

FOR LEASE > OFFICE SPACE

20333 Route 19

CRANBERRY TOWNSHIP, PA 16066



Ownership Opportunity for Qualified Tenants
New Construction - Class A Office Space



Property Highlights

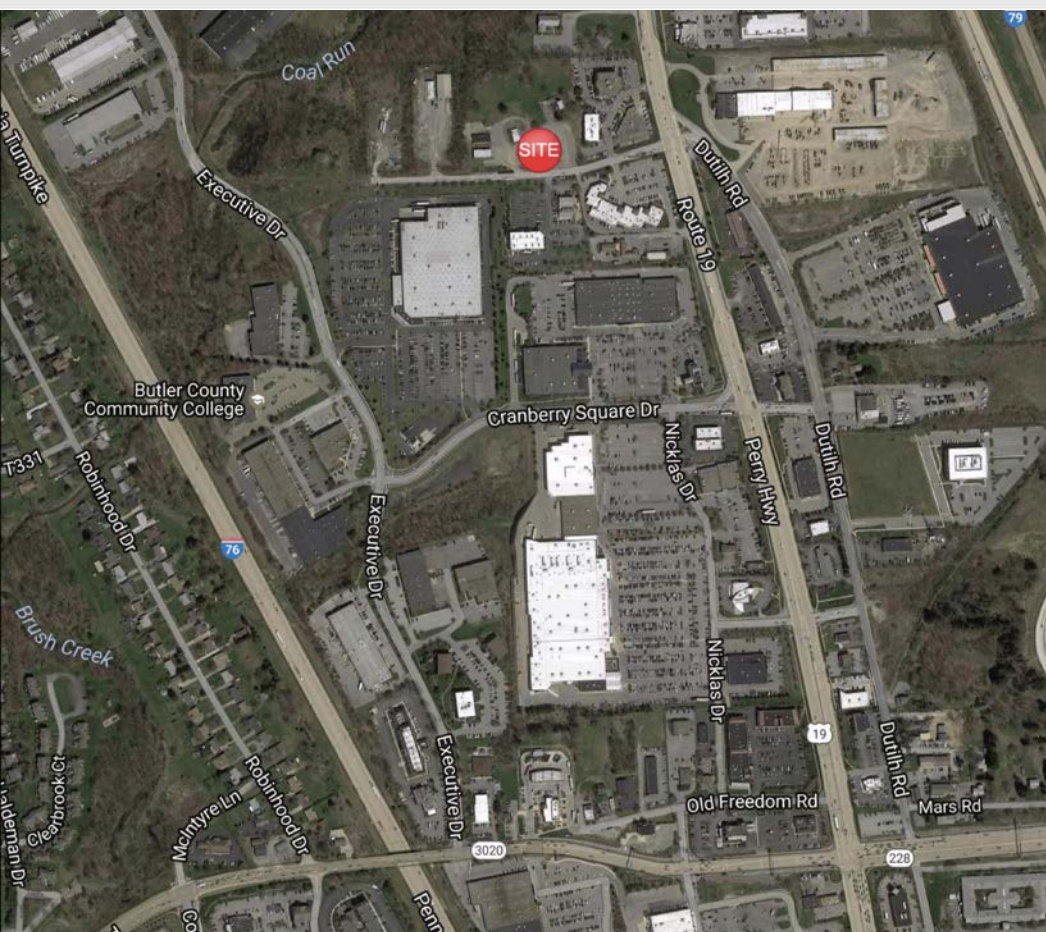
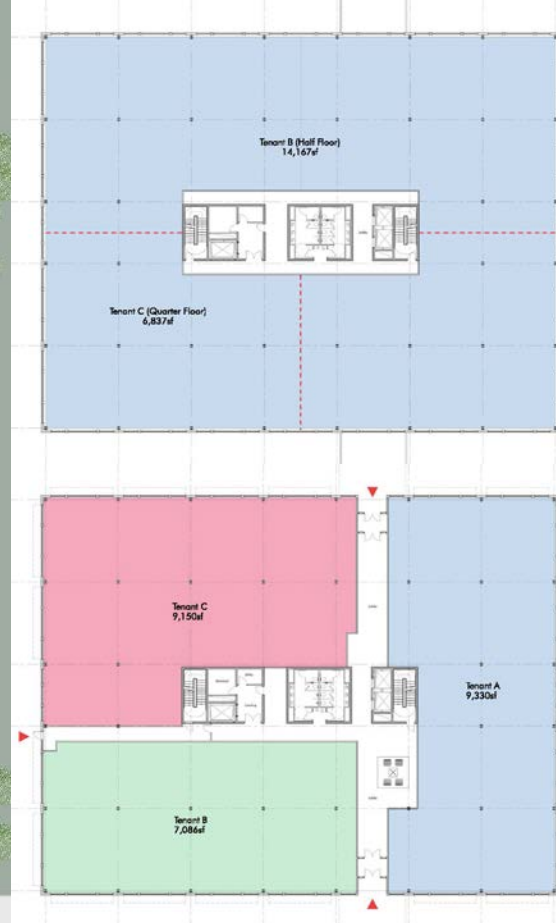
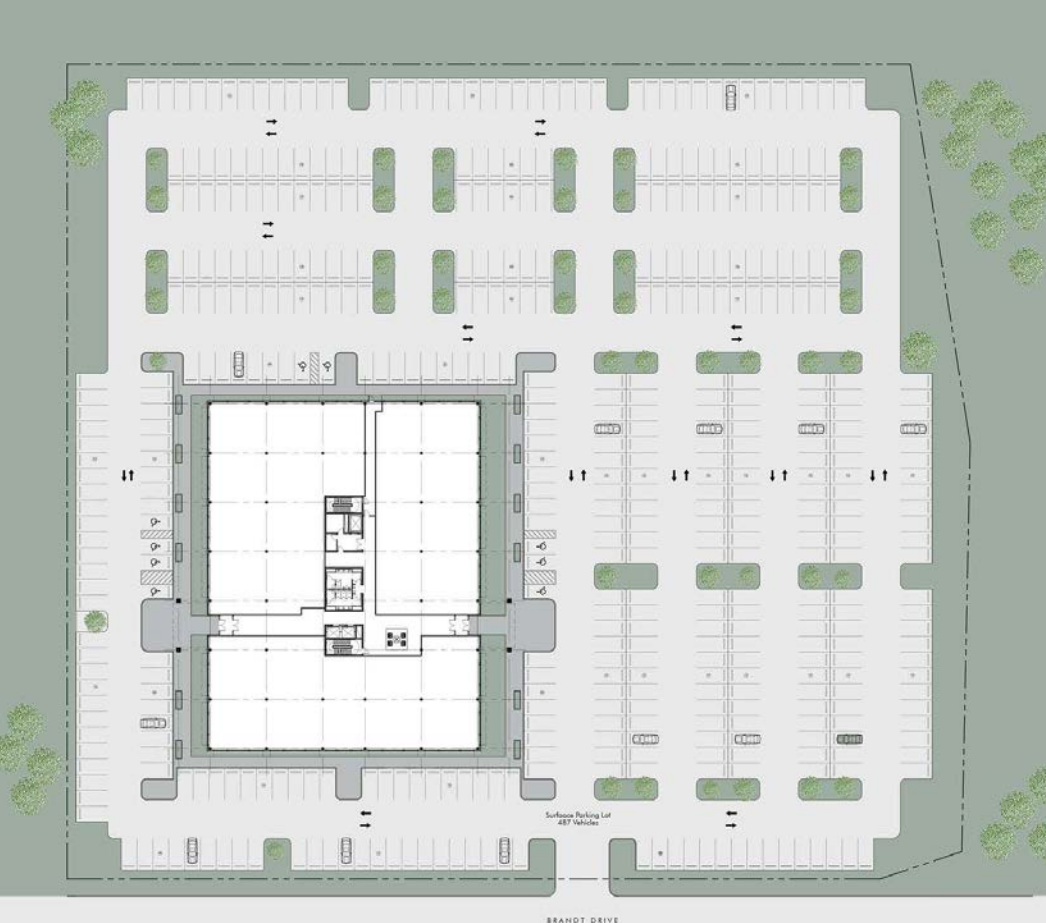
- > **Current developer will consider accepting ownership equity in this asset from certain qualified Tenants; call for details**
- > New Construction - 90,000 SF Class A office space
- > Close proximity to numerous amenities (food, hospitality, banks)
- > Easy access from I-76, I-79, and Route 19
- > Average daily traffic along Route 19 and Brandt Drive totals 39,805 cars
- > Abundant surface parking | 5 spaces per every 1,000 SF leased
- > Abundant natural light through oversized windows



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