

1125 S. CEDAR CREST BLVD
ALLENTOWN, PA 18103

FOR
LEASE

THE ROSE
BUILDING



PROFESSIONAL
MEDICAL/OFFICE
BUILDING

PROFESSIONAL MEDICAL/OFFICE SPACE



Fantastic office location close to Routes 78 and 22, and the PA Turnpike! Two completely remodeled large and well-designed suites located on lower level, and one suite on second level, elevator served! Perfect for professional offices, medical, insurance, etc. Plenty of onsite parking available along with great signage.

769 SF -
\$11.50/SF NNN

1,040 SF -
\$11.50/SF NNN

1,612 SF -
\$16/SF NNN

NNN Charges include most expenses:

- Electric
- Water/Sewer
- HVAC
- Trash
- Insurance
- Taxes
- Common Area Maintenance and Management



KELLERWILLIAMS.
REAL ESTATE

Each office is individually owned and operated

James Balliet
President
O 610-435-1800
C 610-972-6808

James@JBPropertyGroup.com
JBPropertyGroup.com



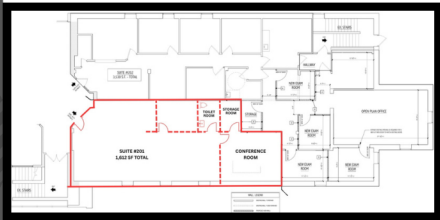
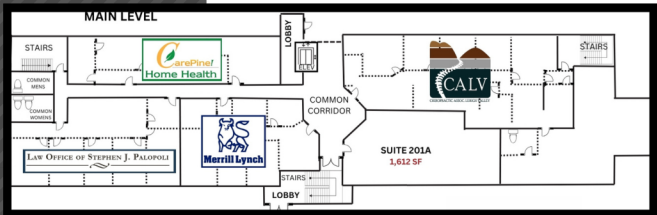
Brian K. Bailey
Associate Broker
O 610-435-1800
C 484-357-8559

Brian@JBPropertyGroup.com
JBPropertyGroup.com

LEASING PLAN

Second Level Space Available:

• 1,612 SF



Lower Level Space Available:

• 1,048 SF

• 769 SF