

1513 E CONGRESS ST
ALLENTOWN, PA

AVAILABLE



INDUSTRIAL PROPERTY

Zoning I-3 General Industrial

YEAR BUILT	1969
BUILDING SIZE	7,372 S.F.
LOT SIZE	15,420 S.F.
LOADING	1 - GROUND LEVEL DRIVE IN DOORS
UTILITIES	FULL PUBLIC - WATER, SEWER, NATURAL GAS
POWER	1-PHASE / 200 AMPS / 120 VOLTS
HEIGHT	10' CEILING HEIGHT
ACCESS	1.5 MILES TO US-22
MUNICIPALITY	CITY OF ALLENTOWN LEHIGH COUNTY
ZONED	I3 - GENERAL INDUSTRIAL

SOME OF THE USES THAT MIGHT BE A FIT

Auto Body Shop, Catering, Preparation of Food, Custom Crafts, manufacture and sale of (such as jewelry and handicrafts), Newspaper Publishing and Printing, Offices, Personal Services (such as barber shops, beauty shops, laundry and dry cleaning pick-up and delivery, and closely similar uses), Trade School or Similar Educational Institution, Veterinarian, other than Kennel, Distribution as a principal use (other than a Trucking Company Terminal), Industrial Equipment Sales, Laundry on an industrial scale, Moving and Storage Business, Outdoor Storage, Industrial, Packaging, Bottling or Assembly, Photo Processing, Package Delivery Services Distribution Center, Records Storage as a Principal or Accessory Use, Recycling Collection Center (not publicly owned), Trucking Terminal, Warehousing or Storage as a Principal Use, Electrical and Electronic Machines, Supplies and Equipment, Child Care Center, Nursery School, Pre-School or "Head Start" Program center, Place of Worship...

<https://www.allentownpa.gov/Portals/0/files/Legislative/Ordinances/2010/Final%20Ordinance%2014835.pdf>

PFW WEISS REALTY
Industrial & Commercial Real Estate

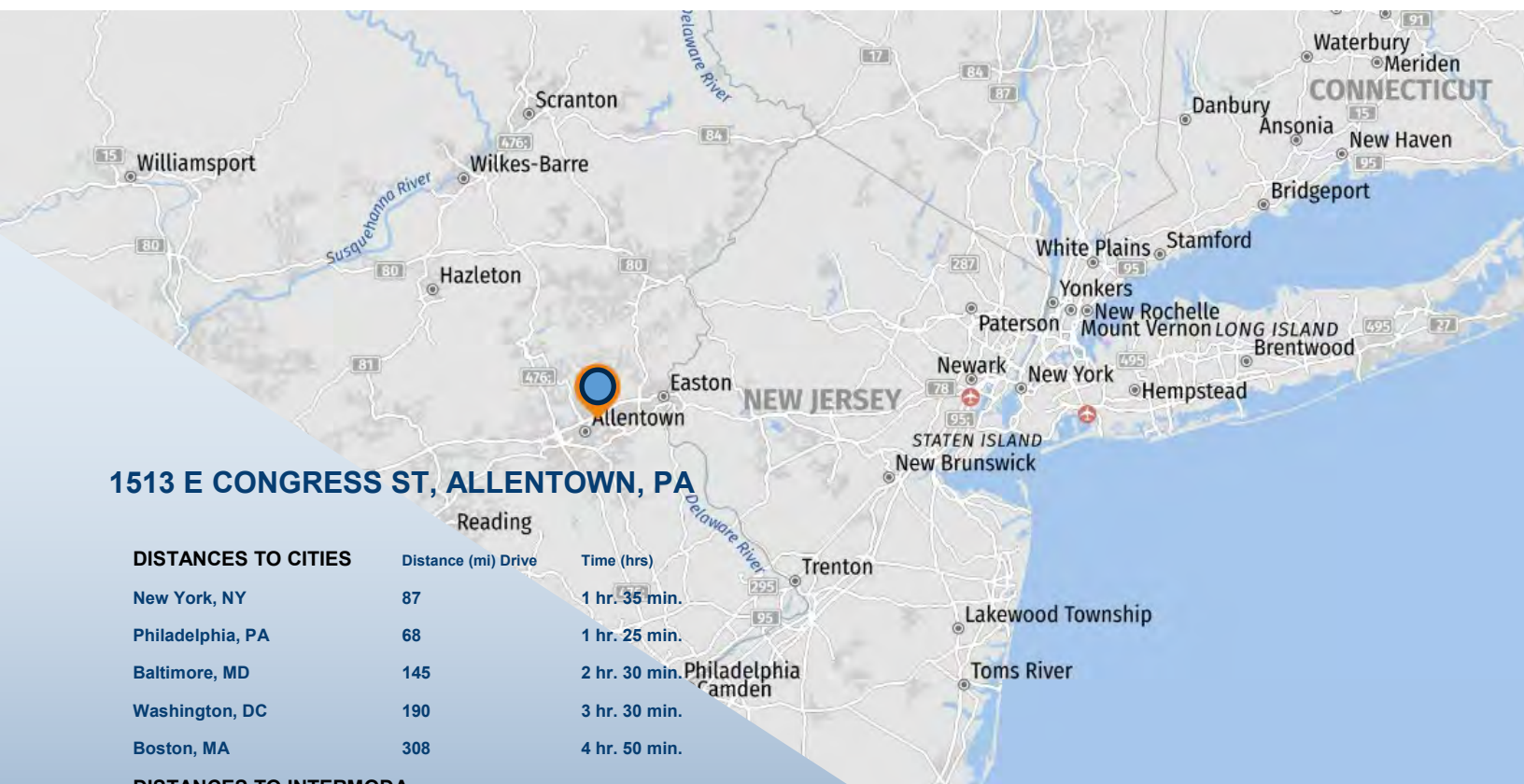
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1513 E CONGRESS ST, ALLENTOWN, PA

DISTANCES TO CITIES

	Distance (mi) Drive	Time (hrs)
New York, NY	87	1 hr. 35 min.
Philadelphia, PA	68	1 hr. 25 min.
Baltimore, MD	145	2 hr. 30 min.
Washington, DC	190	3 hr. 30 min.
Boston, MA	308	4 hr. 50 min.

DISTANCES TO INTERMODA

Norfolk Southern Bethlehem	4	10 min.
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DISTANCES TO PORTS

Ports of NY/NJ	83	1 hr. 30 min.
Port of Philadelphia	70	1 hr. 15 min.
Port of Baltimore	155	2 hr. 30 min.

DISTANCES TO PARCEL

USPS Bethlehem	4.5	10 min.
UPS Bethlehem Hub	4.5	10 min.
FedEx Ground Northampton	4.8	12 min.

NORTHAMPTON & LEHIGH COUNTIES - LABOR STATISTICS

TIME PERIOD	LABOR FORCE	EMPLOYED	UNEMPLOYED	RATE %
LEHIGH COUNTY 1st Quarter 2023	198,100	180,279	8,100	4.1
NORTHAMPTON COUNTY 1st Quarter 2023	164,400	157,900	6,500	3.9

SOURCE: Center for Workforce Information & Analysis (CWIA), Pennsylvania Department of Labor & Industry.

<https://www.workstats.dli.pa.gov/Documents/County%20Profiles/Northampton%20County.pdf>

<https://www.workstats.dli.pa.gov/Documents/County%20Profiles/Lehigh%20County.pdf>

A Partial List of Our Past Customers Include

Liberty Property Trust, Prologis, J.G. Petrucci Company, Innovative Control Systems, United Rental, Inc., All Phase Electric, Inc. (CED), Air-Products & Chemicals, All Weather Insulated Panels Inc, Werner Trucking, Inc., Victaulic Corporation of America, Peirce-Phelps, Inc., Phillips Feed, Inc., Meyer Power Systems, B. Braun, Inc., Northwood Paper Company, American Atelier, Inc., Lehigh Valley Plastics, Innovative Office Products, Bennett Organization, General Mills, Inc., Straight Arrow, Spartan Brands, Foley/Caterpillar, Verizon Wireless, American Architectural Metal Manufacturers Inc, Torc-up, Inc., Aramark Uniform, Virginia Gutter, Eupen, Inc., United States Postal Service, Bell & Howell, St. Luke's Physician Group, Milliken Valve, Penske Truck Leasing, Eastern/GPS, Innovative Office Products, Mack Trucks, Fluortek, Faulkner Cadillac, Allentech, Inc., Terrafina, AFC Industries Berwick, Royal Industries, Flexicon Corporation, Genus Lifesciences Inc, Structural Services, Inc, American Tube Corporation, Bio Spectra, Oak Foods, Lehigh Valley Logistics, BTI Coopermatics Inc,