



AVAILABLE REAL ESTATE SUBMISSION FORM

BUILDING DETAILS:

NAME OF THE PROPERTY	North Ridge Associates Warehouse
ADDRESS	1965 Forest Inn Rd
CITY, ZIP CODE	Palmerton, PA 18071
MUNICIPALITY	Towamensing Township
SIZE OF BUILDING (SQ FT)	BLDG 1 APPROX 17000 SF , BLD 2 APPROX 120,000 SF
BUILDING DIMENSIONS	160X250 152X263
CEILING HEIGHT	40+ ft
COLUMN SPACING	
SIZE OF SITE (ACRES)	25.30 Acres
DOCKS/DRIVE-IN DOORS	Multiple Docks / Drive-In 17 total
TYPE OF CONSTRUCTION	Industrial Warehouse
FLOORS	2
EXTERIOR WALLS	Metal / Aluminum
ROOF	Metal Roof
DATES OF CONSTRUCTION	BLD 1
CONDITION OF BUILDING	GREAT
PARKING SPACES	20
PROPERTY FENCED	No
BUILDING HEATED	Propane
AIR CONDITIONED	No
SPRINKLER	No

LAND DETAILS:

NAME OF PROPERTY	North Ridge Associates Warehouse
ADDRESS	1965 Forest Inn Rd
CITY, ZIP CODE	Palmerton, PA 18071
MUNICIPALITY	Towamensing Township
PROPERTY IDENTIFICATION NUMBER (P.I.N.)	28-57-A20
ACRAGE AVAILABLE	25.30 Acres
SITE DIMENSIONS	
CURRENT ZONING	Industrial (Confirm Exact District)

TRANSPORTATION DETAILS:

NEAREST AIRPORT	Lehigh Valley International Airport
DISTANCE	Approx. 25 Miles
NEAREST INTERSTATE	PA Turnpike
DISTANCE	Approx. 5 Miles

UTILITY DETAILS:

ELECTRICITY	Available
NATURAL GAS	No
WATER	Well
SEWER	On Site
TELECOMMUNICATIONS	High-Speed Internet Available

TERMS DETAILS:

SALE PRICE

LEASE PRICE

CONTACT INFORMATION:

NAME

Taryn Burke

COMPANY

North Ridge Associates LLC

ADDRESS

1965 Forest Inn Rd

CITY, STATE, ZIP CODE

Palmerton, PA 18071

PHONE

570-657-0945

FAX

EMAIL

tburke@countryjunction.com

ADDITIONAL INFORMATION

25.30-acre industrial property.
Industrial warehouse/storage facility.
Built in 2012.
High-clearance warehouse with truck access.
Suitable for distribution, storage, manufacturing,
contractor operations, vehicle storage, or flex industrial use.
Convenient access to I-476, Route 248 and Route 209.

AVAILABLE PROPERTY ADVERTISING RELEASE FORM

I (We) hereby permit the Carbon Chamber and Economic Development Corporation (CCEDC) and its affiliates to publicize the property known as:

through the use of photographs, and/or advertising brochures, newsletters, press releases and/or other marketing products and to distribute said publicity to whomever they feel to be an interested party. We understand this service is provided free of charge, and hereby relieve the CCEDC from any claims whatsoever arising from the preparation, distribution, and use of said publicity.

Taryn Burke

(Property Owner)

(Realtor)

WITNESS:

NOTE: In all cases where a property is being handled by a real estate agency, this release must be signed by both the property owner and the appropriate agency.