



**HAWLEY REALTY, INC.**  
COMMERCIAL AND INDUSTRIAL REAL ESTATE

944 Marcon Blvd. • Suite 120 • Allentown, PA 18109  
Phone: 610.398.4000      [www.hawleyrealty.com](http://www.hawleyrealty.com)

**1200 BALATA STREET  
Wilson Boro  
Easton, Northampton County, PA**



**Building Size:** 10,720 sq. ft. freestanding building

**Lot Size:** 1.38 acres

**Description:** Stone façade, concrete block, steel frame, entrance canopy over front door, new roof installed 2008, 500 sq. ft. attached garage area in rear of building, gas heat (4 forced-air units, public utilities, operable windows, concrete slab floor, 10-14' ceiling height, slightly peaked roof line, burglar and fire alarm systems can be reactivated, on-grade loading door in rear of building, office area in front of building, ample on site parking.

**Location:** Within 2 miles of 25<sup>th</sup> Street Exit of Route 22, near intersection with Front St., near Avona Elementary School.

**Lease Rate:** \$5.99 per sq. ft. Net (3)

**Sale Terms Considered.**

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