

BUNCHER COMMERCE PARK - LEETSDALE

495 - 595 Avenue A | Leetsdale #15, #15A, #15B



FOR LEASE | 216,826 SF

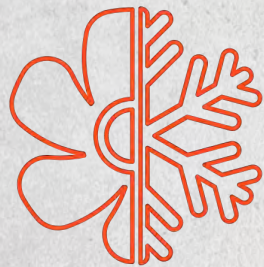
WAREHOUSE: 201,782 SF | OFFICE: 15,044 SF

BUNCHER
COMPANY

PROPERTY HIGHLIGHTS

Buncher Commerce Park - Leetsdale is a fully mature park featuring quality construction and acreage available for build-to-suit construction. The park has readily available space for distribution, flex, technology and light manufacturing applications.

**PRIME LOCATION
ALONG OHIO RIVER**



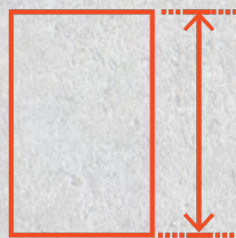
Warehouse heated + air conditioned



Ample paved surface parking



31 overhead doors



24' ceiling clearance

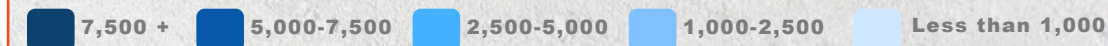


LOCATION OVERVIEW



- Located on Route 65 (Ohio River Boulevard), 10 minutes from I-79
- Located 20 minutes from Pittsburgh International Airport
- Located along the Ohio River with access to rail and barge facilities
- Part of the Pittsburgh Metropolitan Statistical Area (PMSA)

POPULATION DENSITY



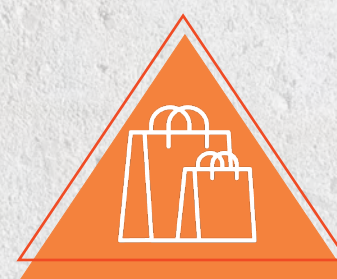
20 MINUTE DRIVE-TIME DEMOGRAPHICS



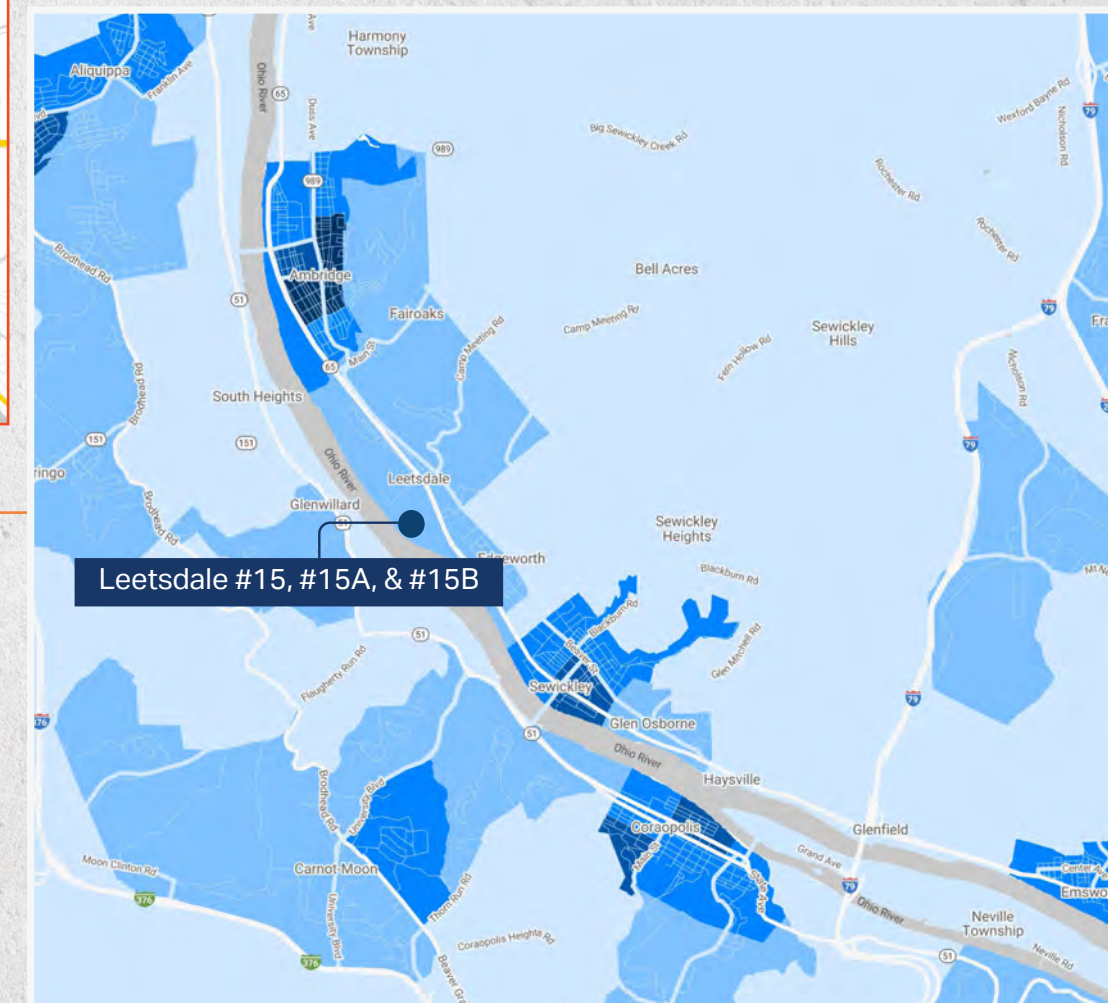
HOUSEHOLDS: 39,979



HH. INCOME: \$112,270



BUSINESSES: 3,567



BUNCHER COMMERCE PARK - LEETSDDALE #15, #15A, #15B



FOR MORE INFORMATION OR TO SCHEDULE A TOUR:

Gregg Broujos

gbroujos@buncher.com

412.442.9900 Ext. 227

Dino DePaulo

jddepaulo@buncher.com

412.442.9900 Ext. 254

BUNCHER[™]
COMPANY

Disclaimer:

No express representation or warranty is made nor is any to be implied as to the accuracy of the information furnished regarding the property thereof, and it is submitted subject to errors, omissions, or other conditions, prior lease, or withdrawal without notice.