



INDUSTRIAL PROPERTY FOR LEASE

# JACKSON BUSINESS CENTER

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129 MCCARRELL LANE, ZELIENOPLE, PA 16063

## INDUSTRIAL PROPERTY FOR LEASE



### LOCATION DESCRIPTION

key location located just off I-79 and within minutes from Route 19

### PROPERTY HIGHLIGHTS

- Build-to-Suit Potential
- Industrial Setting

### OFFERING SUMMARY

Lease Rate:	\$6.00 - 20.00 SF/yr (NNN)
Available SF:	15,430 SF
Building Size:	51,300 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	163	15,043	46,789
Total Population	435	38,699	123,240
Average HH Income	\$75,421	\$90,914	\$97,420

### CLAYTON MORRIS

Vice President of Development and Leasing  
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### DAVID AUEL

Vice President  
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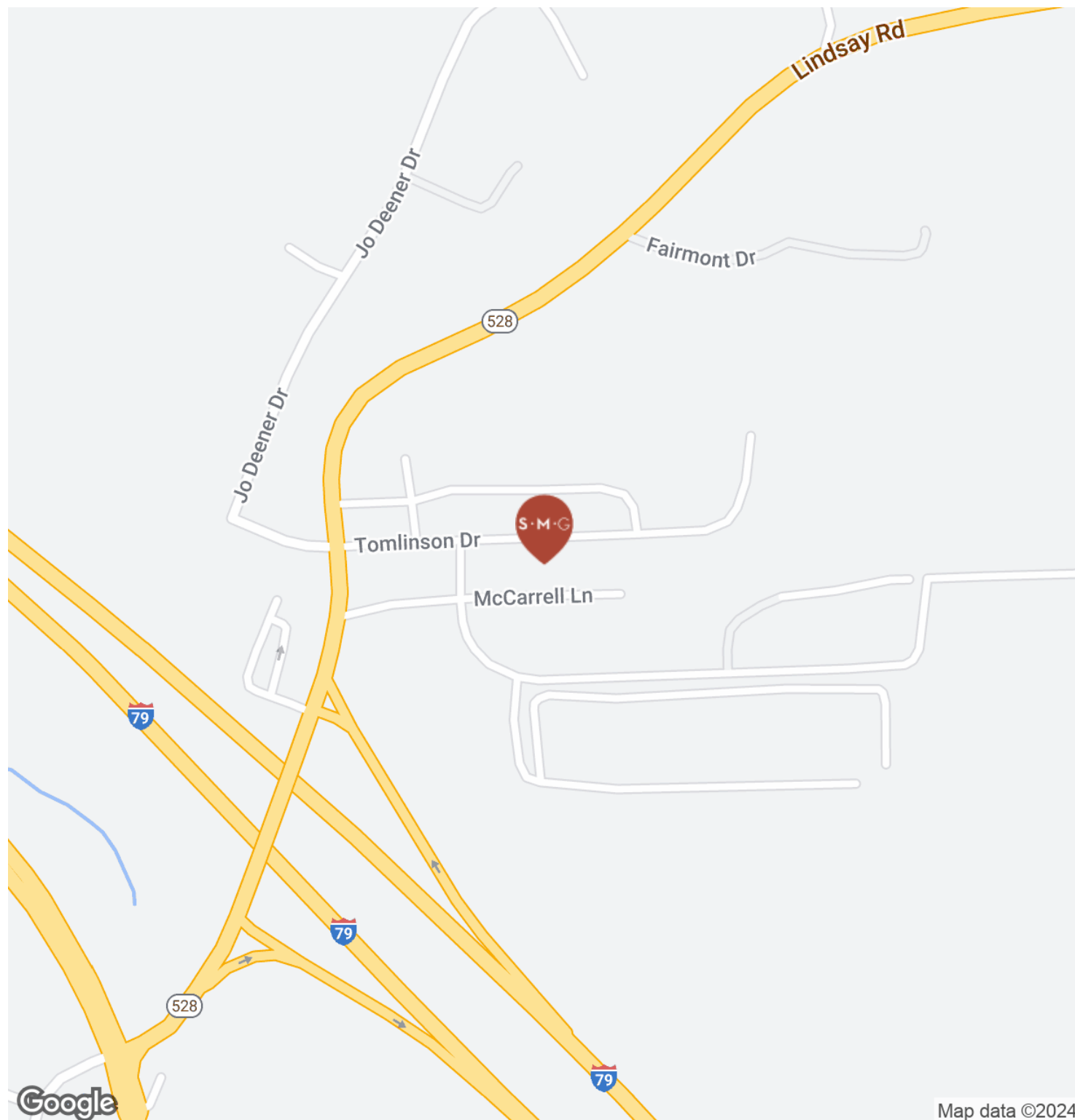
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**SAMPSON MORRIS** GROUP

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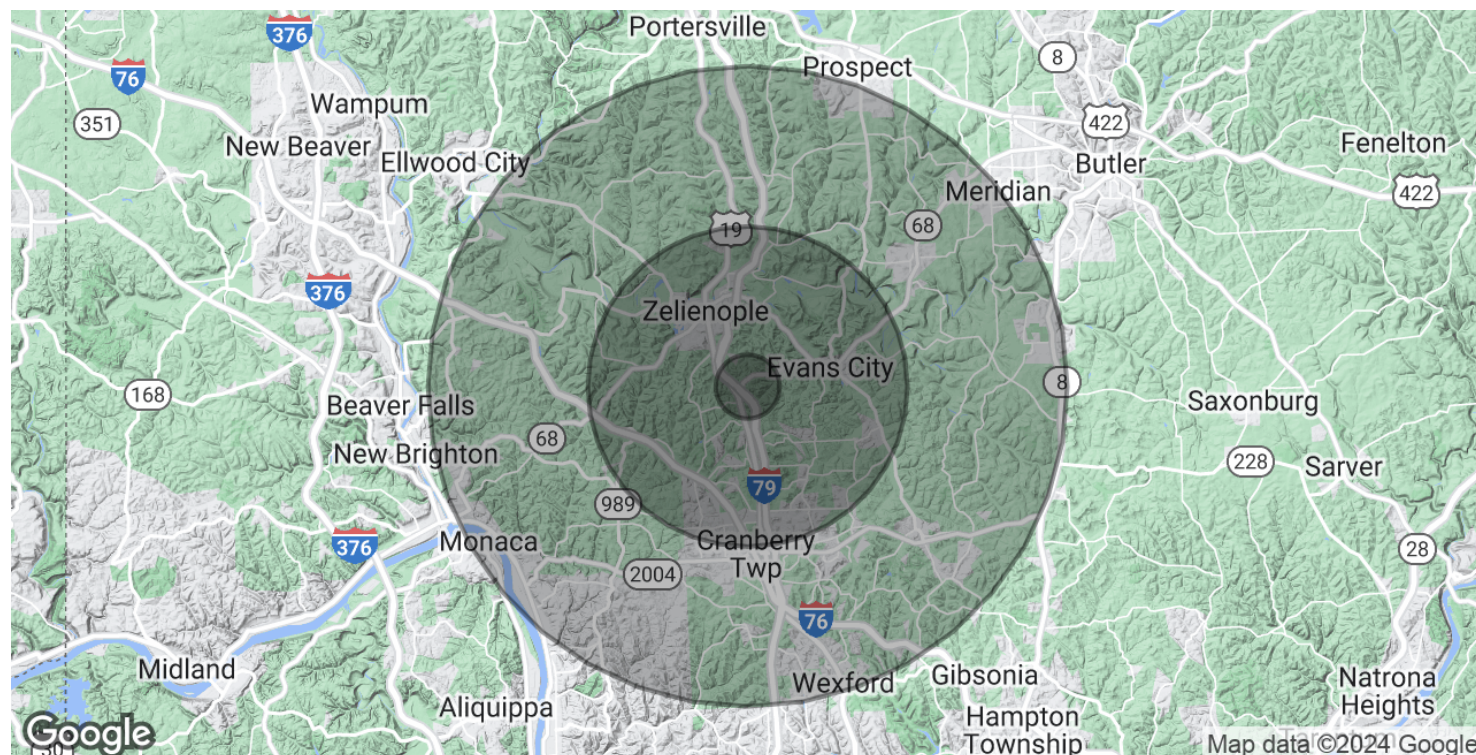
**SAMPSON·MORRIS** GROUP



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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	435	38,699	123,240
Average Age	45.1	40.8	41.2
Average Age (Male)	45.0	40.1	40.5
Average Age (Female)	45.1	41.3	41.7

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	163	15,043	46,789
# of Persons per HH	2.7	2.6	2.6
Average HH Income	\$75,421	\$90,914	\$97,420
Average House Value		\$204,382	\$249,599

\* Demographic data derived from 2020 ACS - US Census

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