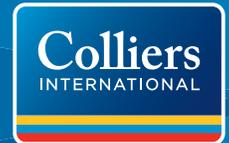


FOR LEASE > OFFICE SPACE

51 Dutilh Road

CRANBERRY TOWNSHIP, PA 16066



Exterior Signage Opportunity



Cloverleaf Commons

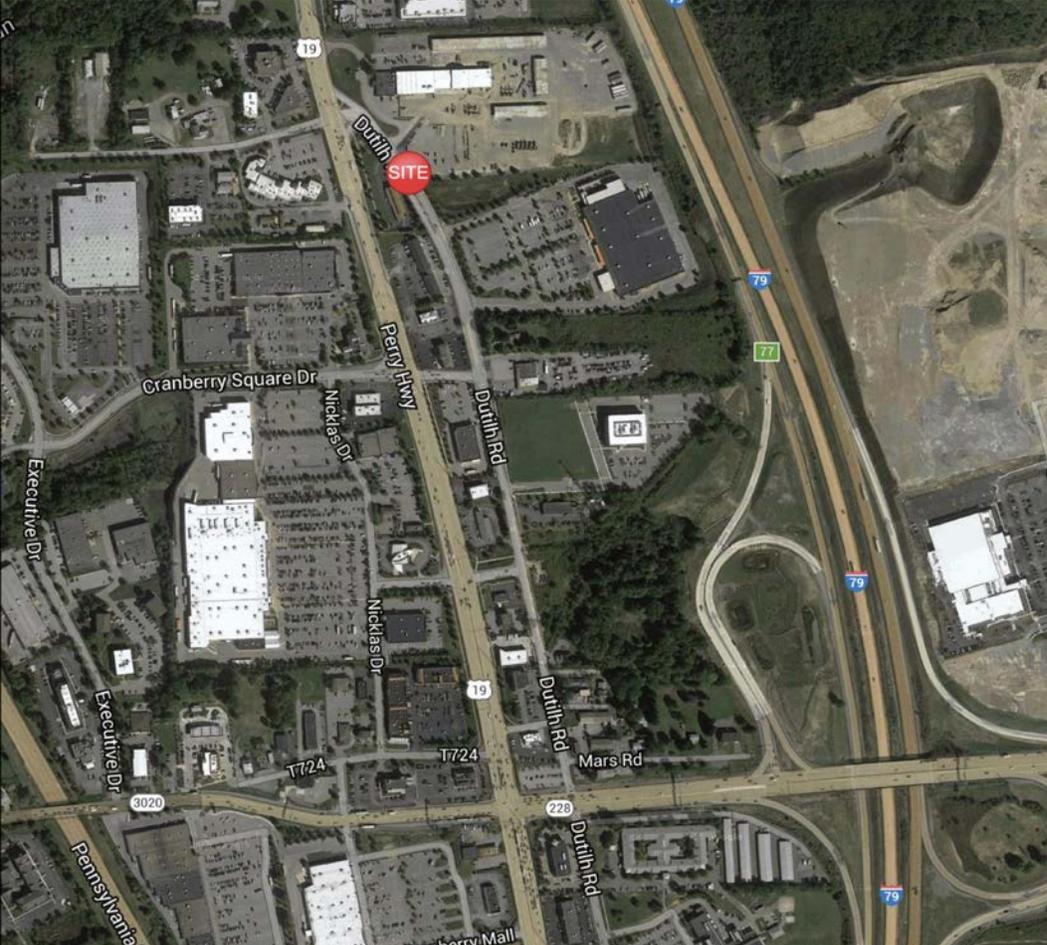
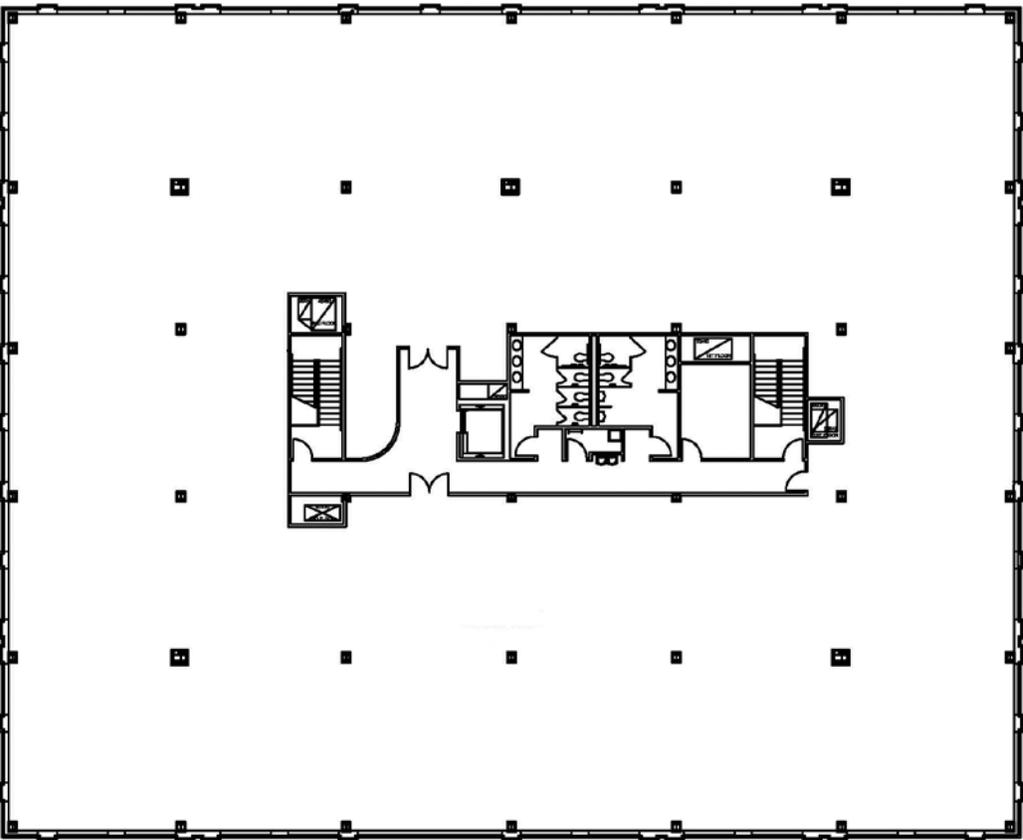
- > 63,000 SF class A office building
- > 14,684 SF Available on 3rd floor
- > 1,632 SF - 6,956 SF Available on 2nd floor
- > New construction: completed in 2014
- > Easy access from I-76, I-79, and Route 19
- > Great visibility from I-79
- > Abundant free parking
- > Advanced HVAC technology
- > Average daily traffic along Route 19 and Brandt Drive totals 39,805 cars



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