



**SWEARINGEN**

REALTY GROUP | EST 1972

**DONAHUE**

REAL ESTATE ADVISORS

# NORTHPOINTE CENTER

**12,445 RSF OF OFFICE SPACE AVAILABLE  
FOR SUBLEASE IN N. PITTSBURGH SUBMARKET**

200 Northpointe Cir, Seven Fields, PA 16046

**\* Call for details on available Broker's Bonus!**



## Sublease Info:



**\$12.50 \$9.50**

Full Service + E



12,445 RSF (Divisible)  
2nd Flr: 2,919 - 5,939 RSF  
3rd Flr: 818 - 6,506 RSF



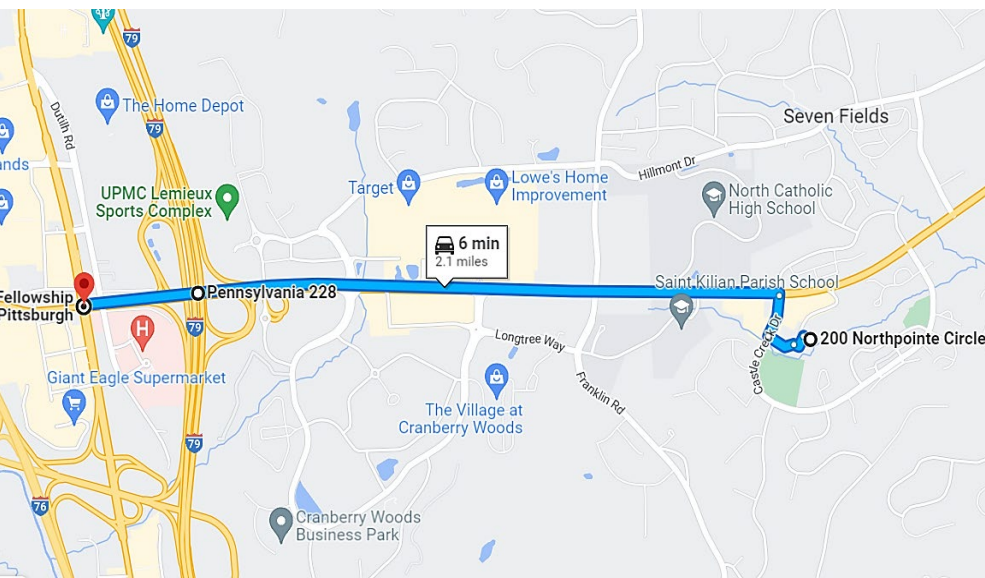
4/1,000 - Surface



Immediate Availability



Thru December 31, 2024  
\* Direct Lease Available Upon Request



**For more information, contact:**

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## Suite Highlights:

- Plug n' Play furniture and cabling available.

## Property Features:

- On-Site Property Management
- On-Site Amenities:
  - G.O.A.T. Sports Bar
  - FNB Bank
  - Bruster's Ice Cream
- Building Offers Back-Up Generator
- No Business Privilege Tax
- Convenient to Shopping and Restaurants
- Located on State Route 228, minutes to I-79, PA Turnpike, I-76, State Route 19 and State Route 8



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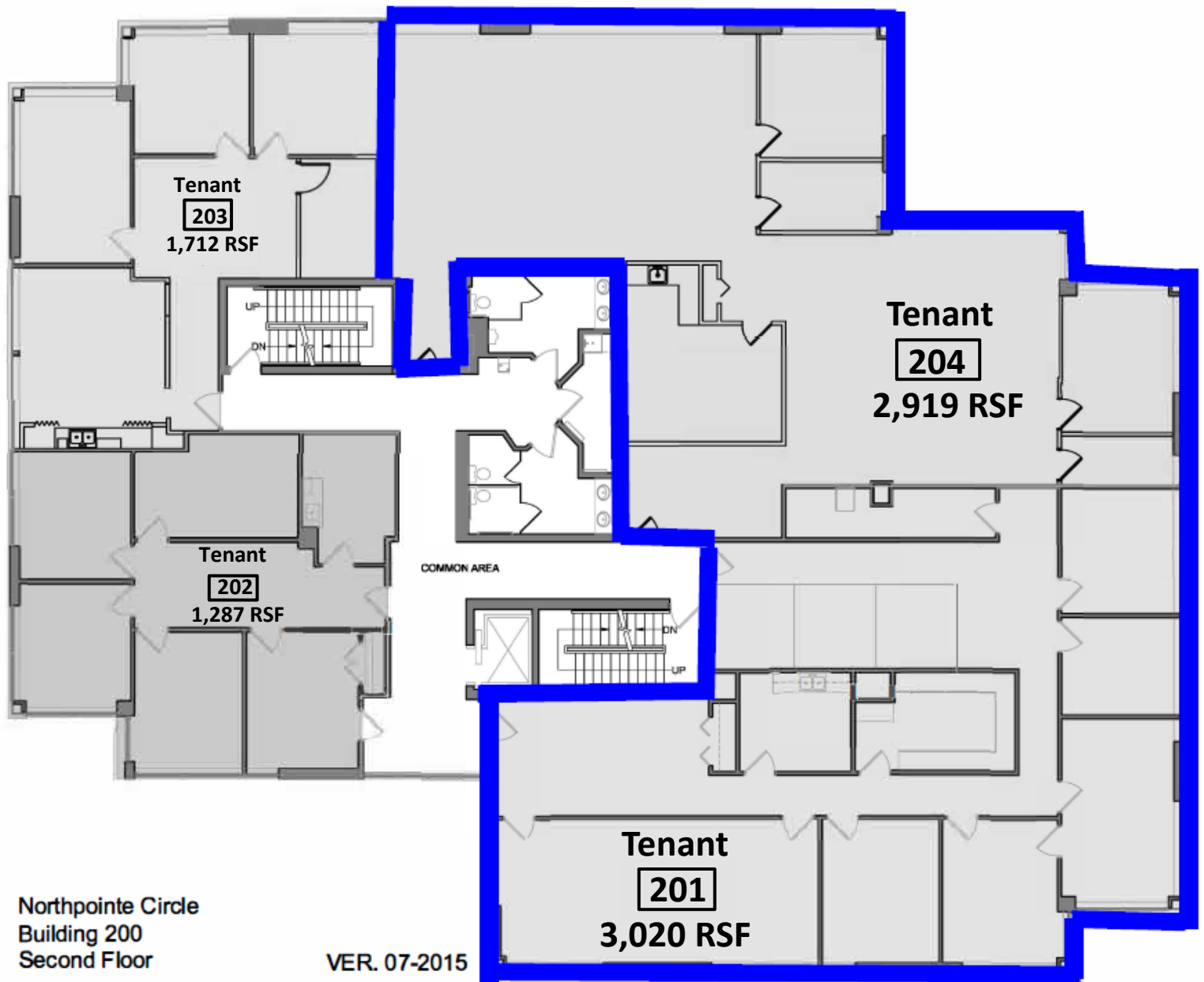
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**SRG** **SWEARINGEN**  
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# Suites 201 & 204 Floorplan: 2,919 - 5,939 RSF



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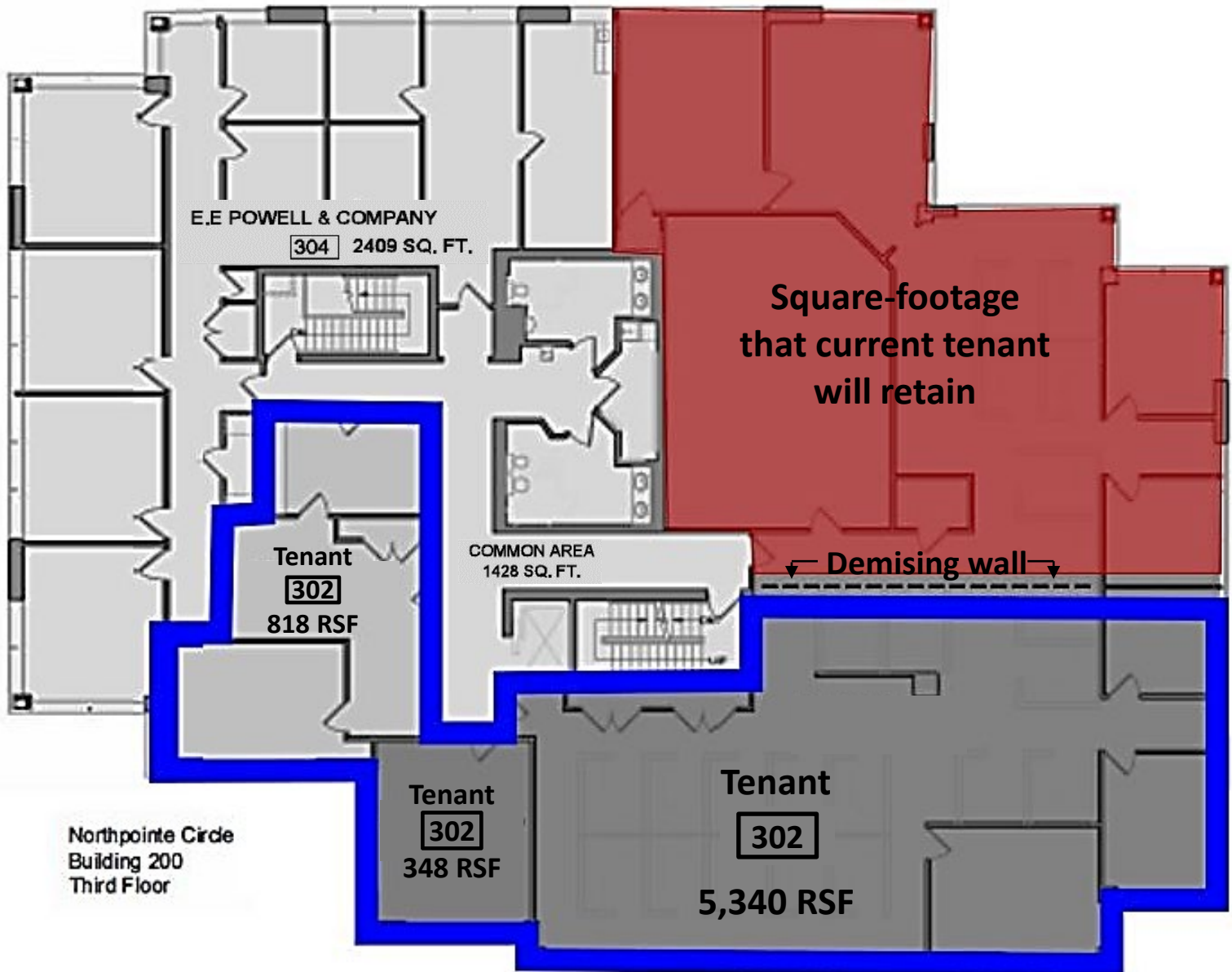
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*The information contained herein was obtained from sources we consider to be reliable. We cannot be responsible, however, for errors, omissions, prior sale, withdrawal from the market or change in price. We make no representation as to the environmental or structural condition of the property and recommend independent investigation by all parties.*

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