FEATURED LISTINGS

OFFICE

4001 Schoolhouse Ln, Center Valley  
20,000± SF Class A Office Building  
For Sale & Lease  
Reduced! $2,650,000

Sarah Finney  
610.871.1719  
sfinney@naisummit.com

INDUSTRIAL

450 Commerce Drive, Quakertown  
50,000-116,000 SF with Office Area  
For Lease  
$5.95/SF NNN

Mike Adams  
610.871.1701  
madams@naisummit.com
## INDUSTRIAL / WAREHOUSE / FLEX

**SALE PRICE** $1,190,000

**FEATURES** Located within an Opportunity Zone! Four pre-engineered steel buildings with separate electric services, 18,320 SF gross building area set on 19+ acres, five large drive in doors; one with extended height that can fit a semi-truck, high ceilings, office area, less than one mile from I-81

**CONTACT** Sarah Finney  610.871.1719, Mike Adams  610.871.1701

<table>
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<tr>
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<td>100 Commerce Drive/108</td>
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**SALE PRICE** $1,300,000

**FEATURES** One-story industrial building including office area which includes waiting area with service counter, workspace, private offices, storage room, conference room and restroom, three parcels included totaling 3.8+ acre lot with 35 parking spaces, 20’ clear ceiling height, dock and door-in doors

**CONTACT** Mike Adams  610.871.1701

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<tr>
<td>1510 Richmond Road/127</td>
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<td>Sale</td>
<td>31,429 SF</td>
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**LEASE RATE** $6.85/SF NNN

**FEATURES** Located in Lehigh Valley Business Center, a professional business park, Three Phase Power, 20’ clear ceiling heights, office area, 100% wet sprinkler system, four dock doors, less than 1/2 mile to Airport Road and Route 22 with easy access to Routes 33, I-80 and I-78

**CONTACT** Mike Adams  610.871.1701, Sarah Finney  610.871.1719

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<tr>
<td>Prologis Lehigh Valley East/123</td>
<td>904 Marcon Boulevard</td>
<td>Allentown</td>
<td>Lease</td>
<td>9,672 SF</td>
<td>45,600 SF</td>
</tr>
</tbody>
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**LEASE RATE** $6.85/SF NNN

**FEATURES** Industrial suite with office area available, located in professional business park, LVIP VI, in Class A 120,000 SF building on nine acres, 32’ clear ceiling height, five dock doors and one drive-in door, directly on Rt 33, minutes from Rt 78 with easy access to Routes 22 & 378

**CONTACT** Mike Adams  610.871.1701

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<tr>
<td>2500 Emrick Boulevard/142</td>
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<td>Bethlehem</td>
<td>Lease</td>
<td>50,000 SF</td>
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**SALE PRICE** $315,000

**FEATURES** Industrial/flex building with office area located in professional business park setting, one 8’x10’ drive-in door with option for second 10’x14’ drive-in door, four 11’x15’ individual garages (rear of building), 15’ clear ceiling height, public sewer and water, Minutes to Route 22

**CONTACT** Jay Haines  610.871.1721

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<td>555 Business Park Lane/128</td>
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<td>4,500 SF</td>
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**LEASE RATE** $5.50/SF NNN

**FEATURES** Warehouse building with build to suit office area, set on 5.17 acres with a fenced in 30 car parking lot, 18’-26’ ceilings, four dock doors with new levelers, new LED lighting, easy access to Route 33, Wind Gap exit, 15 minutes from Interstates 78 and 80

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<tr>
<td>61 W 2nd Street/180</td>
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<td>Wind Gap</td>
<td>Lease</td>
<td>25,000 SF</td>
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**SALE PRICE** $1,190,000

**FEATURES** Located within an Opportunity Zone! Four pre-engineered steel buildings with separate electric services, 18,320 SF gross building area set on 19+ acres, five large drive in doors; one with extended height that can fit a semi-truck, high ceilings, office area, less than one mile from I-81

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<td>999 Postal Road, LVIP III/115</td>
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<td>Allentown</td>
<td>Sublease</td>
<td>43,400 SF</td>
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**LEASE RATE** $6.25/SF NNN

**FEATURES** Industrial building conveniently located in LVIP III including office, production and warehouse space, includes air conditioned space, high ceilings, private offices and conference rooms, seven dock doors and one drive in door, just 1/2 mile to Route 22 and minutes to PA Turnpike 476

**CONTACT** Mike Adams  610.871.1701

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**LEASE RATE** Call for details

**FEATURES** Located in Lehigh Valley Business Center, a professional business park, Three Phase Power, 20’ clear ceiling heights, office area, 100% wet sprinkler system, four dock doors, less than 1/2 mile to Route 22 and minutes to PA Turnpike 476

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LEASE RATE: $5.95/SF NNN
FEATURES: Class A industrial building set on 11+ acres including two-story air-conditioned office area with elevator, 26’-30’ ceiling height, two drive-in and nine dock doors with levelers and bumpers, 100% wet sprinkler system, Three Phase Power, ventilation throughout warehouse
CONTACT: Mike Adams  610.871.1701

PROPERTY NAME: 4750 Indian Creek Road/229
ADDRESS: 4650 Indian Creek Road
CITY: Macungie
SALE/LEASE: Sale
ACRES: 25.88 AC
ZONING: Industrial

SALE PRICE: $175,000/acre
FEATURES: Zoned Industrial which allows for a variety of commercial and industrial uses, Municipal water, sewer and gas, rail assessable, level topography, easy access to Routes 29, 100, and PA Turnpike 476
CONTACT: Mike Adams  610.871.1701

PROPERTY NAME: 178 Industrial Road/227
ADDRESS: 178 Industrial Road
CITY: Frackville
SALE/LEASE: Sale
AVAILABLE SF: 9,704 SF
BUILDING SF: 9,704 SF

SALE PRICE: $495,000
FEATURES: Standalone office/flex building with flexible floor plan featuring open office areas, private offices, breakroom, storage and conference rooms, 3 Phase Power with 800+ Amps, gas backup generator, set on 15+ acres with fenced in parking lot/ storage yard, easy access to Routes 61, 81, and 209
CONTACT: Sarah Finney  610.871.1719, Frank T. Smith  610.871.1682

PROPERTY NAME: 450 Commerce Drive/131
ADDRESS: 450 Commerce Drive
CITY: Quakertown
SALE/LEASE: Lease
AVAILABLE SF: 50,000 - 116,000 SF
BUILDING SF: 116,000 SF

LEASE RATE: $5.95/SF NNN
FEATURES: Class A industrial building set on 11+ acres including two-story air-conditioned office area with elevator, 26’-30’ ceiling height, two drive-in and nine dock doors with levelers and bumpers, 100% wet sprinkler system, Three Phase Power, ventilation throughout warehouse
CONTACT: Mike Adams  610.871.1701

PROPERTY NAME: 2440 Brodhead Road/LVIP V/116
ADDRESS: 2440 Brodhead Road, LVIP V
CITY: Bethlehem
SALE/LEASE: Lease
AVAILABLE SF: 5,500 SF
BUILDING SF: 40,500 SF

LEASE RATE: $7.50/SF NNN
FEATURES: Office/warehouse space available in multi-tenant flex building located in Lehigh Valley Industrial Park V, 20’ clear ceilings, 100% wet sprinkler system, two 14’ drive in doors, area amenities include restaurants, banks and retail stores, easy access to Routes 191, 512 and 22
CONTACT: Mike Adams  610.871.1701

PROPERTY NAME: 1028-1038 N Irving Street/171
ADDRESS: 1028-1038 N Irving Street
CITY: Allentown
SALE/LEASE: Lease
AVAILABLE SF: Up to 8,400 SF
BUILDING SF: 8,400 SF

LEASE RATE: $5.10/SF NNN
FEATURES: Well maintained flex space available with recent $100,000+ improvements completed, space can be subdivided, includes office/showroom and warehouse space, two drive in doors, one dock door, 16’ clear ceiling heights, Located just off Airport Road within minutes to Route 22 and 378
CONTACT: Jay Haines  610.871.1721

PROPERTY NAME: Bethlehem Flex Center/124
ADDRESS: 2675 Commerce Center Blvd, LVIP VII
CITY: Bethlehem
SALE/LEASE: Lease
AVAILABLE SF: 50,290 SF
BUILDING SF: 88,070 SF

LEASE RATE: Call for details
FEATURES: New industrial suite with office space, Available September 2020 for occupancy, situated in a brand new Class A industrial building in LVIP VII, 32’ clear ceiling height, nine dock doors, one drive in door, 3,000 amp 480/277 volt service, gas heat, 100% wet sprinkler system
CONTACT: Mike Adams  610.871.1701
LEASE RATE $5.05/SF NNN
FEATURES Suites available in 40,320 SF industrial/flex building in a professional park setting, ample parking, 16’ clear ceiling height, three exterior dock doors, Sprinkler system, Three Phase Power, one mile from Interstate 78, with easy access to Routes 22, 611, and 248

CONTACT Mike Adams  610.871.1701, Mark Magasich  610.871.1699

PROPERTY NAME 1862 Tollgate Road/122
ADDRESS 1862 Tollgate Road
CITY Palm
SALE/LEASE Lease
AVAILABLE SF 12,400, 16,000, 22,400, & 28,400 SF
BUILDING SF 102,510 SF

LEASE RATE $7.00/SF Modified Gross
FEATURES Industrial suites available each with office area, located in Palm Industrial Center, new central air and upgraded lighting, ample parking, low cost Natural Gas, 13’-20’ ceiling height, 480 volt Three Phase Power Heavy, nine 10’x14’ drive in doors, easy access to PA Turnpike 476, Route 78, 29, and 100

CONTACT Mike Adams  610.871.1701, Mark Magasich  610.871.1699

PROPERTY NAME 905 Line Street/129
ADDRESS 905 Line Street
CITY Easton
SALE/LEASE Lease
AVAILABLE SF 3,200 & 5,500 SF
BUILDING SF 40,320 SF

LEASE RATE $5.05/SF NNN
FEATURES Suites available in 40,320 SF industrial/flex building in a professional park setting, ample parking, 16’ clear ceiling height, three exterior dock doors, Sprinkler system, Three Phase Power, one mile from Interstate 78, with easy access to Routes 22, 611, and 248

CONTACT Mike Adams  610.871.1701, Mark Magasich  610.871.1699

PROPERTY NAME 1900 Am Drive/125
ADDRESS 1900 Am Drive
CITY Quakertown
SALE/LEASE Lease
AVAILABLE SF 2,500, 5,401, 7,840, & 9,351 SF
BUILDING SF 45,303 SF

LEASE RATE $19.25/SF plus Electric and Janitorial
FEATURES Suites can be subdivided, located in a Class A, two-story, multi-tenant office building, expansive atrium-style lobby and one dock door, set on 6.38 acres with ample parking, flexible Commercial zoning, high residential area with excellent demographics, minutes to Route 663 and PA Turnpike 476

CONTACT Jay Haines  610.871.1721, Mike Adams  610.871.1701

PROPERTY NAME 1685 Delaware Avenue/201
ADDRESS 1685 Delaware Avenue
CITY Bethlehem
SALE/LEASE Sale
AVAILABLE SF 5,720 SF
BUILDING SF 5,720 SF

SALE PRICE Price reduced! $495,000
FEATURES Two-story office building with attic and 951 SF finished lower level, set on .37 acre corner lot with 16 off-street parking spaces, neighbors to St. Luke’s University Hospital, various medical locations and area amenities, easy access to Routes 378, 22 and I-78

CONTACT Sarah Finney  610.871.1719, Frank T. Smith  610.871.1682

PROPERTY NAME Lehigh Hills, Route 100/148
ADDRESS Lehigh Hills, Route 100
CITY Fogelsville
SALE/LEASE Lease
AVAILABLE SF 15,000 - 50,000 SF
BUILDING SF 15,000 - 50,000 SF

LEASE RATE $20.00-$23.00/SF NNN
FEATURES New office center directly on busy Route 100 available for lease, offices build to suit, directly next to Lehigh Hills Shopping center with ample corporate neighbors, high traffic counts, large residential area, ideal for medical, retail, office, restaurants and service-related uses

CONTACT Sarah Finney  610.871.1719, Frank T. Smith  610.871.1682

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PROPERTY NAME 4001 School House Lane/132
ADDRESS 4001 School House Lane
CITY Center Valley
SALE/LEASE Both
AVAILABLE SF 7,200 - 20,000± SF
BUILDING SF 20,000± SF

PRICE/RATE $2,650,000/$17.00/SF NNN
FEATURES Class A office building with recent renovations, finished lower level, and elevator, conveniently located in a professional office park, Stabler Corporate Center, with ample corporate neighbors, sits on busy Rt 309 with excellent visibility and signage opportunity, high traffic counts over 51,000+ VPD

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<td>Bethlehem Medical Arts Ctr/156</td>
<td>5325 Northgate Drive</td>
<td>Bethlehem</td>
<td>Lease</td>
<td>1,500 &amp; 1,502 SF</td>
<td>54,000 SF</td>
<td>$395,000</td>
<td>FULLY RENOVATED! One story commercial building available for sale or lease, furniture/equipment can be included in the sale of the property, includes reception area, private offices and kitchen, set on 1+ acres with on-site parking, Commercial zoning, Gross Lease plus Utilities with option to purchase</td>
<td>Jay Haines 610.871.1721</td>
</tr>
<tr>
<td>5802 Chestnut Street/613</td>
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<td>Upper Milford Township</td>
<td>Sale</td>
<td>2,563 SF</td>
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<td>$16.00/SF Modified Gross</td>
<td>Suite available in a modern single story Class A office building with private entrance, frontage on 5th Street with excellent signage opportunity, ample on and off street parking, less than 1 mile from Lehigh Valley Mall and ample area amenities, easy access to main arteries Route 22 and 145</td>
<td>Sarah Finney 610.871.1719</td>
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<td>352 5th Street/104</td>
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<td>Whitehall</td>
<td>Lease</td>
<td>1,562 SF</td>
<td>6,000 SF</td>
<td>$17.50 Modified Gross</td>
<td>Office suites available in a two-story, Class A medical office building, suites can be combined for a total of 3,000 SF, ample parking, located in a high residential area with excellent area demographics, directly off Route 512 with easy access to Routes 22, 33, 378 and LV International Airport</td>
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<tr>
<td>52 Highland Avenue/145</td>
<td>52 Highland Avenue</td>
<td>Bethlehem</td>
<td>Lease</td>
<td>1,850 SF</td>
<td>5,200 SF</td>
<td>$13.00/SF NNN</td>
<td>Office suite available within a single story office/flex building, ideal floor plan featuring reception/waiting room, four offices/conference room, lab/multi-purpose rooms, storage closets, server room, and private restrooms, conveniently located within LVIP IV with easy access to Rts 512, 22, 378, &amp; 33</td>
<td>Sarah Finney 610.871.1719, Frank T. Smith 610.871.1682</td>
</tr>
<tr>
<td>2299 Brodhead Road/117</td>
<td>2299 Brodhead Road</td>
<td>Bethlehem</td>
<td>Both</td>
<td>2,100 SF</td>
<td>44,944 SF</td>
<td>$367,500/$10.50/SF NNN</td>
<td>Office Condo available within a single story 45,000 SF multi-tenant office/flex building, ideal floor plan, private ADA bathroom, on site parking, variety of area amenities nearby, conveniently located within Lehigh Valley Industrial Park, easy access to Routes 512, 22, 378, 33 and the LV International Airport</td>
<td>Sarah Finney 610.871.1719</td>
</tr>
</tbody>
</table>
**PRICE REDUCED**

**PROPERTY NAME** 1535 & 1541 N West End Blvd/110  
**ADDRESS** 1535 & 1541 N West End Blvd  
**CITY** Quakertown  
**SALE/LEASE** Both  
**AVAILABLE SF** 7,945 SF + 1,655 SF  
**ACRES** 16.5+  
**SALE PRICE** MOTIVATED SELLER! $685,000  
**FEATURES** 7,945 SF commercial building set on 16.19 acres, 1,655 SF residential building on .44 acres included in additional parcel, flexible Highway Commercial zoning, 445 feet of frontage on busy 309 with high traffic counts over 31,000 vehicles per day, easy access to Route 378 and PA Turnpike 476  
**CONTACT** Mike Adams  610.871.1701, Mark Magasich  610.871.1699

**PROPERTY NAME** 25 N Main Street/111  
**ADDRESS** 25 N Main Street  
**CITY** Coopersburg  
**SALE/LEASE** Both  
**AVAILABLE SF** 2,260 & 2,895 SF  
**BUILDING SF** 20,000 SF  
**SALE PRICE** $375,000  
**FEATURES** Two suites available in multi-tenant office building set on 3 acres with ample parking, one suite fully ready for dental office, excellent traffic count with over 9,000 vehicles per day, variety of area amenities nearby, easy access to Route 309, less than 4 miles to The Promenade Shops at Saucon Valley  
**CONTACT** Mike Adams  610.871.1701, Mark Magasich  610.871.1699

**PROPERTY NAME** 5920 Hamilton Boulevard/106  
**ADDRESS** 5920 Hamilton Boulevard  
**CITY** Allentown  
**SALE/LEASE** Lease  
**AVAILABLE SF** 793 - 7,004 SF  
**BUILDING SF** 24,335 SF  
**SALE PRICE** $375,000  
**FEATURES** Ground level suites available in two story 24,335 SF Class B multi-tenant office building, 7,797 SF first floor suite will be available in Sept. 2019, flexible floor plans, ample parking, property managed professionally, located in business park-type setting directly off Hamilton Blvd, easy access to I-78  
**CONTACT** Sarah Finney  610.871.1719, Frank Smith  610.871.1682

**PROPERTY NAME** 601 Reynolds Street/164  
**ADDRESS** 601 Reynolds Street  
**CITY** Easton  
**SALE/LEASE** Sale  
**AVAILABLE SF** 12,100 SF  
**BUILDING SF** 12,100 SF  
**LEASE RATE** $13.00/SF NNN  
**FEATURES** Office suites available in single story office complex, suites can be combined for a total of 1.624 SF, ample parking, private entrances, private offices, restrooms, reception areas, just off Route 145 (MacArthur Road), located minutes from various shopping centers and Route 22  
**CONTACT** Jay Haines  610.871.1721

**PROPERTY NAME** MacArthur Road Office Plaza/114  
**ADDRESS** 3722 Lehigh Street  
**CITY** Whitehall  
**SALE/LEASE** Lease  
**AVAILABLE SF** 742 & 942 SF  
**BUILDING SF** 2,673 SF  
**LEASE RATE** $10.50/SF NNN  
**FEATURES** Major lobby renovations complete! Available suite sizes include 492, 1,470, 2,934, 4,886, 6,356, 6,551, & 10,000 SF, located in two-story office building with atrium lobby and two elevators, located in LVIP IV, with easy access to Routes 22, 378, 512, 33 and the LV Int’l Airport  
**CONTACT** Sarah Finney  610.871.1719, Mike Adams  610.871.1701

**PROPERTY NAME** 1837 Linden Street/146  
**ADDRESS** 1837 Linden Street  
**CITY** Allentown  
**SALE/LEASE** Both  
**AVAILABLE SF** 8,400 SF  
**BUILDING SF** 8,400 SF  
**PRICE/RATE** $1,280,000/Call for details  
**FEATURES** Two-story Class A office building located on corner lot with four way stop sign intersection, includes off-street parking lot, located near many hospitals and health facilities, high residential area with ample amenities nearby, building will be available first quarter 2020  
**CONTACT** Mike Adams  610.871.1701

**PROPERTY NAME** 236 Brodhead Road/163  
**ADDRESS** 236 Brodhead Road  
**CITY** Bethlehem  
**SALE/LEASE** Lease  
**AVAILABLE SF** 1,470 - 11,925 SF  
**BUILDING SF** 47,070 SF  
**LEASE RATE** $13.50/SF NNN  
**FEATURES** Major Lobby Renovations Complete! Available suite sizes include 492, 1,470, 2,934, 4,886, 6,356, 6,551, & 10,000 SF, located in two-story office building with atrium lobby and two elevators, located in LVIP IV, with easy access to Routes 22, 378, 512, 33 and the LV Int’l Airport  
**CONTACT** Sarah Finney  610.871.1719, Mike Adams  610.871.1701
COMMERCIAL / RETAIL / MIXED USE / OTHER

<table>
<thead>
<tr>
<th>PROPERTY NAME</th>
<th>ADDRESS</th>
<th>CITY</th>
<th>SALE/LEASE</th>
<th>AVAILABLE SF</th>
<th>BUILDING SF</th>
</tr>
</thead>
<tbody>
<tr>
<td>2071 31st Street SW/119</td>
<td>2071 31st Street SW</td>
<td>Allentown</td>
<td>Lease/Sale terms considered</td>
<td>4,113 SF</td>
<td>4,113 SF</td>
</tr>
<tr>
<td>5218 Main Street/127</td>
<td>5218 Main Street</td>
<td>Whitehall</td>
<td>Sale</td>
<td>1,970 SF</td>
<td>1,970 SF</td>
</tr>
<tr>
<td>Greenridge Plaza/226</td>
<td>1600-1636 Greenridge Street</td>
<td>Scranton</td>
<td>Lease</td>
<td>2,000 - 15,000 SF</td>
<td>15,000 SF</td>
</tr>
<tr>
<td>Confidential Listing/126</td>
<td>Confidential</td>
<td>Lehigh Valley, PA</td>
<td>Sale</td>
<td>36,000 SF</td>
<td>36,000 SF</td>
</tr>
<tr>
<td>2503 Mickley Avenue/134</td>
<td>2503 Mickley Avenue</td>
<td>Whitehall</td>
<td>Both</td>
<td>12,150 SF</td>
<td>12,150 SF</td>
</tr>
<tr>
<td>5802 Chestnut Street/613</td>
<td>5802 Chestnut Street</td>
<td>Upper Milford Township</td>
<td>Sale</td>
<td>2,563 SF</td>
<td>2,563 SF</td>
</tr>
</tbody>
</table>

PRICE/RATE: Call for details
FEATURES: Standalone commercial building with easy ingress and egress, 70+ car parking lot, zoned B-3 which allows for a multitude of uses, great signage opportunity, frontage on busy road with over 9,000+ vehicles per day, located directly off busy Lehigh Street with easy access to Routes I-78/309, 29 & 145
CONTACT: Sarah Finney  610.871.1719

SALE PRICE: Call for details
FEATURES: Standalone retail building with off-street parking lot, high visibility and excellent signage opportunity, 10’-12’ ceiling height, zoned Commercial with multiple uses allowed, situated in large residential area with a variety of area amenities nearby, minutes to Route 145 with easy access to Route 22
CONTACT: Jay Haines  610.871.1721

LEASE RATE: $23.00-$25.00/SF NNN
FEATURES: New 15,000 SF retail shopping center directly on busy Route 100 available for lease, directly next to Lehigh Hills Shopping center with ample corporate neighbors, high traffic counts, large residential area, ideal for medical, retail, office, restaurants and service-related uses
CONTACT: Sarah Finney  610.871.1719, Frank T. Smith  610.871.1682

LEASE PRICE: $9.00-$12.00/SF NNN
FEATURES: Highly visible retail suites for lease, large retail center in high residential area located minutes to downtown Scranton, ample parking with over 860 spaces, HVAC and existing plumbing, anchored by Planet Fitness and Giant, easy access to Routes 81, 84, 380, 6 and 11
CONTACT: Sarah Finney  610.871.1719

LEASED
PRICE/RATE: $1,900,000/$18.50/SF NNN
FEATURES: One-story commercial building in high residential/retail area with ample parking, flexible commercial zoning which allows for multiple uses, excellent signage opportunity, high visibility, located in the area’s premier retail corridor with easy access to MacArthur Road and Route 22
CONTACT: Sarah Finney  610.871.1719, Frank T. Smith  610.871.1682

PRICE/RATE: $395,000
FEATURES: FULLY RENOVATED! One story commercial building available for sale or lease, furniture/equipment can be included in the sale of the property, includes reception area, private offices and kitchen, set on 1+ acres with on-site parking, Commercial zoning, Gross Lease plus Utilities with option to purchase
CONTACT: Jay Haines  610.871.1721

NEW LISTING
GREAT TI INCENTIVES
LEASED
NAI SUMMIT AVAILABLE PROPERTY PORTFOLIO FEBRUARY 2020
<table>
<thead>
<tr>
<th>PROPERTY NAME</th>
<th>ADDRESS</th>
<th>CITY</th>
<th>SALE/LEASE</th>
<th>AVAILABLE SF</th>
<th>BUILDING SF</th>
<th>LEASE RATE</th>
<th>FEATURES</th>
<th>CONTACT</th>
<th>SALE PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>1001 Chestnut Street/229</td>
<td>1001 Chestnut Street</td>
<td>Emmaus</td>
<td>Lease</td>
<td>2,800 SF</td>
<td>9,010 SF</td>
<td>$13.00/SF NNN</td>
<td>Retail suite available, easy ingress and egress with 45+ car parking lot, excellent visibility, road frontage, flexible zoning with multiple uses allowed including medical, office, retail, and more, located directly off of Route 29 with easy access to Routes 78/309, 22, 100 &amp; Pennsylvania Turnpike</td>
<td>Sarah Finney 610.871.1719, Frank T. Smith 610.871.1682</td>
<td>$375,000</td>
</tr>
<tr>
<td>601 Reynolds Street/164</td>
<td>601 Reynolds Street</td>
<td>Easton</td>
<td>Sale</td>
<td>12,100 SF</td>
<td>12,100 SF</td>
<td></td>
<td>Unique building awaiting your creative redevelopment ideas, formerly a private social club equipped with two bars, commercial kitchen, billiard room, &amp; six lane bowling alley, fully finished lower level, off street parking lot parcel included in sale, within minutes to Downtown Easton</td>
<td>Sarah Finney 610.871.1719, Mike Adams 610.871.1701</td>
<td>$175,000/acre</td>
</tr>
</tbody>
</table>

**LAND**

<table>
<thead>
<tr>
<th>PROPERTY NAME</th>
<th>ADDRESS</th>
<th>CITY</th>
<th>SALE/LEASE</th>
<th>ACRES</th>
<th>ZONING</th>
<th>SALE PRICE</th>
<th>FEATURES</th>
<th>CONTACT</th>
<th>SALE PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>3625 &amp; 3443 Shankweiler Rd/101</td>
<td>3625 &amp; 3443 Shankweiler Road</td>
<td>Allentown</td>
<td>Sale</td>
<td>193+ AC</td>
<td>Agricultural - Residential</td>
<td>Call for details</td>
<td>Four parcels, located in the highly rated Parkland School District with great area demographics, seven buildings on-site ranging in size from 2,262 SF up to 15,367 SF including commercial/restaurant, retail, storage/warehouse, and residential, easy access to Routes 309, 22 and PA Turnpike 476</td>
<td>Sarah Finney 610.871.1719, Mike Adams 610.871.1701</td>
<td>$1,900,000</td>
</tr>
<tr>
<td>Route 443 &amp; Mall Lane/153</td>
<td>Route 443 &amp; Mall Lane</td>
<td>Lehighton</td>
<td>Sale</td>
<td>Up to 48+</td>
<td>Mixed Use</td>
<td>Call for details</td>
<td>Mixed use land for sale, pad sites available, frontage on busy Route 443, high traffic counts, multiple development opportunities including commercial, retail, medical and residential, right next to Carbon Plaza, Lowe’s, Walmart and other corporate neighbors</td>
<td>Frank T. Smith, CCIM, CPM® 610.871.1682</td>
<td>UNDER AGREEMENT</td>
</tr>
<tr>
<td>4650 Indian Creek Road/229</td>
<td>4650 Indian Creek Road</td>
<td>Macungie</td>
<td>Sale</td>
<td>25.88 AC</td>
<td>Industrial</td>
<td>$175,000/acre</td>
<td>Zoned Industrial which allows for a variety of commercial and industrial uses, Municipal water, sewer and gas, rail assessable, level topography, easy access to Routes 29, 100, and PA Turnpike 476</td>
<td>Mike Adams 610.871.1701</td>
<td>$1,900,000</td>
</tr>
<tr>
<td>2300 Route 309/152</td>
<td>2300 Route 309</td>
<td>Ashley Borough</td>
<td>Sale</td>
<td>16.4+ AC</td>
<td>Commercial</td>
<td>$1,900,000</td>
<td>16.4+ acres with parking for over 200 cars and multiple entry points and egress, includes 30,000 SF full service entertainment center with multiple amenities included, excellent visibility and signage opportunity with high traffic counts, high residential area, easy access to Routes 81 and 29</td>
<td>Jay Haines 610.871.1721, Frank T. Smith 610.871.1682</td>
<td>$1,900,000</td>
</tr>
</tbody>
</table>
SOLD

PROPERTY NAME: 5270 Route 309/109  
ADDRESS: 5270 Route 309  
CITY: Upper Saucon Township  
SALE/LEASE: Sale  
ACRES: .88 AC  
ZONING: Commercial  
SALE PRICE: $234,900  
FEATURES: Land available for sale on busy Route 309, corner lot with easy access to main road, building and garage on site, 2 car garage plus other parking spaces available, Commercial zoning; Ideal use is a professional/medical office building, minutes to Routes 22, 378, 145 & I-78  
CONTACT: Jay Haines  610.871.1721

PROPERTY NAME: 2992 Corporate Court/224  
ADDRESS: 2992 Corporate Court  
CITY: Orefield  
SALE/LEASE: Sale  
ACRES: 13+ AC  
ZONING: Commercial  
SALE PRICE: $395,000  
FEATURES: Commercial land located in a professional business park setting directly off busy Route 100 with beautiful scenic views, flexible commerical zoning, ideal for a single or multi-building development, excellent signage opportunity, easy access to Routes 22, 309, 100, I-78, and PA Turnpike 476  
CONTACT: Frank T. Smith, CCIM, CPM® 610.871.1682

PROPERTY NAME: Route 145 & Columbia Street/540  
ADDRESS: Route 145 & Columbia Street  
CITY: Whitehall  
SALE/LEASE: Sale  
ACRES: 2.947 AC  
ZONING: C-2A Local Commercial  
SALE PRICE: $990,000  
FEATURES: Flexible zoning allows for many uses, high visibility with frontage along Route 145 with daily traffic count of 30,952 vehicles per day, immediately adjacent to busy Weis market at lighted intersection, high residential area with excellent area demographics, various shopping centers nearby, 5 miles to Route 22  
CONTACT: Frank T. Smith 610.871.1682, Mark Magasich 610.871.1699

PROPERTY NAME: Lehigh Hills, Route 100/119  
ADDRESS: Lehigh Hills, Route 100  
CITY: Fogelsville  
SALE/LEASE: Lease  
ACRES: 1.3 & 1.4 AC  
ZONING: Commercial  
LEASE RATE: Pads: $65,000 - $75,000  
FEATURES: Two pad sites directly on busy Route 100 available for lease, directly next to Lehigh Hills Shopping center and newly built 15,000 SF shopping center with ample corporate neighbors, high traffic counts, large residential area, ideal for medical, retail, office, restaurants and service-related uses  
CONTACT: Sarah Finney 610.871.1719, Frank T. Smith 610.871.1682

PROPERTY NAME: 5811 Chestnut Street/164  
ADDRESS: 5811 Chestnut Street  
CITY: Zionsville  
SALE/LEASE: Sale  
ACRES: .834 AC  
ZONING: Approved Site/Commercial  
SALE PRICE: $95,000  
FEATURES: Level topography, Commercial zoning which allows for a variety of uses, site has been approved for a 3,400 SF industrial building, includes Highway Occupancy Permit, septic system, Storm Water Mgmt approvals, details on site plan, and township approvals, frontage on busy road with high traffic counts  
CONTACT: Mike Adams 610.871.1701

PRICE REDUCED

PROPERTY NAME: Route 145 & Columbia Street/540  
ADDRESS: Route 145 & Columbia Street  
CITY: Whitehall  
SALE/LEASE: Sale  
ACRES: 2.947 AC  
ZONING: C-2A Local Commercial  
SALE PRICE: $990,000  
FEATURES: Flexible zoning allows for many uses, high visibility with frontage along Route 145 with daily traffic count of 30,952 vehicles per day, immediately adjacent to busy Weis market at lighted intersection, high residential area with excellent area demographics, various shopping centers nearby, 5 miles to Route 22  
CONTACT: Frank T. Smith 610.871.1682, Mark Magasich 610.871.1699

PROPERTY NAME: Lehigh Hills, Route 100/119  
ADDRESS: Lehigh Hills, Route 100  
CITY: Fogelsville  
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FEATURES: Level topography, Commercial zoning which allows for a variety of uses, site has been approved for a 3,400 SF industrial building, includes Highway Occupancy Permit, septic system, Storm Water Mgmt approvals, details on site plan, and township approvals, frontage on busy road with high traffic counts  
CONTACT: Mike Adams 610.871.1701
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