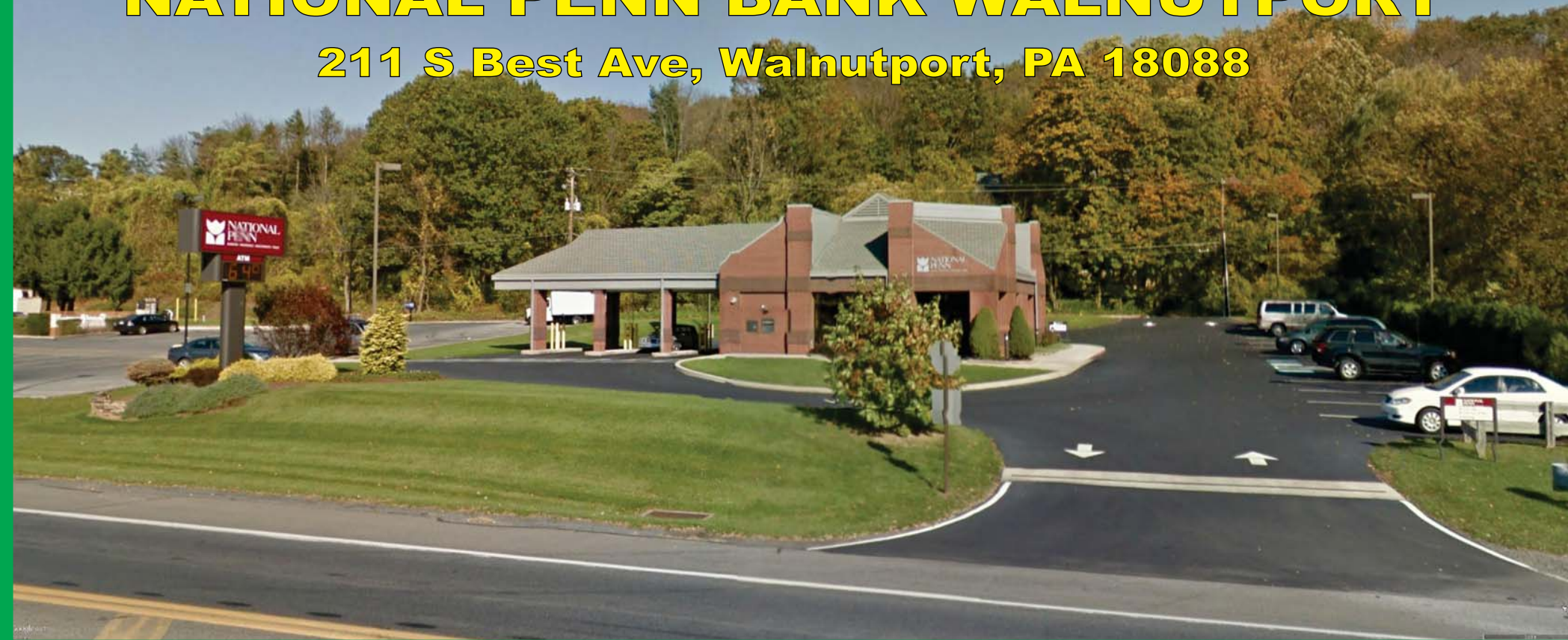


NATIONAL PENN BANK WALNUTPORT

211 S Best Ave, Walnutport, PA 18088



LOCATION: 211 Best Avenue, Walnutport, PA 18088. Corner of Main St. (Rt. 946) & Rt. 145. Signalized intersection.

IMPROVEMENTS: Freestanding former National Penn Bank next to Burger King.

TRAFFIC COUNT: Route 145 10,365 cars per day both directions. Main Street (Rt. 946) 9,856 cars per day both directions.

LEASE: 2,034 sq. ft. with three drive thru lanes.

RENT & CAM: \$70,000 per year NNN plus taxes - \$15,652 and all interior, exterior & parking lot maintenance.

REMARKS: Strong commercial corridor serving Slatington & Walnutport. Very visible accessible signalized corner & the best corner in the market.

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Allentown, PA 18104 610-398-0411
Direct Dial 610-706-4505 C-610-212-6535
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NO WARRANTY OR REPRESENTATION, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions, imposed by our principals.

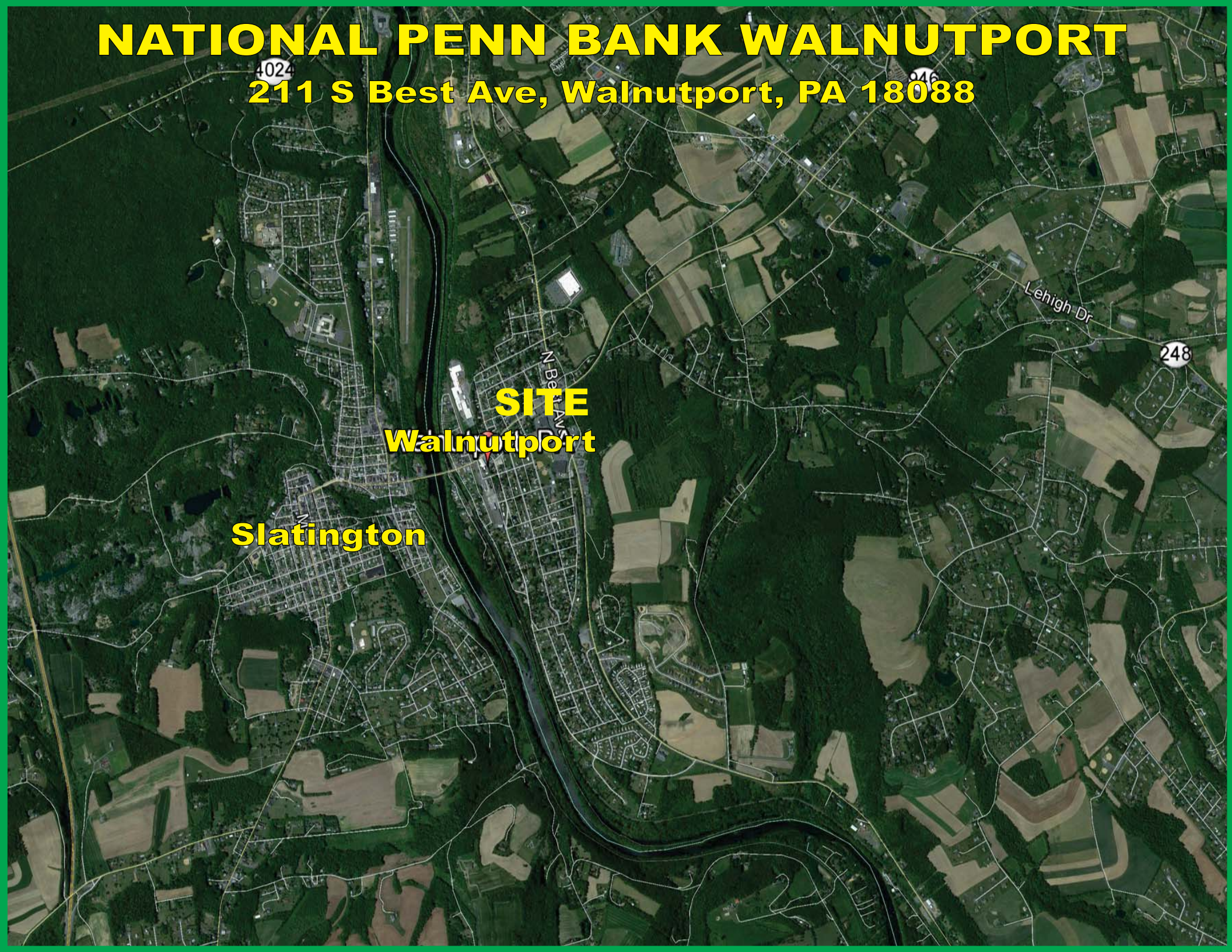


NATIONAL PENN BANK WALNUTPORT

211 S Best Ave, Walnutport, PA 18088

SITE
Walnutport

Slatington



NATIONAL PENN BANK WALNUTPORT

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NATIONAL PENN BANK WALNUTPORT

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NATIONAL PENN BANK WALNUTPORT SITE PLAN

