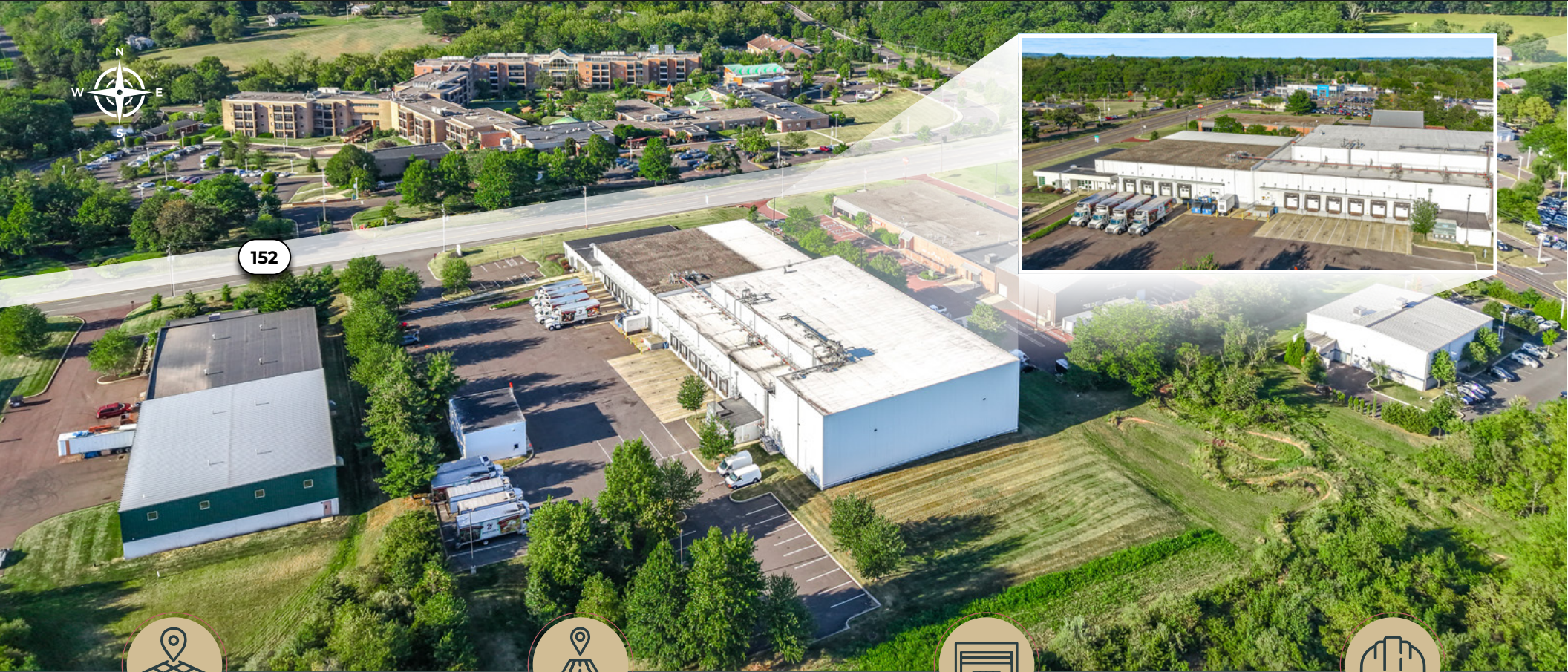


3245 State Road, Sellersville, PA

±45,000 SF Available



±45,000 SF



Prime location with quick access to major roadways



Includes Dry Storage Space, Cooler Space, and Freezer Space



Renovated in 2007

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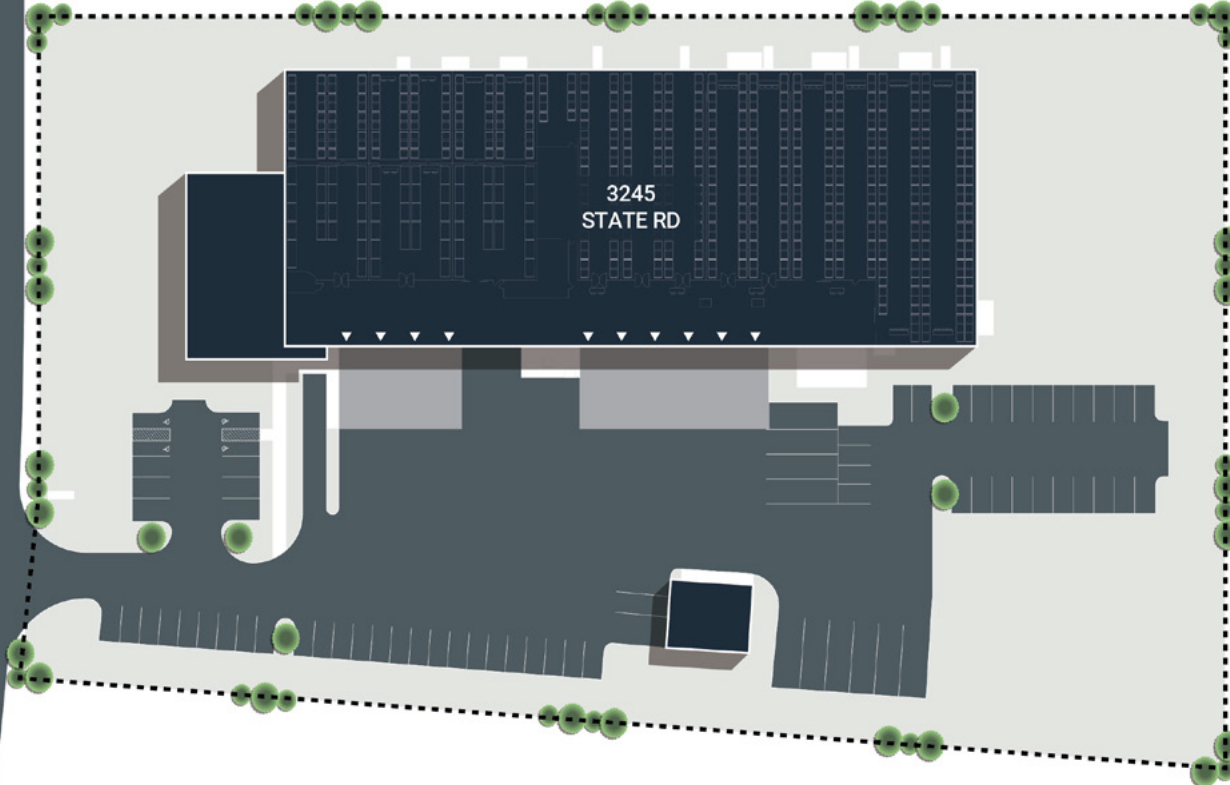
# Property Overview



- ▲ DOCK DOOR
- DRIVE-IN DOOR

152

STATE RD



**±45,000 SF**  
Available

## PRIME LOCATION

with Quick Access  
to Major Roadways

## INCLUDES

Dry Storage Space,  
Cooler Space, and  
Freezer Space

## RENOVATED

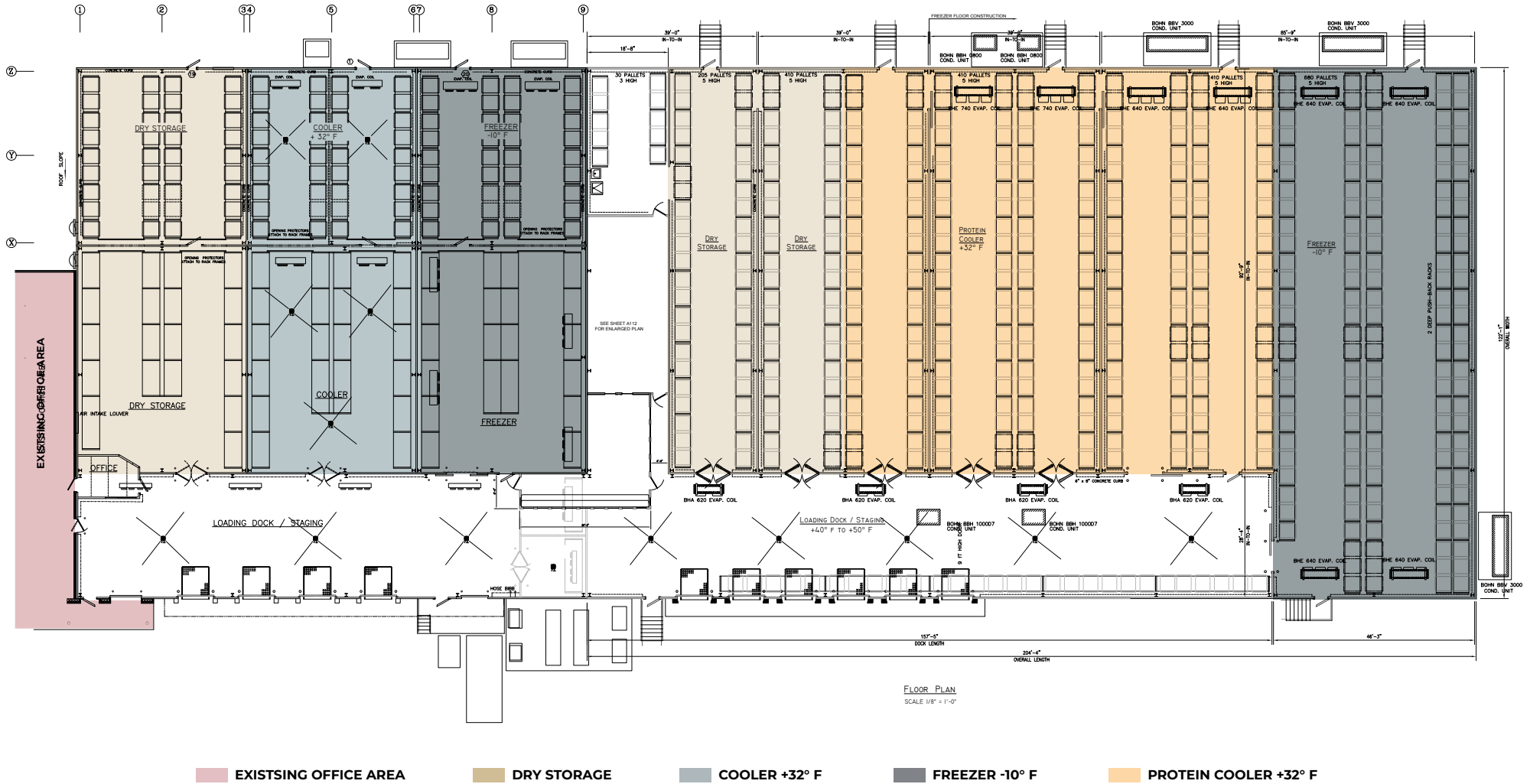
in 2007

## 10 LOADING DOCKS

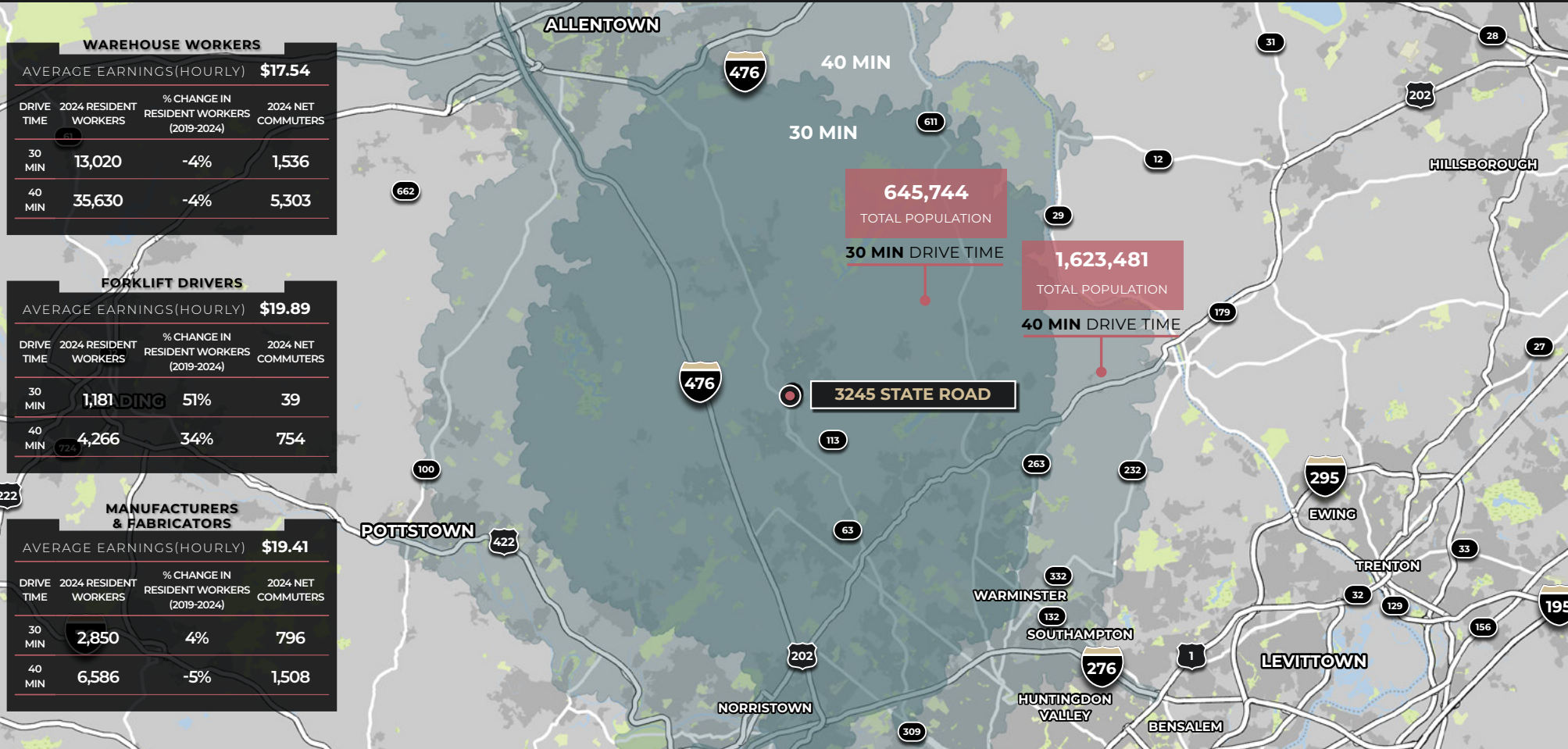
Equipped Levelers  
and Concrete Aprons



# Space Plan



# Premier Population Reach



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