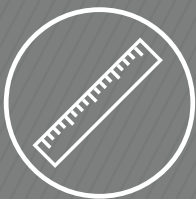


2201 CABOT BOULEVARD

LANGHORNE, PENNSYLVANIA

102,350 SF



20'-22' CLEAR HEIGHT

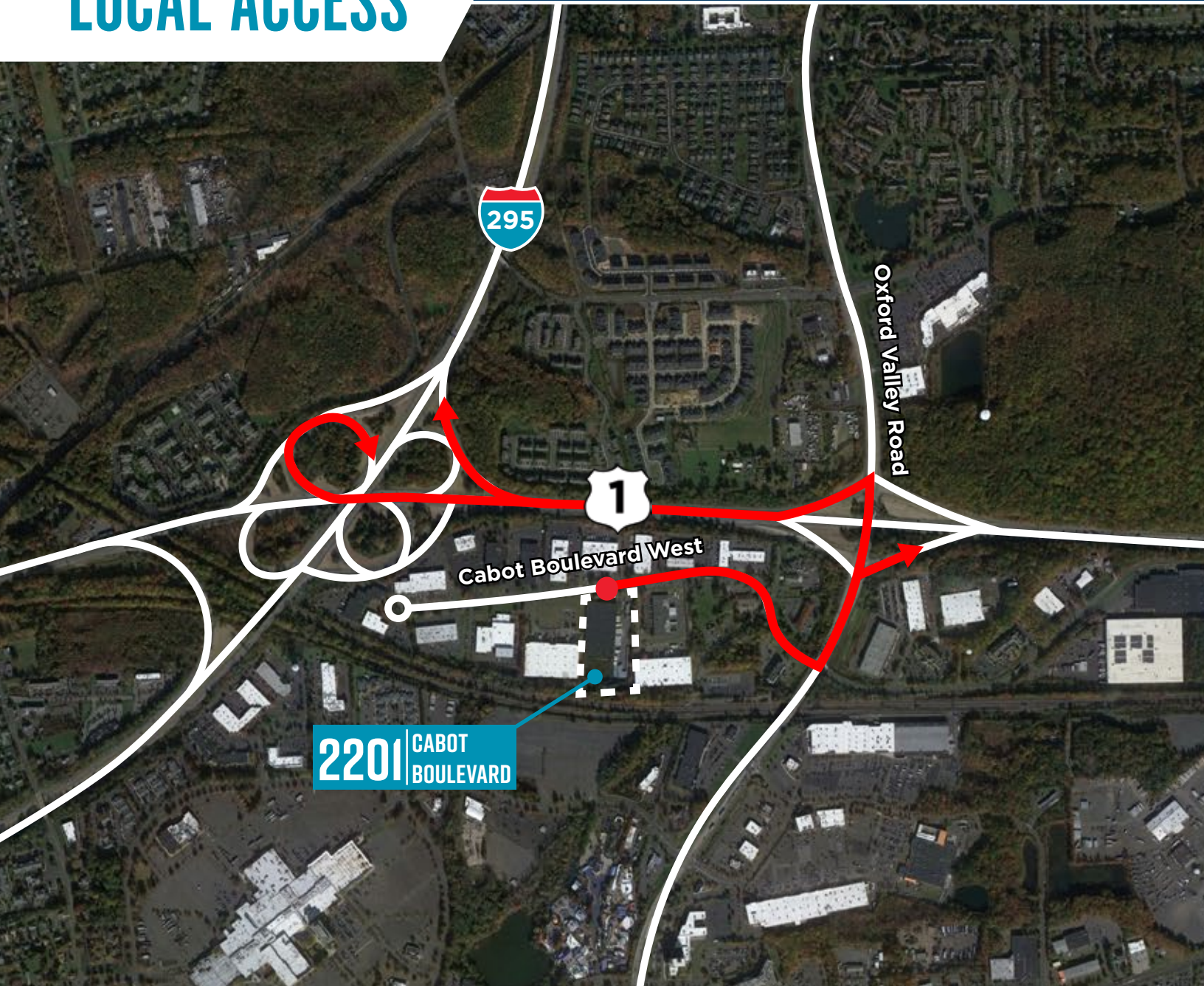


13 LOADING DOCKS



±60 CAR PARKING SPACES

LOCAL ACCESS



CABOT BOULEVARD WEST

2201 CABOT BOULEVARD

102,350 SF
AVAILABLE

AMPLE
TRAILER
PARKING

BUILDING SPECS

Building Size 102,350 SF

Office SF ±8,855 SF

Car Parking ±60 spaces

Trailer Parking Ample

Clear Height 20'-22'

Loading Docks 13 Dock Doors with Levelers, Seals & Bumpers

Column Spacing 38'6" x 36'

Roof EPDM

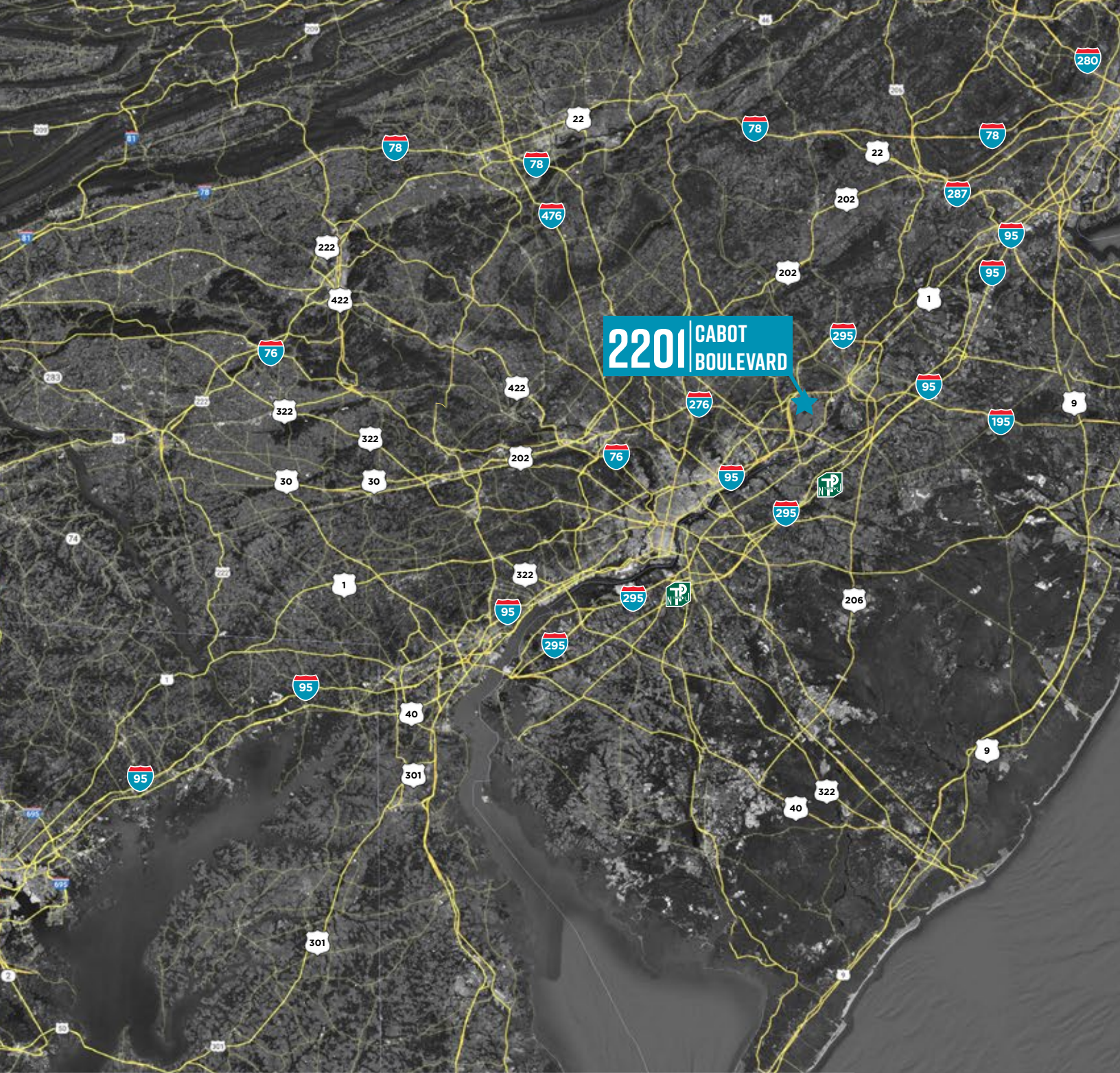
Floor 7 Thick, Unreinforced
Floor Coated w/ Ashford Formula

Electrical 400 Amps, 277/480Volts

Lighting LED

HVAC Gas-fired Reznor units in warehouse. Of-
fices are fully conditioned

Fire/Safety 100% Wet System



FOR MORE INFORMATION, PLEASE CONTACT:

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