PA 15222 412.281.0100 www.ngkf.com

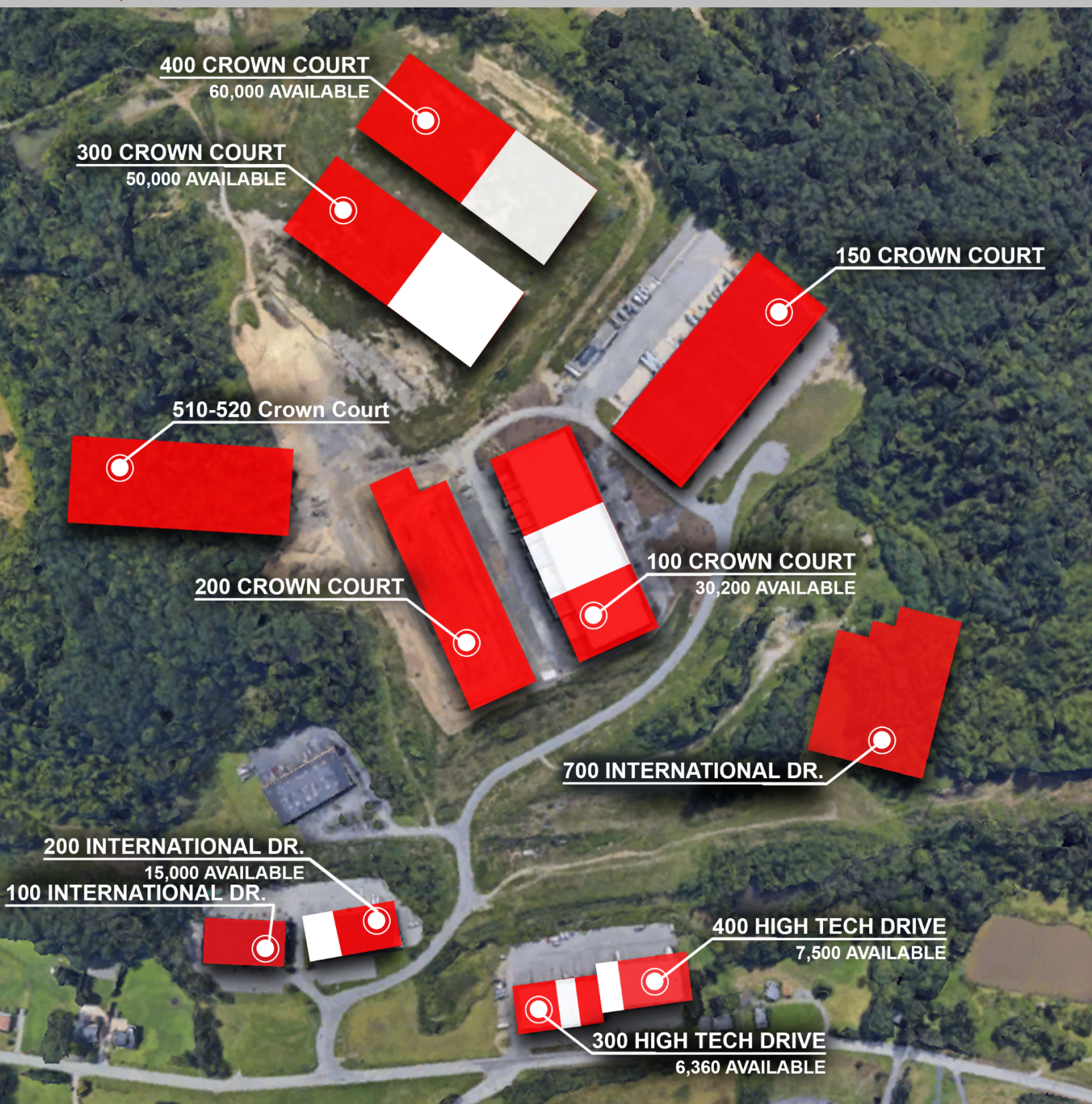
NEWMARK

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warrant or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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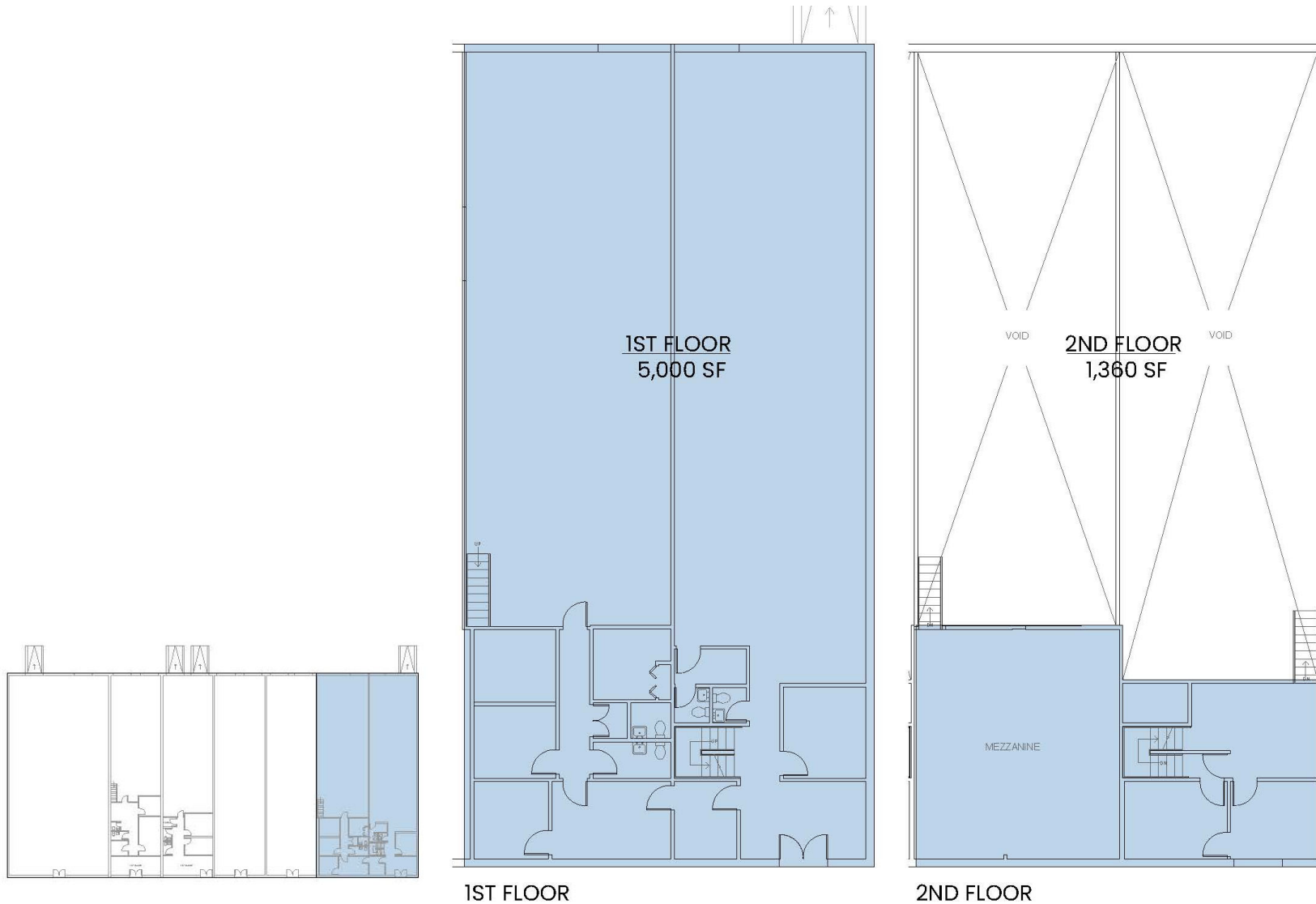
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