



JOHN BUCCINNO, SIOR CCIM
610.370.8508
JBUCINNO@NAIKEYSTONE.COM

FIRST & SECOND FLOOR SUITES AVAILABLE
2 MERIDIAN BLVD | WYOMISSING, PA 19610
1,350 – 4,903 SQ FT AVAILABLE

NAIKeystone

875 BERKSHIRE BLVD, STE 102,
WYOMISSING, PA 19610
610.779.1400 | NAIKEYSTONE.COM



PROPERTY FEATURES

- CLASS A OFFICE BUILDING
- 6.95 ACRES
- 64,542 SF 3-STORY BUILDING
- 5 / 1,000 SF PARKING SPACES
- EXCELLENT ACCESS TO AREA AMENITIES

LOCATION ADVANTAGES

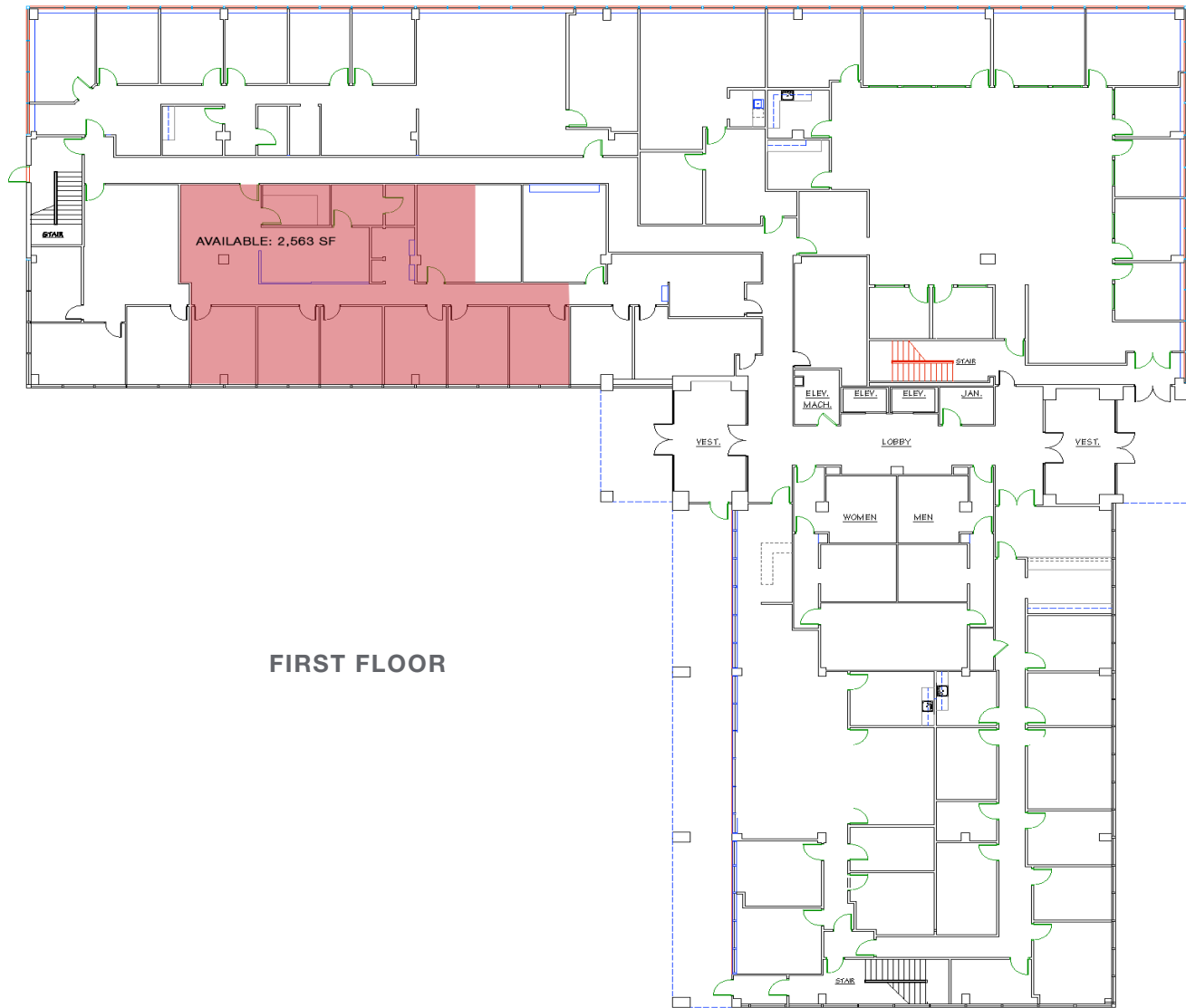
- MAIN PROFESSIONAL OFFICE PARK IN GREATER READING
- UTILITIES AT SITE
- EXCELLENT ACCESS TO AREA HIGHWAY SYSTEMS
- MAIN ROAD VISIBILITY

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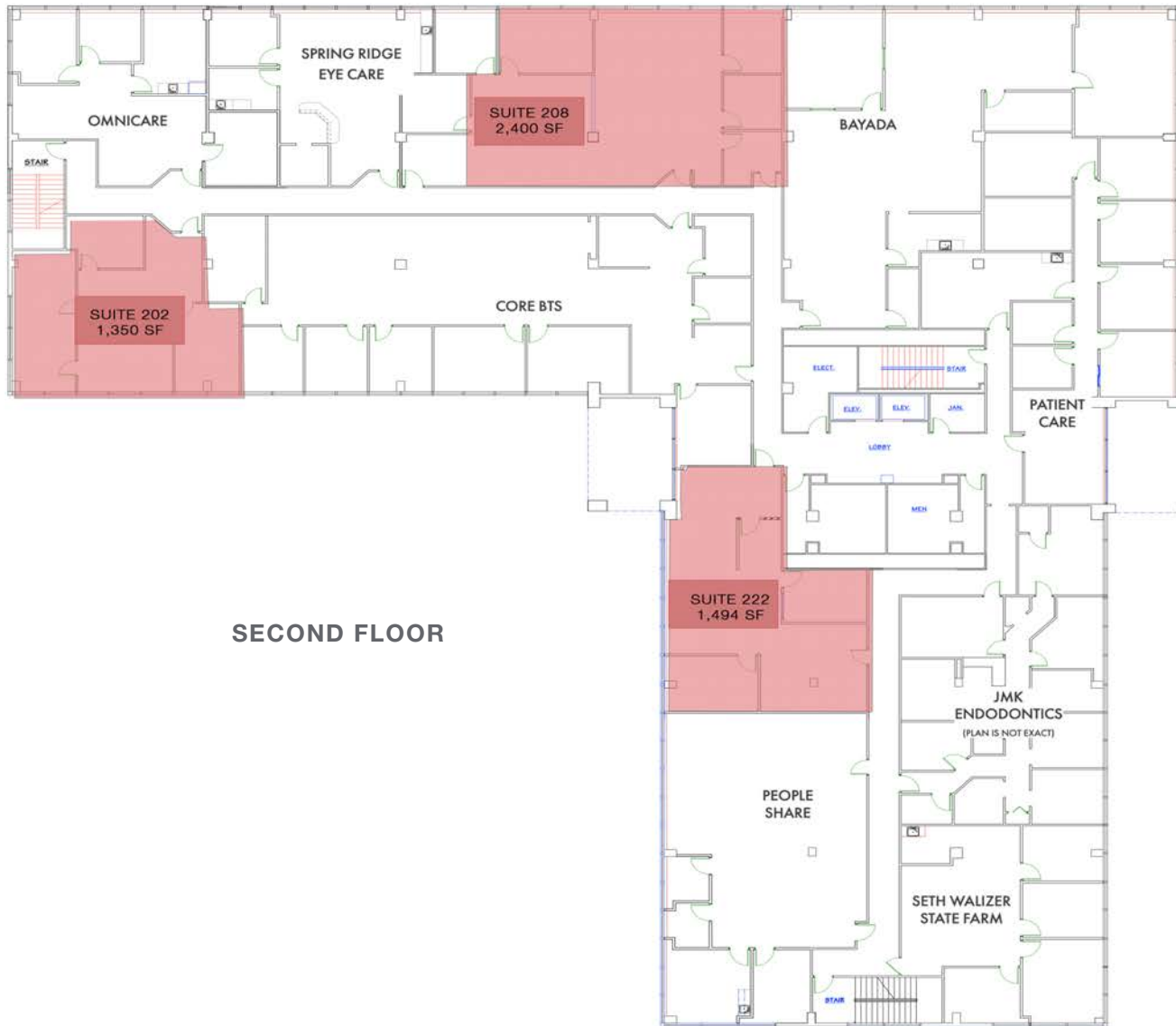
FIRST FLOOR

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SECOND FLOOR

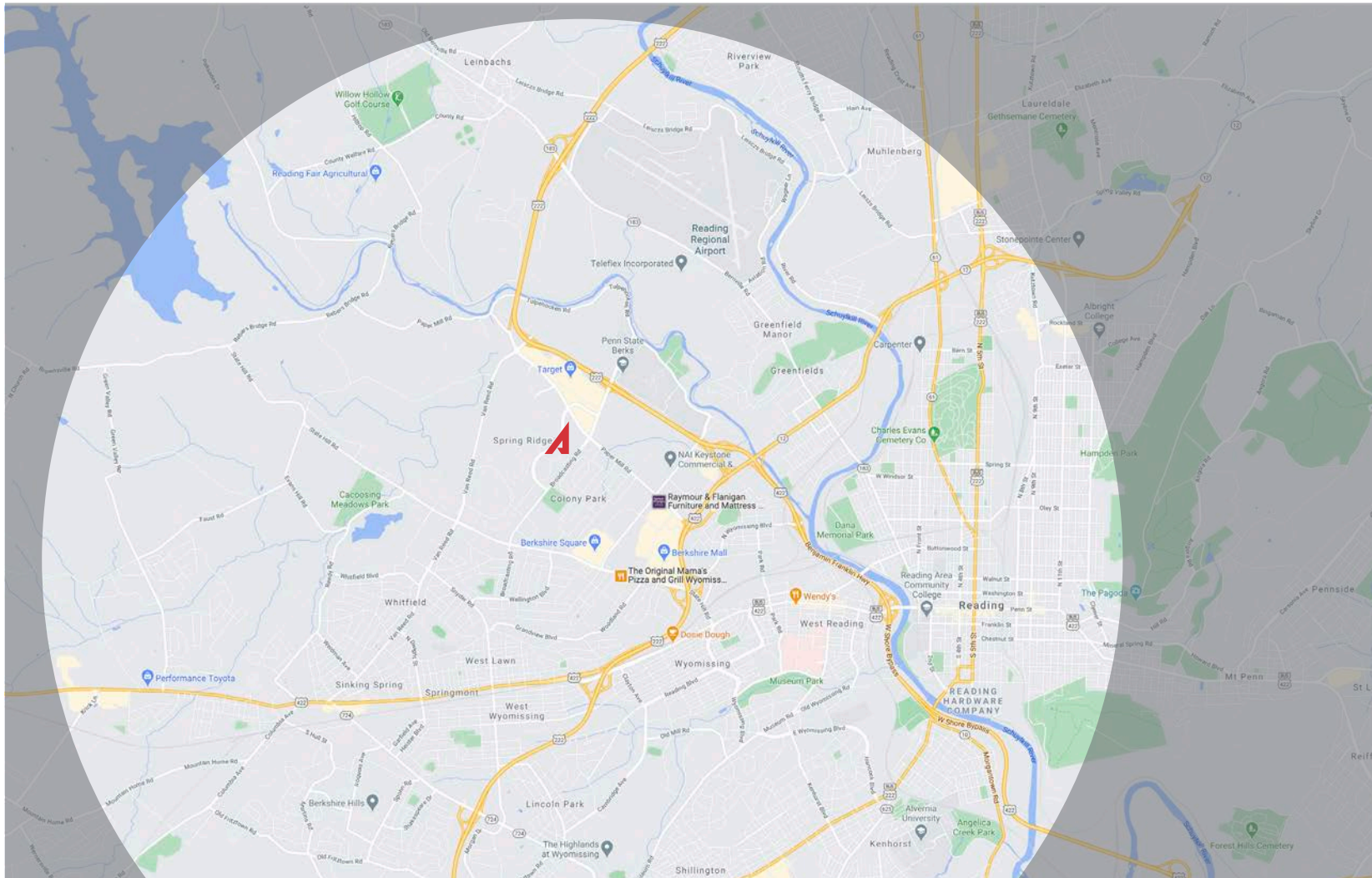
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DEMOGRAPHICS
WYOMISSING

EST. POPULATION
5,642

EST AVG HH INCOME
\$113,706

EST TOTAL EMPLOYEES
2,852

EST POPULATION
1 MI | 5,642
3 MI | 66,959
5 MI | 187,811

EST TOTAL EMPLOYEES
1 MI | 2,852
3 MI | 36,627
5 MI | 87,116

EST AVG HH INCOME
1 MI | \$113,706
3 MI | \$92,063
5 MI | \$77,548

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STABLE MARKET WITH STRONG OFFICE TENANTS

TENANTS IN THE AREA INCLUDE:

GODIVA, ALLSTATE, UGI, MORGAN STANLEY, TOMPKINS VIST BANK, BB&T BANK, SUNOCO LOGISTICS, CONTINENTAL INSURANCE

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LOCAL AMENITIES



TEXAS
RESTAURANT

HOMEWOOD SUITES
Hilton
119 Rooms

KOHL'S

Treeview Corporate Center

Broadcasting Square

- weis, ROSS, Target, Famous Footwear, BARNES & NOBLE, MATTRESS FURN, 5.99 REALITY
- DICK'S, Marshalls, petco, RED BATH & BEYOND, BOB'S FURNITURE, ChangeTheory, FANTASTIC SHAMS
- Michaels, AT&T, M&M's, Panera, M&T Bank, ULTA, FANTASTIC SHAMS
- McDonald's, Arby's, COLD STONE, DULCE GINEPPO, ANTHONY'S, FANTASTIC SHAMS
- Wendy's, CHUCK E. CHEESE'S, SAMKEY BONES, Chick-fil-A, IHOP, P.F. Chang's, Sprinkles, Sprinkles

Penn State Berks Campus
2,800 Students

Owned By Reading Hospital

Wawa

FOX THEATRES
8 Screens

Shoppes at Wyomissing

- PLACE, LOFT, Gymboree, TALBOTS, J.Jill, PS BANK, CHICO'S, CHARLIE, NEW YORK & COMPANY

Spring Meadow SC
GIANT

GNC
LIVE WELL
BLINDS TO GO
Meat's

Hampton Inn
91 Rooms

THE HOME DEPOT

BEST BUY

State Hill Rd
17,112 ADT

Broadcasting Rd
9,026 ADT

Berkshire Blvd

Woodland Rd

OLD NAVY
JO-ANN
DESIGNER SHOE WAREHOUSE

Applebee's

Days Inn

CROWN PLAZA
253 Rooms

COURTYARD
155 Rooms

COUNTRY INN & SUITES
102 Rooms

P.J. WELSHAN'S

AUSTIN'S
RESTAURANT & BAR

Berkshire Square

- WAYBACK, Walmart, Redner's WAREHOUSE MARKETS, TACO BELL, Staples, PLATO'S, LAIFITNESS, SALLY BEAUTY, PETSMART, SUBWAY, HAND & STONE, BURGER KING

FedEx
Starbucks
SaladWORKS

Berkshire West
TJ-maxx, **ACMOORE**, **OUTBACK STEAKHOUSE**

Berkshire Mall
910,000 SF

- EXPRESS, Boscov's, five BELOW, GAP, DQ, Ruby Tuesday, FIREHOUSE SUBS, Santander, Chick-fil-A

LONCHORN
STEAKHOUSE

422

222

60,232 ADT
Paper Mill Rd

16,853 ADT

9,026 ADT

67,000 ADT

Van Reed Rd
12,420 ADT



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