

FOR
SALE OR
LEASE

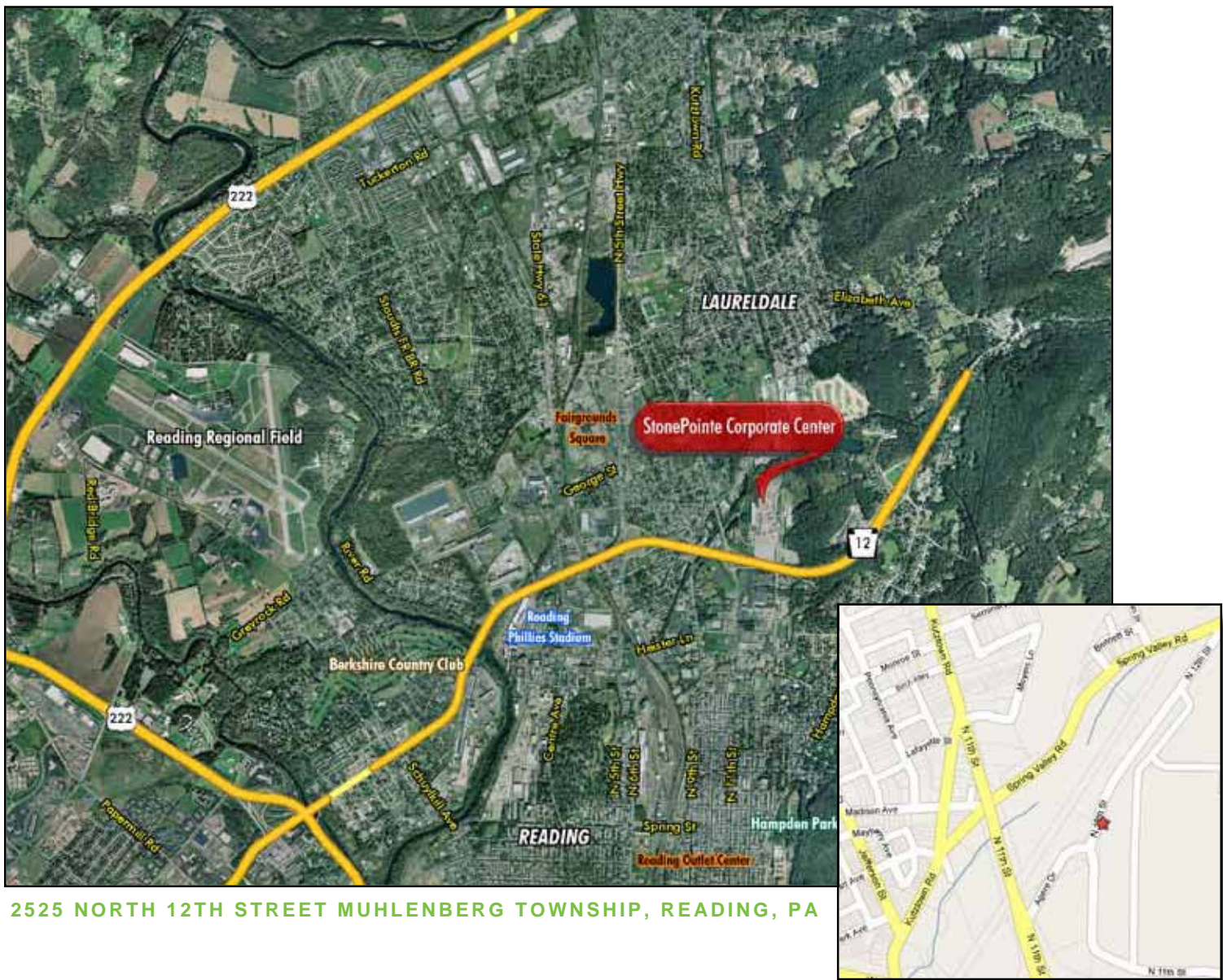
STONE POINTE CORPORATE CENTER

MUHLENBERG TOWNSHIP, READING, PA

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2525 NORTH 12TH STREET MUHLENBERG TOWNSHIP, READING, PA



MULTI-TENANT CORPORATE COMPLEX

Audubon Land Development

Gene Call
2620 Egypt Road, Audubon, PA 19403
Phone 610.666.6900
gcall@audubonland.com
www.audubonland.com



FOR MORE
INFORMATION
PLEASE
CONTACT

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BUILDING FEATURES

- :: Acreage : 133 acres
- :: Building Size: +/- 1,077,000 SF
- :: Office Space : +/- 279,000 SF
- :: Warehouse/Production: +/- 709,000 SF
- :: Space: Main Floor: +/- 350,000 SF
Lower Level: +/- 350,000 SF
- :: Column Spacing: Main Floor: 24' deep x 48' wide
Lower Level: 24' x 24'
- :: Loading : Loading Docks: 13
Drive-In Loading Doors: 1
- :: Future Loading : A plan is in place to expand existing loading by over 40 additional loading doors. Additional Drive-In Loading can be created as well.
- :: Power : Dual 69Kv power supplied by First Energy
- :: Fire Safety: Wet sprinkler system covering the entire facility
- :: Lighting : Fluorescent and Metal Halide throughout
- :: Power: In excess of 12,000 amp service available

SEPARATE INDUSTRIAL BUILDING

- :: Size: 44,000 SF
- :: Ceiling Height: 18' - 22'
- :: Loading : Loading Docks: 2
Drive-In Loading Doors: 1

LOCATION

- :: Immediate highway access
- :: Many amenities surround the complex, including the Reading Phillies Stadium
- :: Easy access to points east as well as the Lehigh Valley



BUILDING PHOTOS



SITEPLAN

