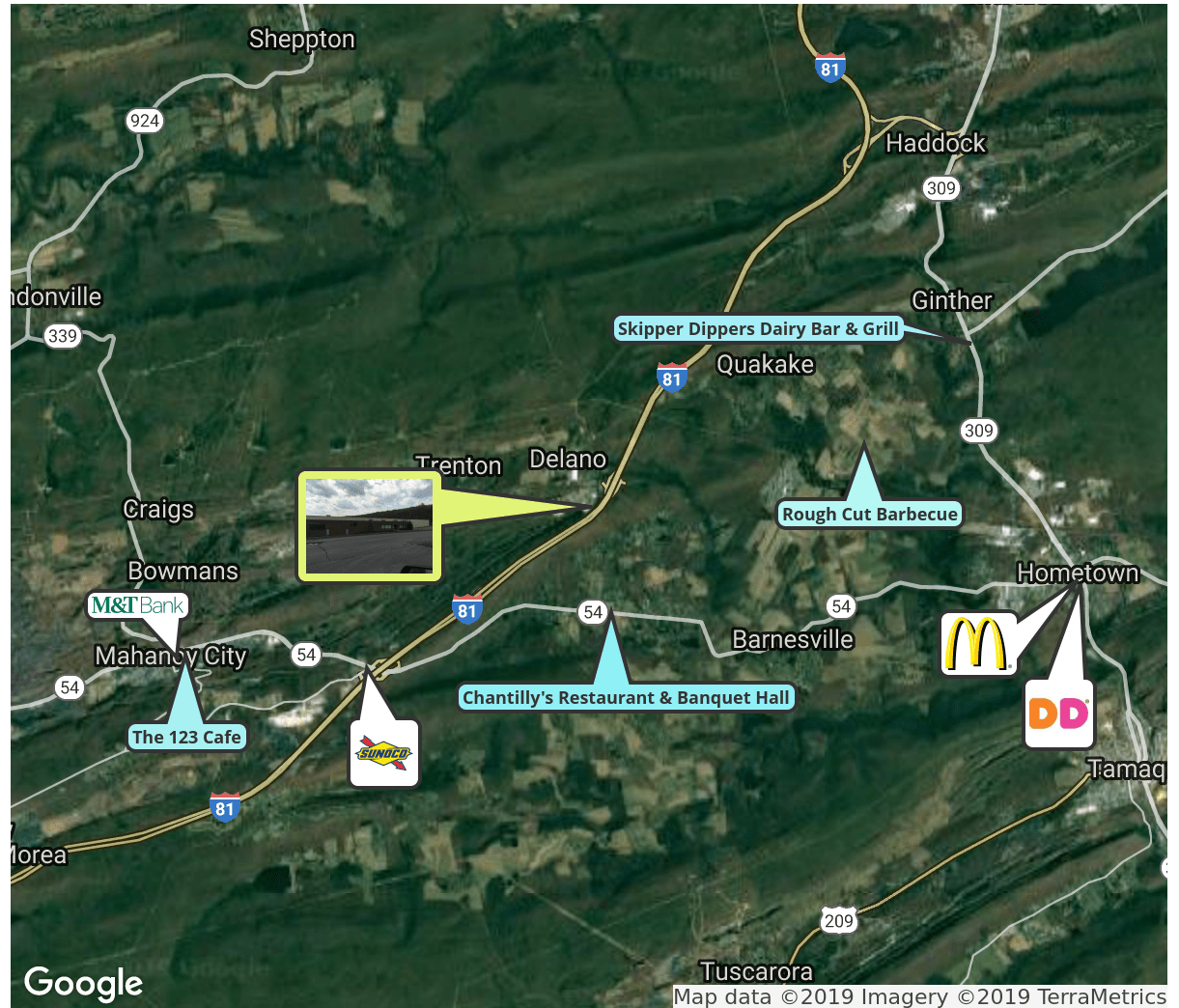




10 SCHULTZ DRIVE | DELANO, PA

PROPERTY DESCRIPTION

Location	10 Schultz Drive Delano, PA 18220
Size / SF Available	69,347 SF
Lease Price	\$3.50/SF (NNN)
Occupancy	Available for immediate occupancy
Property / Area Description	<ul style="list-style-type: none"> • +/-69,300 sq. ft. of a 109,000 sq. ft. industrial building is being offered for lease • Clear height: 20' • Truck Loading: 13 tailgate and 1 drive door • Public sewer and water • Heat: Propane fired hot air • One story industrial building located about 1/8 mile from I-81 about 10 miles south of Hazleton



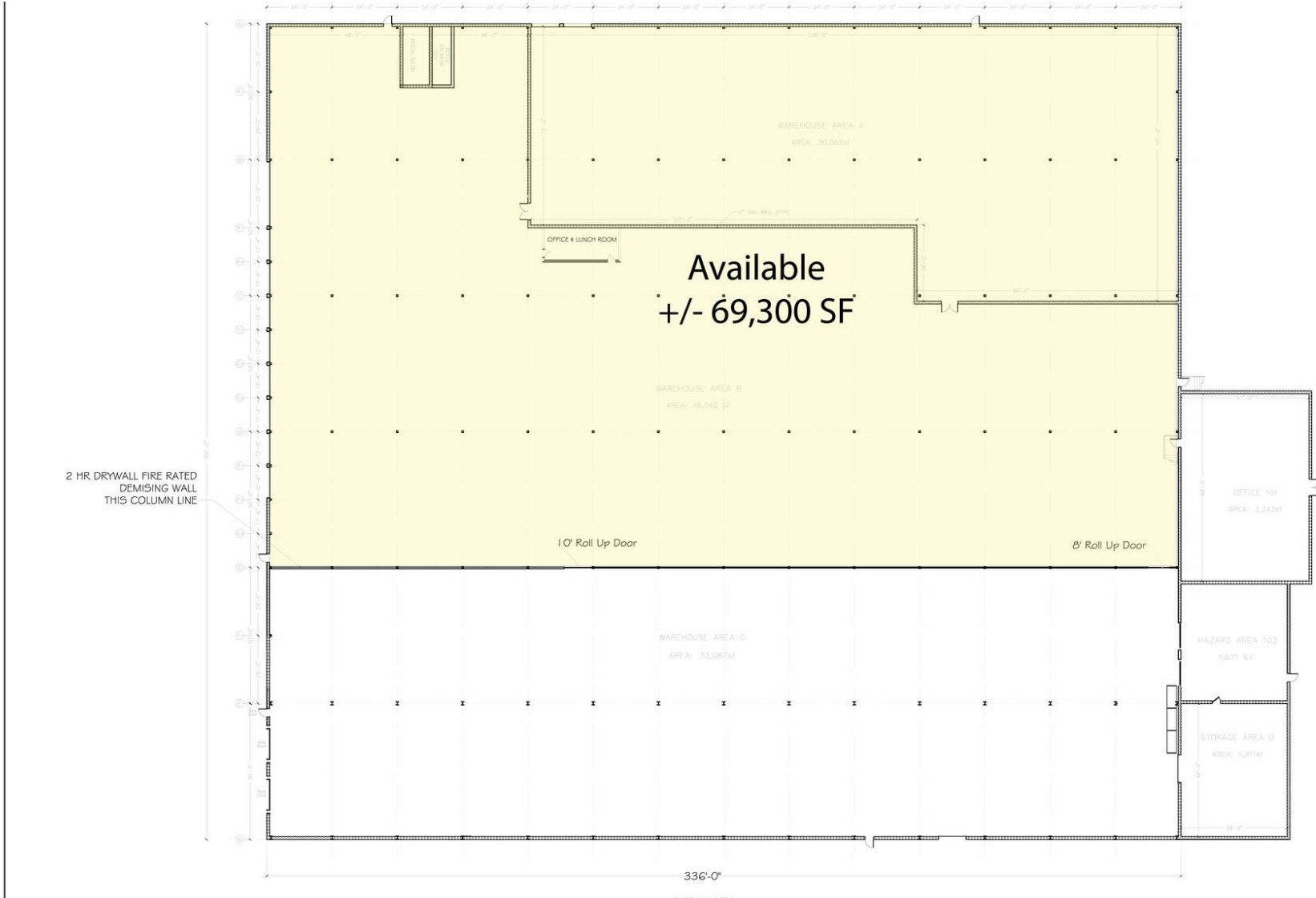
Contact Us

Lee Fein
Senior Vice President
(M) 215 206 5580
(D) 215 799 6040
lee.fein@wolfcre.com

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follow us:    

FLOOR PLANS



PROJECT TRACKING	
REV.	DESCRIPTION

DELANO WAREHOUSE PROJECT LOCATION: 10 SCHULTZ DRIVE DELANO TOWNSHIP, PA 18220	DRAWN BY: JB
SCALE: AS NOTED	

Building Services from the ground up since 1976

MILLER BROS. CONSTRUCTION INC.

PO BOX 472-950 EAST MAIN STREET
 PHILADELPHIA, PA 19137
 Phone: 570-895-1622 • Fax: 570-985-3713
 Project Contact: Nate Taylor
 nate@millerbros.com or www.millerbros.com

Residential Construction | Industrial Construction | Steel Erection | Foundation Installation

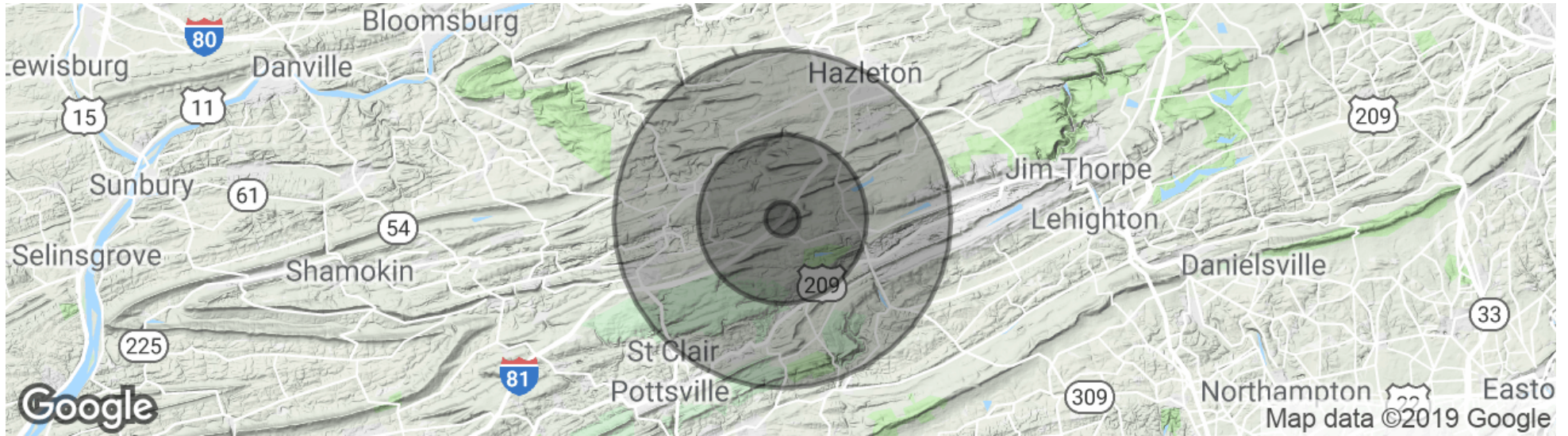
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SEAL

SHEET ID:
EXISTING CONDITIONS

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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	5 MILES	10 MILES
Total population	403	12,040	56,786
Median age	48.2	45.1	43.0
Median age (Male)	44.9	43.7	41.3
Median age (Female)	52.1	49.1	46.0
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	153	4,277	22,645
# of persons per HH	2.6	2.8	2.5
Average HH income	\$56,096	\$48,352	\$46,328
Average house value			\$100,324

* Demographic data derived from 2010 US Census



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