



Wyomissing Corporate Campus Building "B"

1030 Reed Ave
Wyomissing, Pennsylvania 19610

Property Highlights

- Professional offices in a campus setting
- Tenant specific space planning and interior build out available
- Parking ratio of 5 spaces per 1,000 sf throughout the entire campus
- Conveniently located in the Wyomissing traffic corridor

Offering Summary

Lease Rate:	Negotiable
Building Size:	36,000 SF
Available SF:	3,412 - 7,919 SF
Lot Size:	14 Acres

[View Property Video](#)

For More Information

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For Lease

3,412 - 7,919 SF | Negotiable
Office Space



Property Description

Up to 7,919 SF of office space available with private access.

Location Description

Wyomissing Corporate Campus is an office campus development with Tenant image in mind. The campus is a collection of five one story buildings totaling 167,000 SF. The campus quality is evident with its all brick construction, generous landscaping, and ample site lighting. The building and site layouts allow ultimate convenience in parking and direct exterior access to each tenant space while providing a spacious park like setting.

Wyomissing Associates has in-house real estate development, leasing, and construction professionals with experience in the local market. As an additional convenience, Wyomissing Associates will maintain an office on site to address tenant maintenance needs and promote Tenant relations.

The property enjoy a great location on Spring Street just off State Hill Rd in the Borough of Wyomissing.

Property is within close proximity of major Berks County road systems, including Route 422 & and Route 222.

Property is directly across the street from Granite Point.

Parking Description

5.0 spaces per 1,000 SF of surface parking





Lease Information

Lease Type: NNN

Total Space: 3,412 - 7,919 SF

Lease Term: Negotiable

Lease Rate: Negotiable

Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
Suite 100 & 102	Available	3,412 - 7,919 SF	NNN	Negotiable	-
Suite 100	Available	3,412 SF	NNN	Negotiable	-
Suite 102	Available	4,507 SF	NNN	Negotiable	-

For Lease

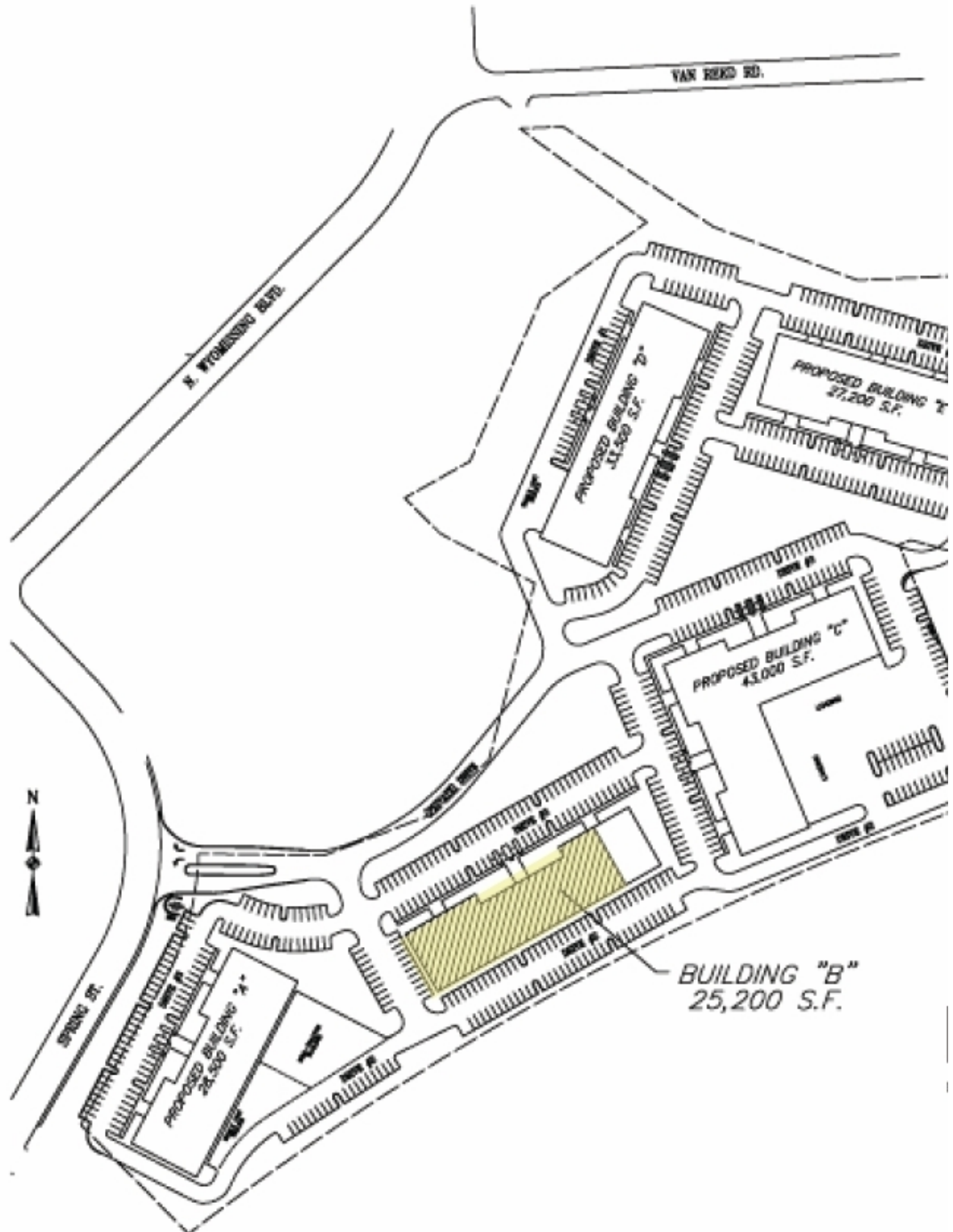
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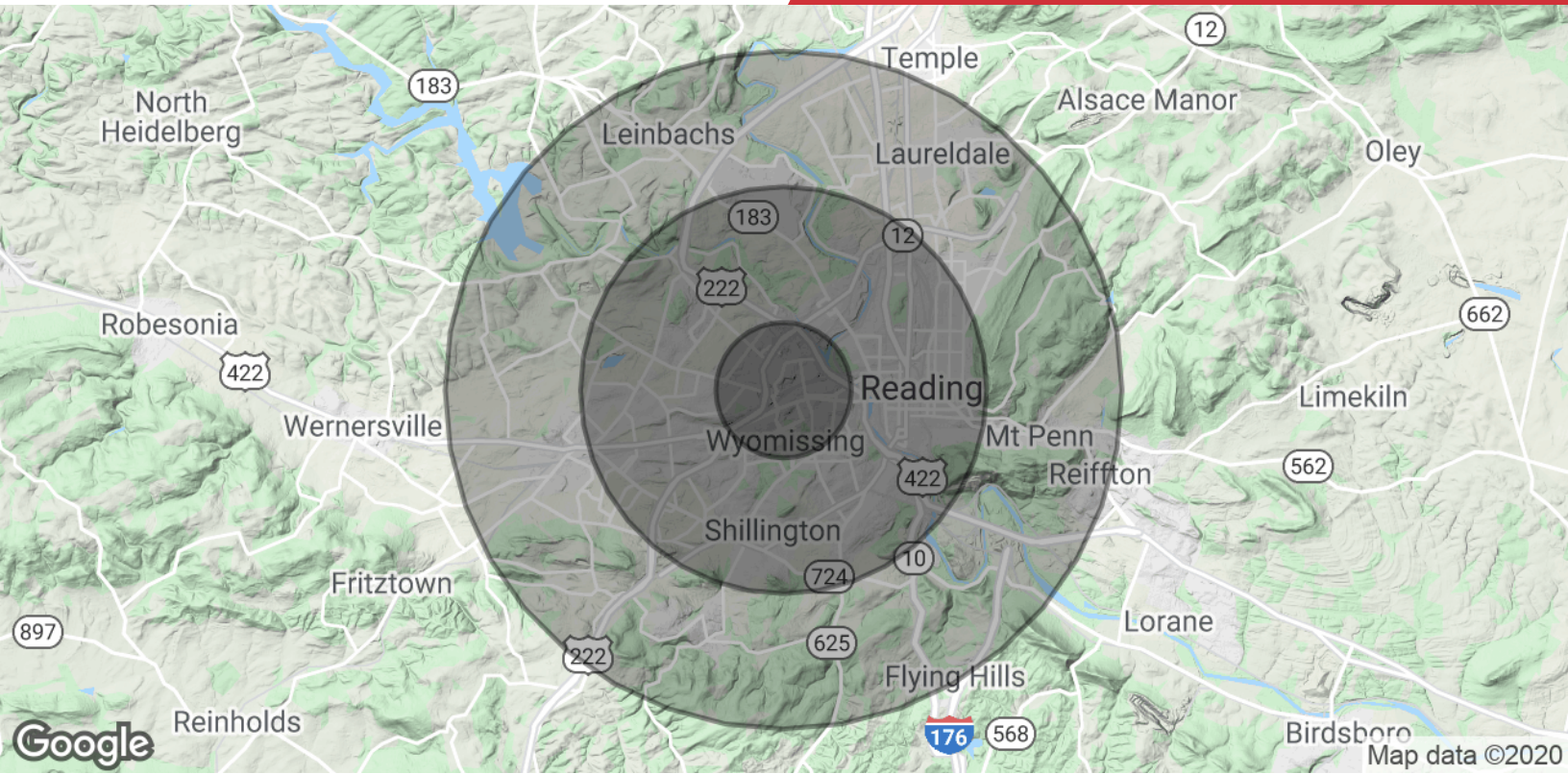
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WYOMISSING CORPORATE CAMPUS







Population	1 Mile	3 Miles	5 Miles
Total Population	8,116	113,019	222,062
Average age	46.4	36.7	36.1
Average age (Male)	45.4	34.2	34.1
Average age (Female)	47.6	38.9	37.9
Households & Income	1 Mile	3 Miles	5 Miles
Total households	3,570	44,254	83,950
# of persons per HH	2.3	2.6	2.6
Average HH income	\$83,051	\$55,922	\$56,380
Average house value	\$230,302	\$183,560	\$170,411

* Demographic data derived from 2010 US Census