NORTH PENN
LOGISTICS CENTER



Entrance view



Rear view

FULLY APPROVED & FULLY ENGINEERED LAND SITE FOR SALE IN HATFIELD, PA

MAGUIRE HAYDEN
REAL ESTATE COMPANY

LAND SALE: FULLY APPROVED FOR A 32,000 SF INDUSTRIAL BUILDING

Proposed state-of-the-art, single-story industrial property proposed in the brand new 780,000 SF Industrial Park, North Penn Logisitics Center

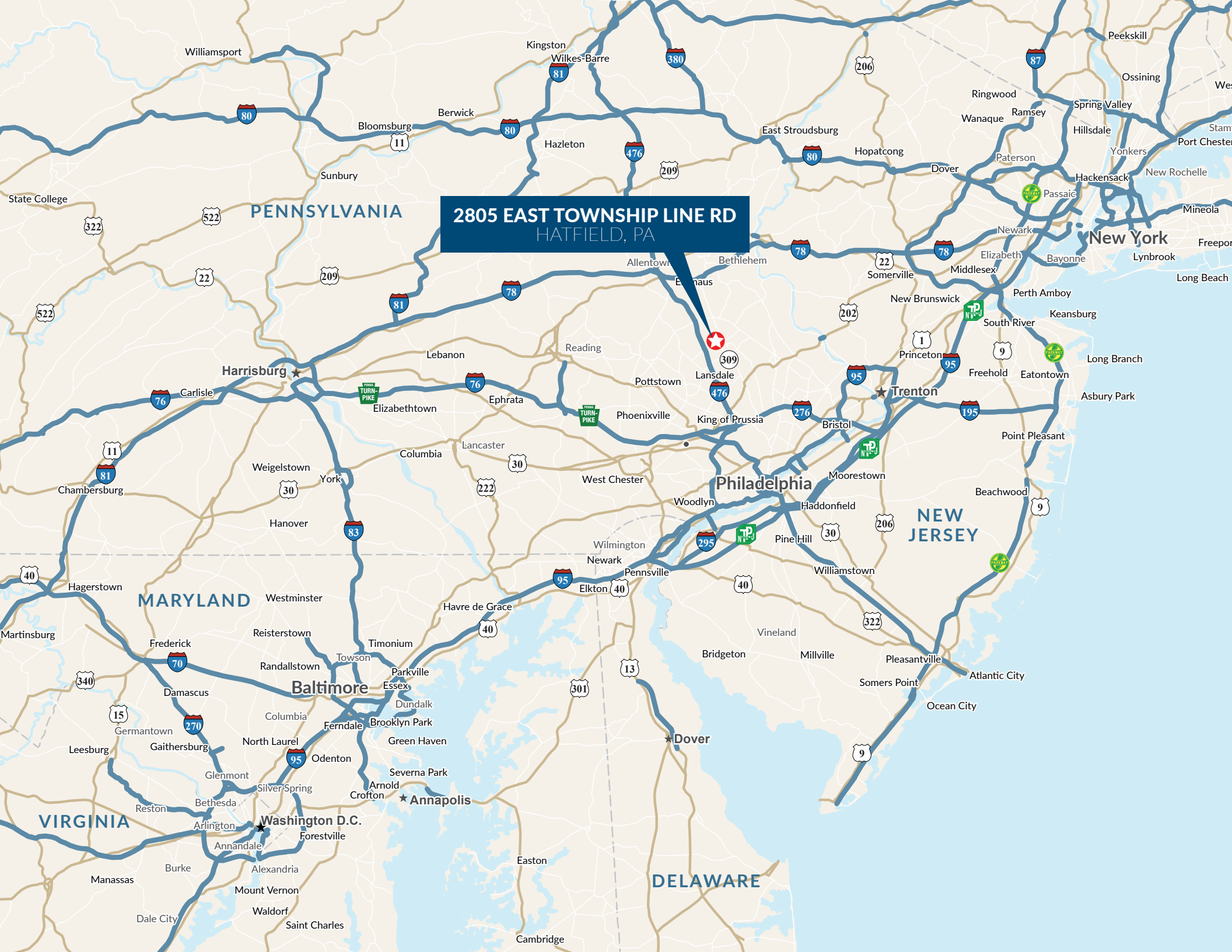
2805 East Township Line Road, Hatfield, PA

PROPERTY HIGHLIGHTS

- Located: Hafield Township, Montgomery County, PA
- Zoned: Light Industiral
- Public Water & Sewer
- Building Dimensions: 100’ Deep x 320’ Wide
- Column Spacing: 40’ x 50’
- Ceiling Height: 30’
- Acres: +/- 3.5 acres



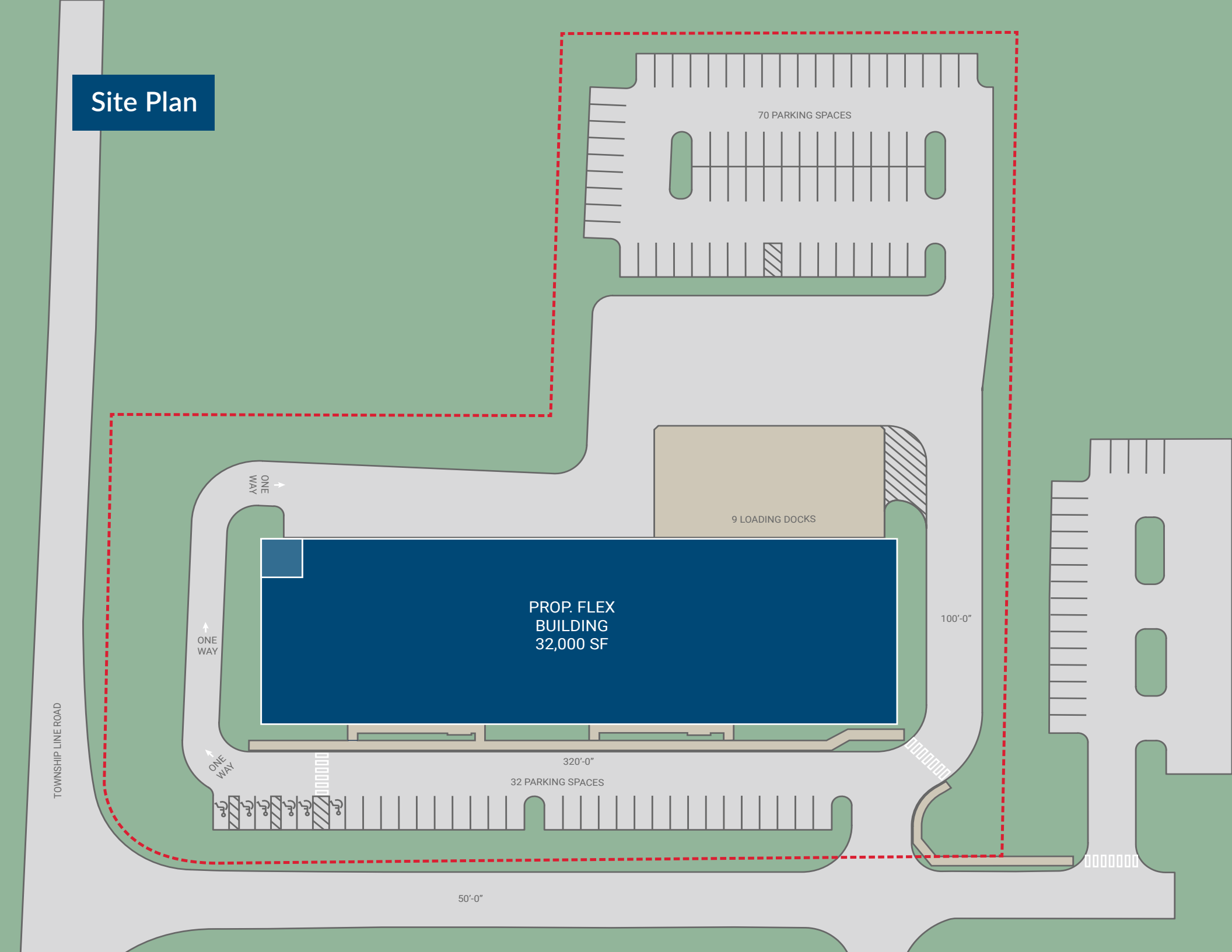



2805 EAST TOWNSHIP LINE RD
HATFIELD, PA
PENNSYLVANIA
NEW JERSEY
MARYLAND
VIRGINIA
DELAWARE
Philadelphia
Baltimore
Harrisburg
Trenton
New York
Washington D.C.
Annapolis
Dover
Williamsport
Kingston
Wilkes-Barre
Berwick
Bloomsburg
Sunbury
State College
Hazleton
East Stroudsburg
Hopatcong
Dover
Paterson
Hackensack
Passaic
Peekskill
Ossining
Ringwood
Wanaque
Ramsey
Spring Valley
Hillsdale
Yonkers
New Rochelle
Mineola
Port Chester
Lynbrook
Long Beach
Freeport
Newark
Elizabeth
Bayonne
Middlesex
Somerville
Bethlehem
Allentown
Easton
New Brunswick
Perth Amboy
South River
Keansburg
Princeton
Freehold
Eatontown
Long Branch
Asbury Park
Point Pleasant
Beachwood
Lebanon
Reading
Pottstown
Lansdale
Phoenixville
King of Prussia
Bristol
Moorestown
Haddonfield
Woodlyn
West Chester
Lancaster
Columbia
Weigelstown
York
Hanover
Chambersburg
Carlisle
Elizabethtown
Ephrata
Pine Hill
Williamstown
Pennsville
Elkton
Wilmington
Newark
Hagerstown
Martinsburg
Westminster
Havre de Grace
Reisterstown
Frederick
Timonium
Towson
Randallstown
Parkville
Essex
Dundalk
Damascus
Germantown
Columbia
Ferndale
Brooklyn Park
Green Haven
North Laurel
Odenton
Severna Park
Arnold
Crofton
Gaithersburg
Leesburg
Glenmont
Silver Spring
Bethesda
Reston
Arlington
Annandale
Forestville
Alexandria
Burke
Manassas
Mount Vernon
Waldorf
Dale City
Saint Charles
Cambridge
Vineland
Bridgeton
Millville
Pleasantville
Somers Point
Atlantic City
Ocean City


Unique, convenient location with access to Route 309 and I-476
N County Line Rd
309
N Main St
W Broad St
Godshall Rd
E Township Line Rd
Cowpath Rd
Allentown Rd
2805 EAST TOWNSHIP LINE RD
HATFIELD, PA
Unionville Pike
309
476

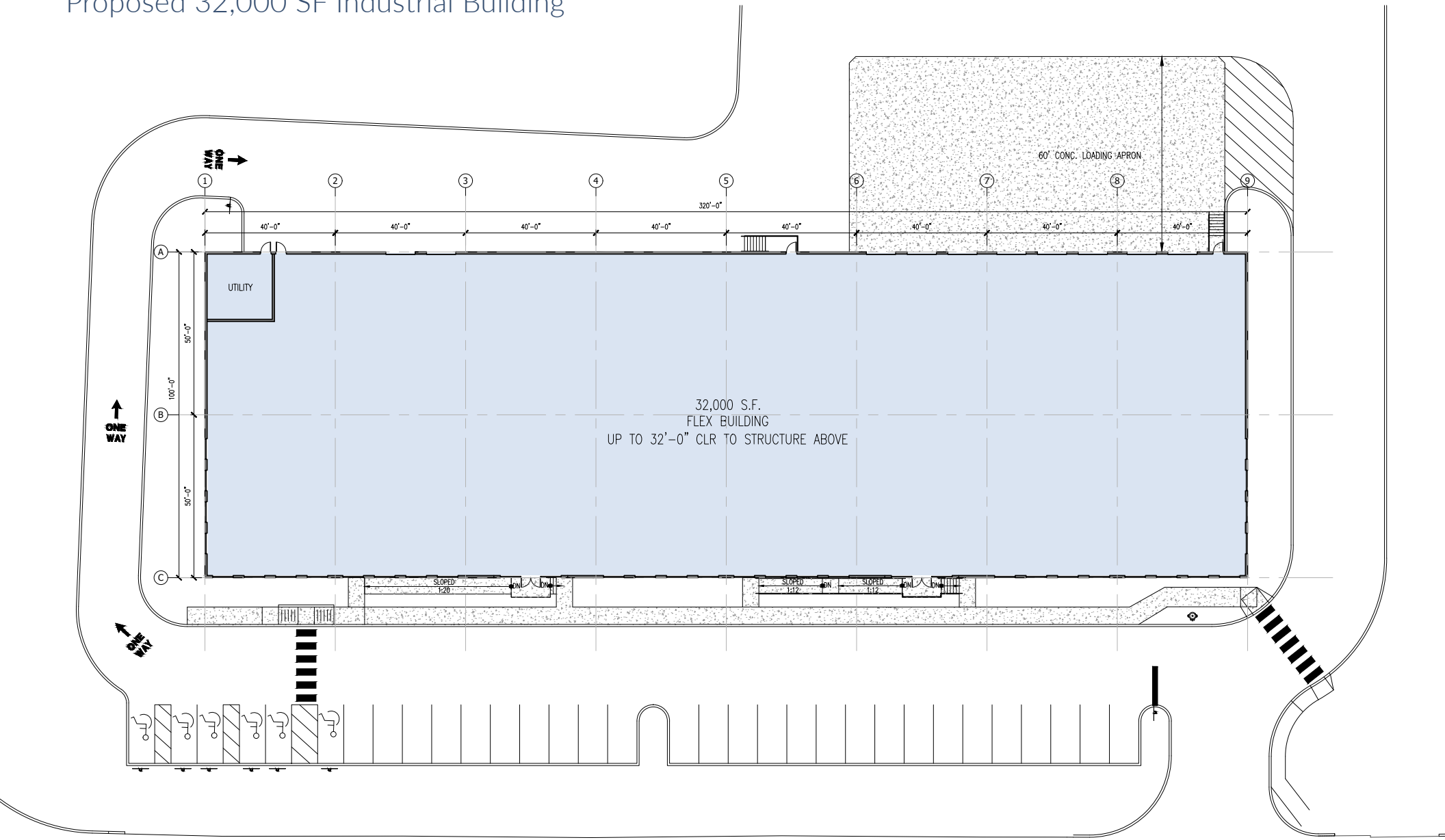

E Township Line Rd
PROP FLEX
BUILDING
32,000 SF
9 LOADING DOORS
70 PARKING SPACES
23 PARKING SPACES
ONE WAY
ONE WAY
30'-0"
100'-0"

Site Plan

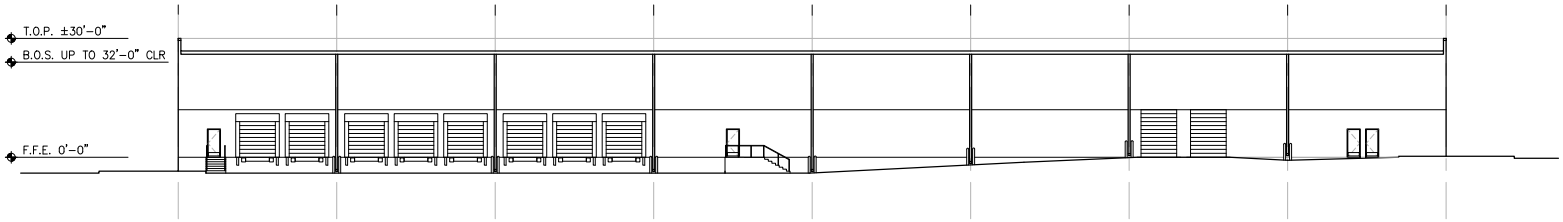

70 PARKING SPACES
9 LOADING DOCKS
PROP. FLEX
BUILDING
32,000 SF
ONE WAY
ONE WAY
ONE WAY
100'-0"
320'-0"
32 PARKING SPACES
50'-0"
TOWNSHIP LINE ROAD

Proposed Floor Plan

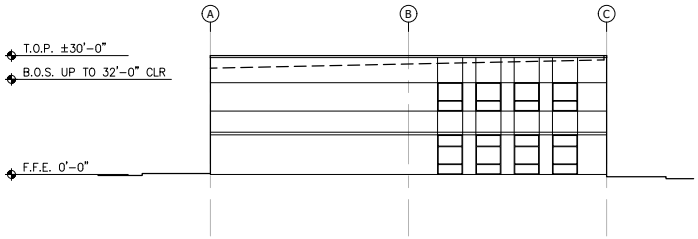
Proposed 32,000 SF Industrial Building



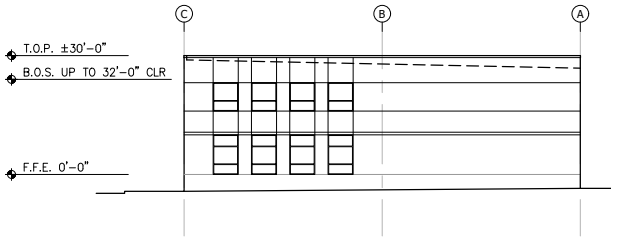
Proposed Elevations



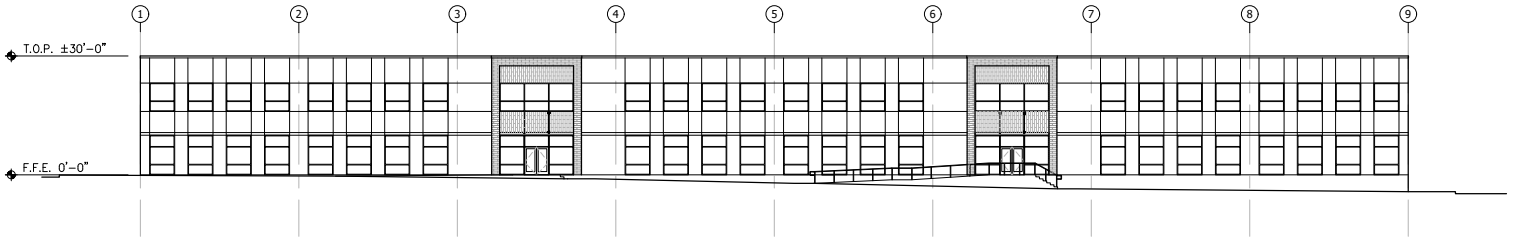
NORTH ELEVATION
SCALE: 1/16"-1'-0"



WEST ELEVATION
SCALE: 1/16"-1'-0"



EAST ELEVATION
SCALE: 1/16"-1'-0"





Front rendering of property



Back rendering of property


NORTH PENN
LOGISTICS CENTER
2805 East Township Line Road is part of the
North Penn Logisitcs Center Industrial Park



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Maguire Hayden is a privately held commercial real estate firm, acquiring office, industrial and mixed-use properties, improving, repositioning and professionally managing them.

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