



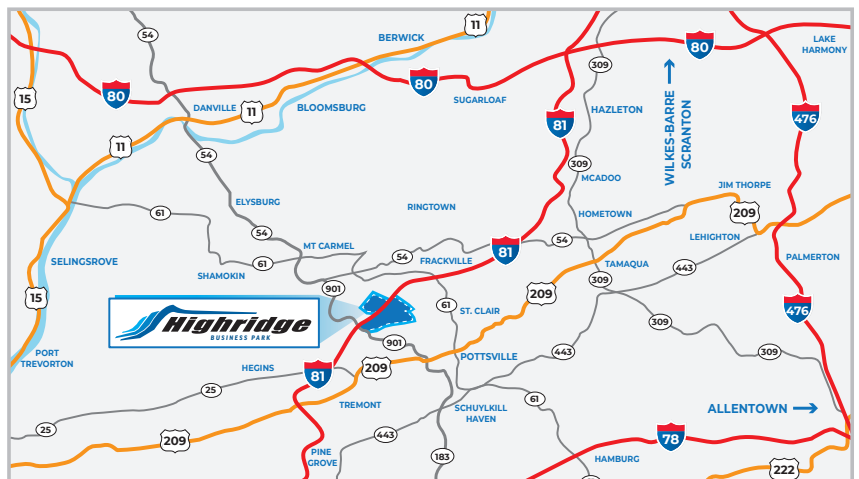
HIGHRIDGE LOT 6

KEYSTONE BLVD., CASS TWP., SCHUYLKILL COUNTY, PA
40.734083, -76.295809

75,000 SF
6.5 ACRES

PROPERTY HIGHLIGHTS

- PAD READY & FULLY ENTITLED
- LOCATED .5 MILES TO I-81
- LERTA TAX INCENTIVE



FRANK ZUKAS
570.622.1943
FZUKAS@SED-CO.COM

MARK MINNIG
570.622.1943
MMINNIG@SED-CO.COM

SED CO
SCHUYLKILL ECONOMIC DEVELOPMENT CORPORATION

WWW.SED-CO.COM

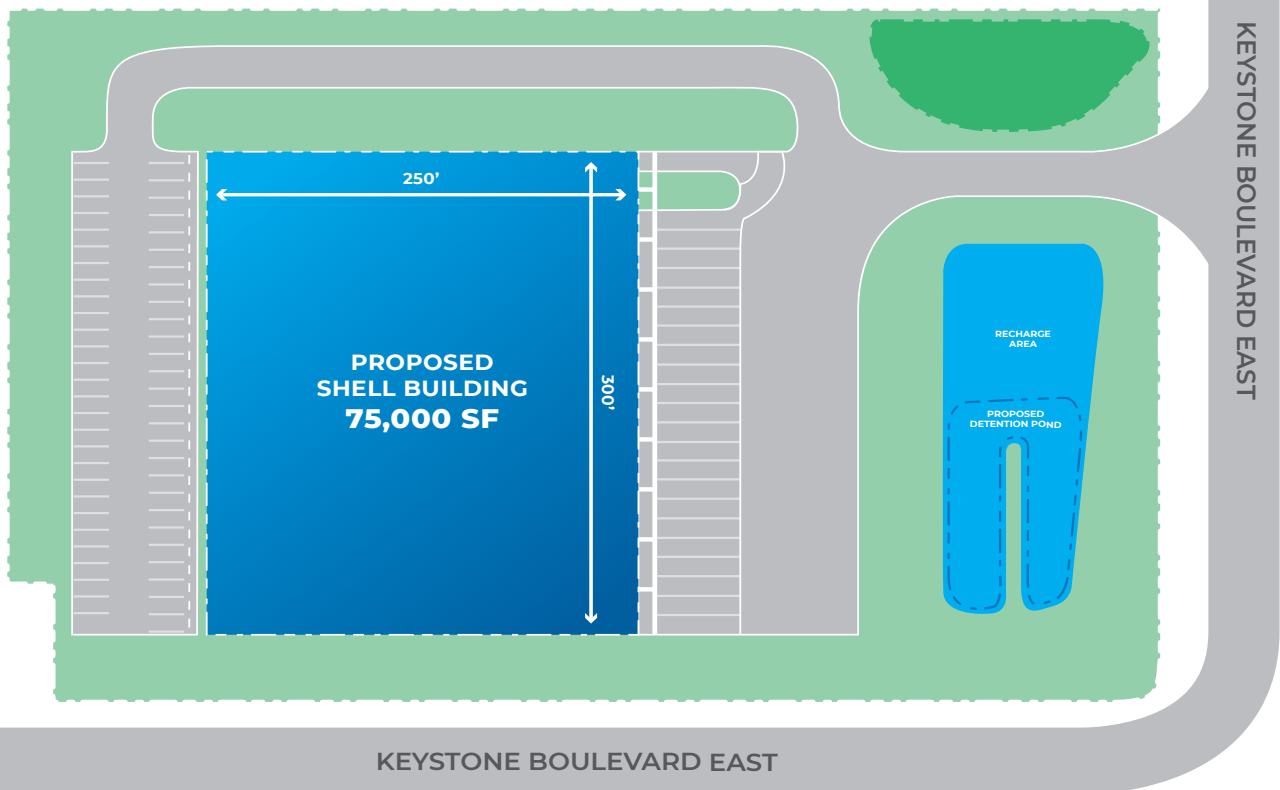
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±75,000 SQUARE FEET **±10** DOCK DOORS **±22** TRAILER PARKING **±59** CAR PARKING

BUILDING AREA	75,000 SF	INTERNET	VERIZON (FIBER)
DIMENSIONS	300' X 260'	WATER	SCHUYLKILL COUNTY MUNICIPAL
CLEAR HEIGHT	100' HEIGHT	SEWER	SCHUYLKILL COUNTY MUNICIPAL
LOADING DOCKS	10 DOCK DOORS	ELECTRICITY	PPL ELECTRIC UTILITIES
TRAILER PARKING	22 PARKING SPACES	PROPANE	UGI UTILITIES
CAR PARKING	59 PARKING SPACES		



STRATEGICALLY LOCATED

DIRECTLY OFF EXIT 119 OF I-81

INTERSTATE 81	1 MINUTE
INTERSTATE 80	45 MINUTES
INTERSTATE 78	35 MINUTES

LERTA TAX INCENTIVE

50% REAL ESTATE TAX
ABATEMENT FOR 10 YEARS

LOCATION ADVANTAGES

PHILADELPHIA, PA	106 MILES
BALTIMORE, MD	130 MILES
NEW YORK, NY	150 MILES
WASHINGTON, DC	170 MILES
PORT OF BALTIMORE	130 MILES
PORT OF NEW YORK	145 MILES
WILKES-BARRE/SCRANTON INTERNATIONAL AIRPORT	62 MILES