

Executive Summary



AVAILABLE SF:	2,057
LEASE RATE:	\$21 SF/Yr (Gross)
BUILDING SIZE:	8,748 SF
BUILDING CLASS:	B
YEAR BUILT:	1985
ZONING:	GC-1
CROSS STREETS:	Walbert Avenue

PROPERTY OVERVIEW

1651 North Cedar Crest Boulevard offers a professional office building with a sub-leasing opportunity in a highly recognizable Allentown setting. This property presents a versatile opportunity for a variety of office users seeking a functional, business-ready environment. It's configuration supports efficient day-to-day operations. A compelling option for firms seeking a practical space that will support growth, productivity, and a polished professional image.

PROPERTY FEATURES

- Professional office sub-leasing opportunity with 3 offices, a conference room, and kitchenette
- Ideal for professional service operations
- Move in ready with fresh paint and new carpet
- Current lease will expire March 31, 2028
- Pylon Signage opportunity
- Close to Route 22, Route 309, and I-78

CASEY KELLER
ckeller@feinbergrea.com
Cell: 484.226.8081
1 Direct: 610.709.6232

CINDY MCDONNELL FEINBERG
cfeinberg@feinbergrea.com
Cell: 610.360.9733
Direct: 610.709.6233



Additional Photos

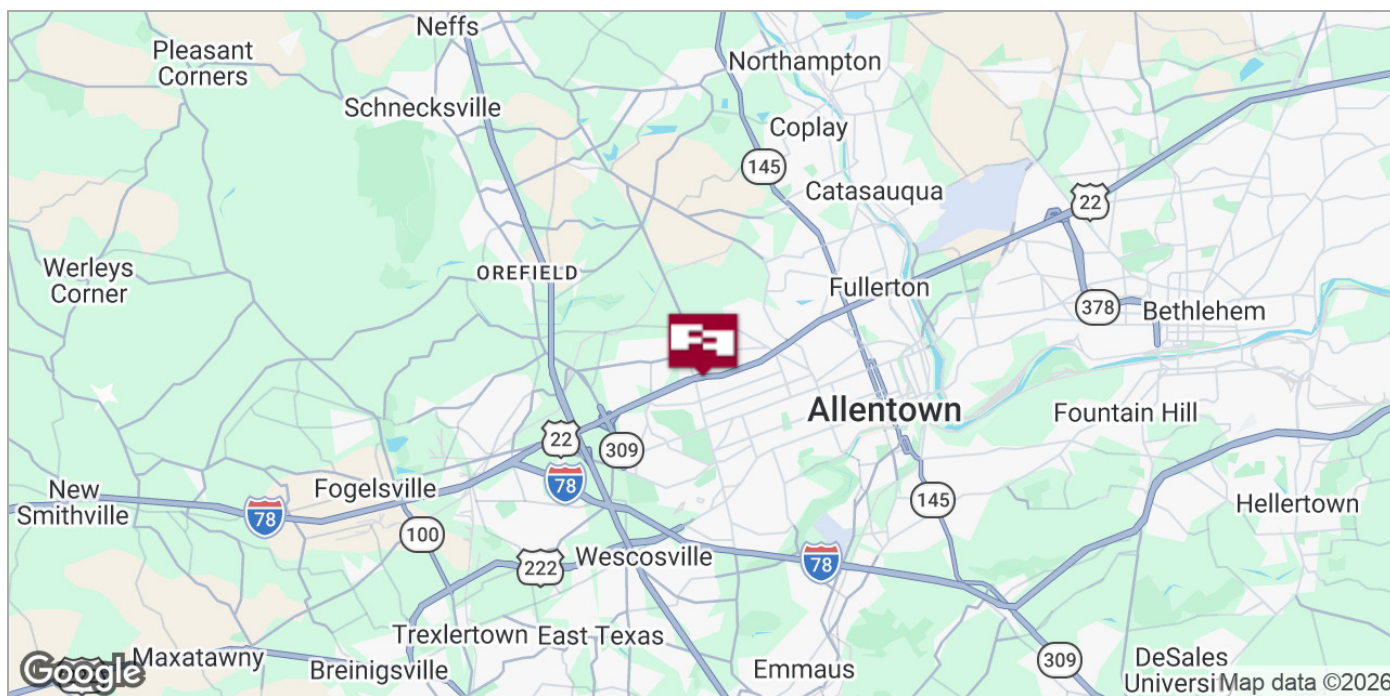
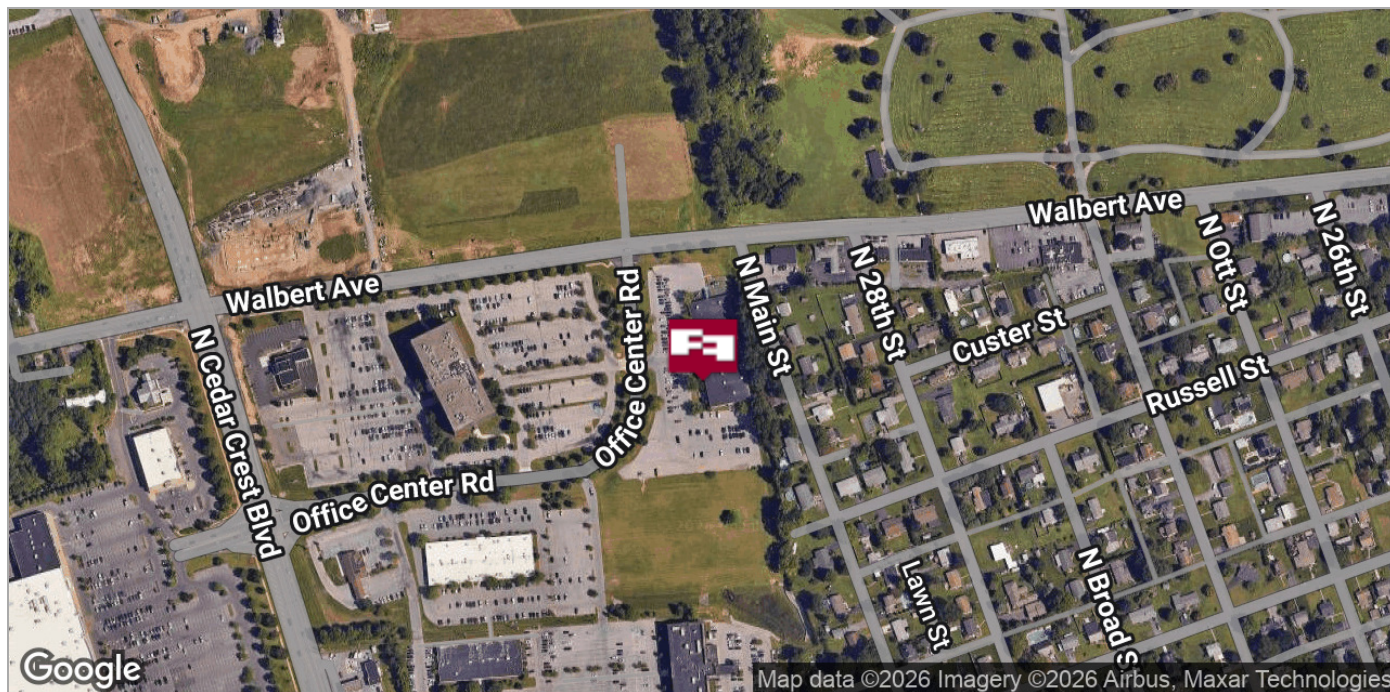


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Location Maps



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