

FOR LEASE

1201 BRIGHTON ROAD

Pittsburgh, PA 15233

15,413 SQ. FT.
WAREHOUSE / OFFICE



BUNCHER
COMPANY

ONE WATERFRONT PLACE
1251 Waterfront Place, Suite 201
Pittsburgh, PA 15222
412.422.9900

GREGG BROUJOS
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JESSE RAMEY
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Property Features:

TOTAL SPACE AVAILABLE: 15,413 SF

- Warehouse: 14,261 SF
- Office: 1,152 SF
- Zoned: UI - Urban Industrial
- Construction: Single-story rigid steel frame with tinted sealant concrete block
- Clearance under beam: 20' ±
- Column spacing: 20'4" x 25"
- Lighting: 400-watt metal halide every 625 square feet
- Truck Doors:
 - One (1) 12' x 14' at grade automatic drive in door
 - Two (2) 8' x 8' manually operated dock door at dock height
 - One (1) 10' x 10' manually operated dock door at dock height
- Electrical: 200 amp, 240 volt, 3-phase

Location:

- Centrally located free standing building in historic North Side

20 MINUTE DRIVE-TIME DEMOGRAPHICS



POPULATION:
477,409



AVG. HH INCOME:
\$89,451

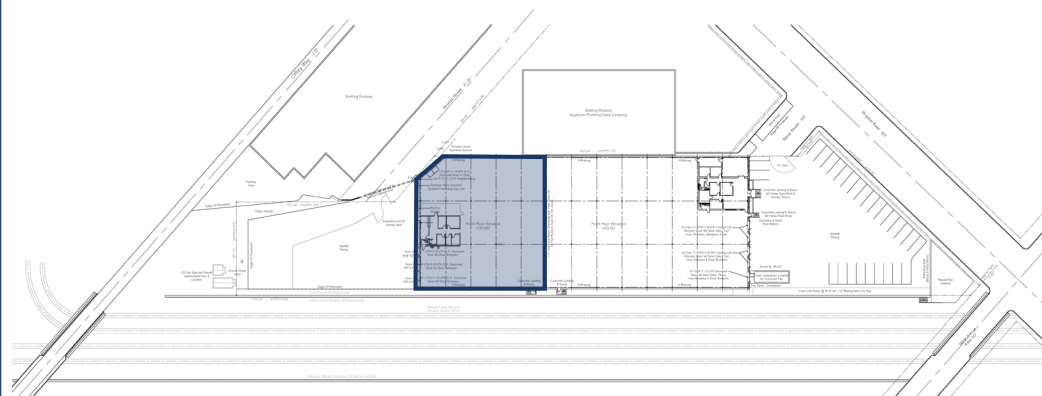


TOTAL BUSINESSES:
23,208

NEARBY AMENITIES



FLOOR PLAN



DRAWINGS REFERENCED:

02-0-02: FLOOR PLAN (S1/07)
02-0-03: FOUNDATION PLAN (S1/07)
02-0-04: ELECTRICAL SITE PLAN & DETAILS (S1/07)
02-0-05: WAREHOUSE FLOOR PLAN (S2/08)

REV.	DESCRIPTION	MADE	CHKD.	DATE	LOCATION	SCALE	DRAWN	CHKD.	DRAWING NUMBER	REV.
E	Sheet The Detail Site Plan									
D	Sheet The Detail Site Plan									
C	Sheet The Detail Site Plan									
B	Sheet The Detail Site Plan									

BUNCHER

Architectural Firm

1201 BRIGHTON ROAD
22ND WARD, CITY OF PITTSBURGH-PA

SITE PLAN

SCALE: DRAWN: CHKD.: DRAWING NUMBER: REV.

DATE: 12/20/2020

BRTN-000-C-1 0