



FOR LEASE
15,205 SQUARE FEET
AVAILABLE JANUARY 2024

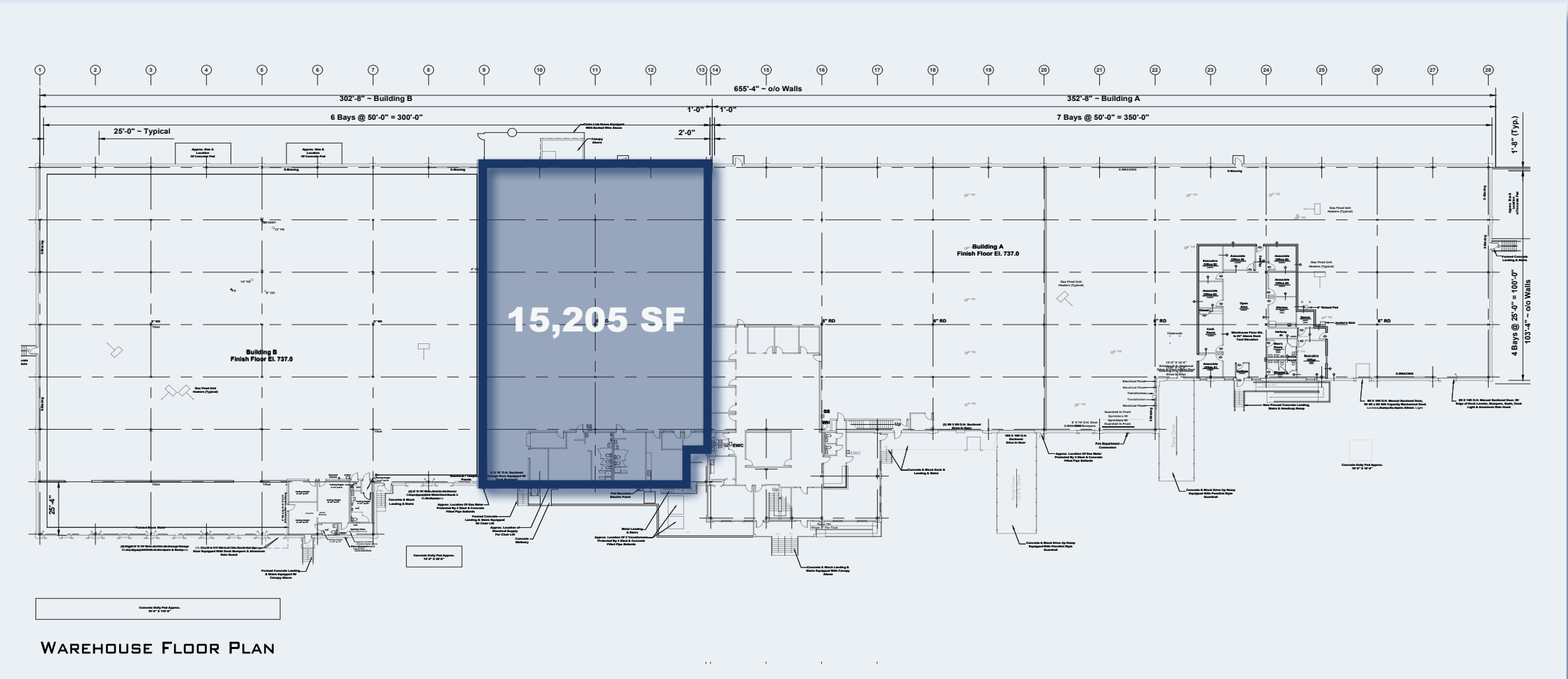
LAWRENCEVILLE COMMERCE PARK



22 39th street | Pittsburgh, PA 15201



BUNCHER
COMPANY

PROPERTY HIGHLIGHTS

Located on the scenic Allegheny River with immediate access to Route 28 leading to Route 8, I-279, I-579 and I-376. Within walking distance of Butler Street which features numerous newly constructed residential developments, restaurants, shops, bars and less than a 15 minute drive to Downtown Pittsburgh.



-  Ample paved parking / truck court area
- 50' x 25' column spacing
-  Fully sprinklered
- Dock height

- Drive-in capability
-  Gas fired warehouse heaters
- 24' + clear ceiling height
-  480 / 277 volt, 3-phase, 4-wire



LOCATION HIGHLIGHTS

- Located in the heart of Pittsburgh's vibrant and trending Lawrenceville neighborhood
- Suitable for distribution, flex, technology and light manufacturing applications
- Located along the Allegheny River with immediate access to Route 28 leading to Route 8, I-279, I-579 and I-376

LAWRENCEVILLE COMMERCE PARK

OVER
EDEN

BUTLER STREET

The
Nook

piccolo
FoRNO

ESQUINA CANTINA
EST. 2009
ESTE



Geppetto Cafe

SMOKE

LAWRENCEVILLE
MARKET
HOUSE

Mi Empanada

INDUSTRY



MERCHANT OYSTER Co.

THE Vandal

BAR
BOTANICO

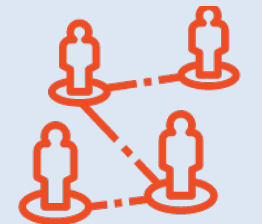
Mix
Candle
Co.

VESTIS

DEMOGRAPHICS



Households:
199,728



Population:
427,730



Household Income:
\$101,228



Total Businesses:
20,620

LAWRENCEVILLE COMMERCE PARK

FOR MORE INFORMATION CONTACT:

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