



## 60K Sq Ft Commercial Building for Lease

### Building #85 Amenities

- Zoned Heavy Industrial (M2)
- 4,000 amp electric service
- 5 silos totaling a volume of 180,000 cubic feet
- 3 "high hat" shafts
- Ceiling clearance 25' to 46'
- Fiber optic, DSL, T1 technologies available
- City water | Natural gas
- Existing infrastructure & compressed air system in place

Triumph Industrial Park is a 525 acre industrial park, conveniently located only a few miles off of I-95, between the Philadelphia and Baltimore metropolitan areas. There are approximately 40 companies, making it a healthy corporate community, with over a dozen subdivided parcels ready to develop. This site has the infrastructure to support your clients and customers. Triumph is willing to go the extra mile and provide world class service.

Triumph Industrial Park maintains very close relationships with local designers, engineers, architects, as well as expert manufacturing consultants for any custom or build to suit needs.

Get in touch now for pricing & information

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