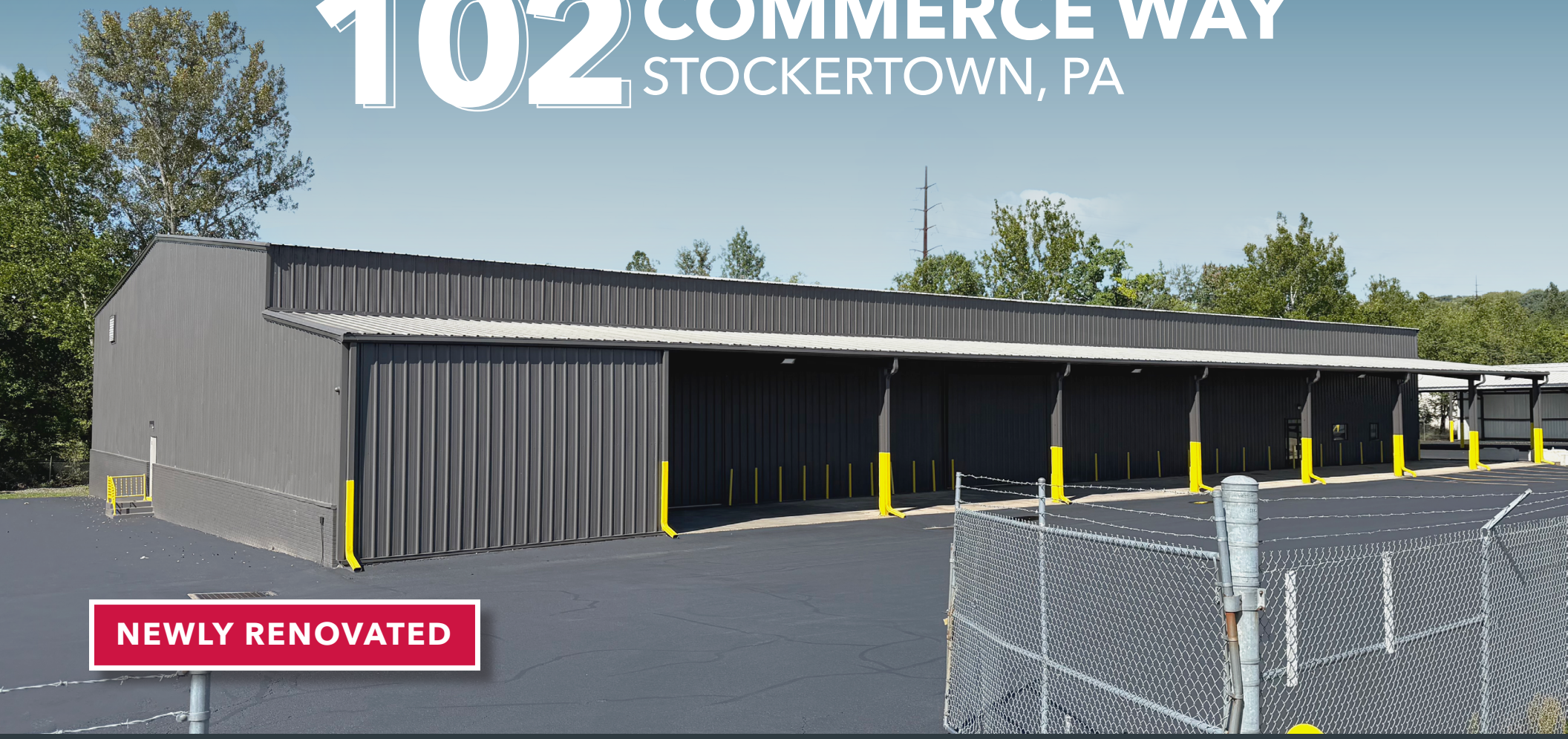
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

102 COMMERCE WAY
STOCKERTOWN, PA



NEWLY RENOVATED

20,667± SF AVAILABLE FOR LEASE

EQUIPMENT REPAIR | WAREHOUSE | OUTDOOR STORAGE

ERIN DOWNEY, CCIM
edowney@lee-associates.com | 717.237.1188

MATT D'ALESIO
mdalesio@lee-associates.com | 610.947.1951

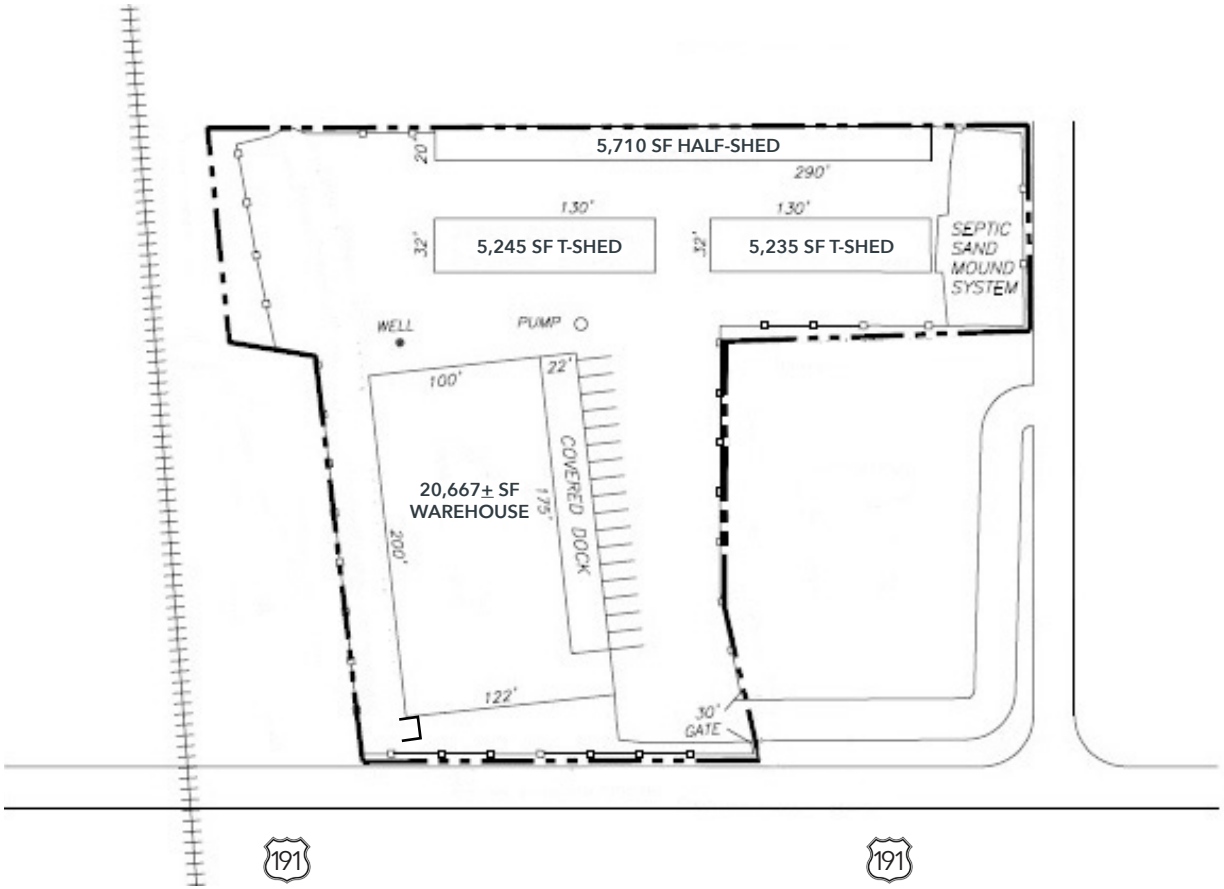
102 COMMERCE WAY
STOCKERTOWN, PA

20,667± SF FOR LEASE
OUTDOOR STORAGE

PROPERTY OVERVIEW

BUILDING SIZE	20,667± SF
ACRES	2.63
ZONING	Office-Industrial
CAR PARKING	30+ Spaces
CLEAR HEIGHT	20'
DOCK DOORS	1
DRIVE-INS	2 (Expandable)
POWER	400 amps / 3-phase
RAIL	Potential Spur Connection
FENCING	Fully Fenced and Secured
MONUMENT SIGNAGE	63' Sign Visible from Route 33

SITE PLAN



NEWLY RENOVATED:
- > Resealed and Striped Lot
- > Fresh Interior and Exterior Paint
- > LED Warehouse Lighting
- > Renovated Office

- > Secured- IOS with a 20,667 SF warehouse and covered outdoor storage is ideal for contractors, fleet operators, service companies, and specialty distributors that value yard space.
- > Finished showroom and office space

Lee & Associates of Eastern Pennsylvania LLC
610 W. Germantown Pike, Suite 160, Plymouth Meeting, PA 19462 USA | (610) 400.0499 | lee-associates.com/easternpa

LEE & ASSOCIATES COMMERCIAL REAL ESTATE SERVICES | INDUSTRIAL OUTDOOR VENTURES

102 COMMERCE WAY
STOCKERTOWN, PA

20,667± SF FOR LEASE
OUTDOOR STORAGE









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COMMERCIAL REAL ESTATE SERVICES

INDUSTRIAL OUTDOOR VENTURES



ROUTE 33
Immediate Access

Route 191
0.4 miles (2 minutes)

Amazon
2.4 miles (7 minutes)

UPS Hub
2.8 miles (8 minutes)

Exceptional Regional Access:
Immediate proximity to PA 33 and PA 191 provides fast north-south connectivity to I-78, I-80, US 22, and the broader Lehigh Valley logistics network.

Corporate Neighbors:

amazon · UPS · Frito Lay Good fun! · Central Garden Distribution · NRI · ROMARK Logistics · GRAINGER · Fanatics · flexport.

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COMMERCIAL REAL ESTATE SERVICES

INDUSTRIAL OUTDOOR VENTURES

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