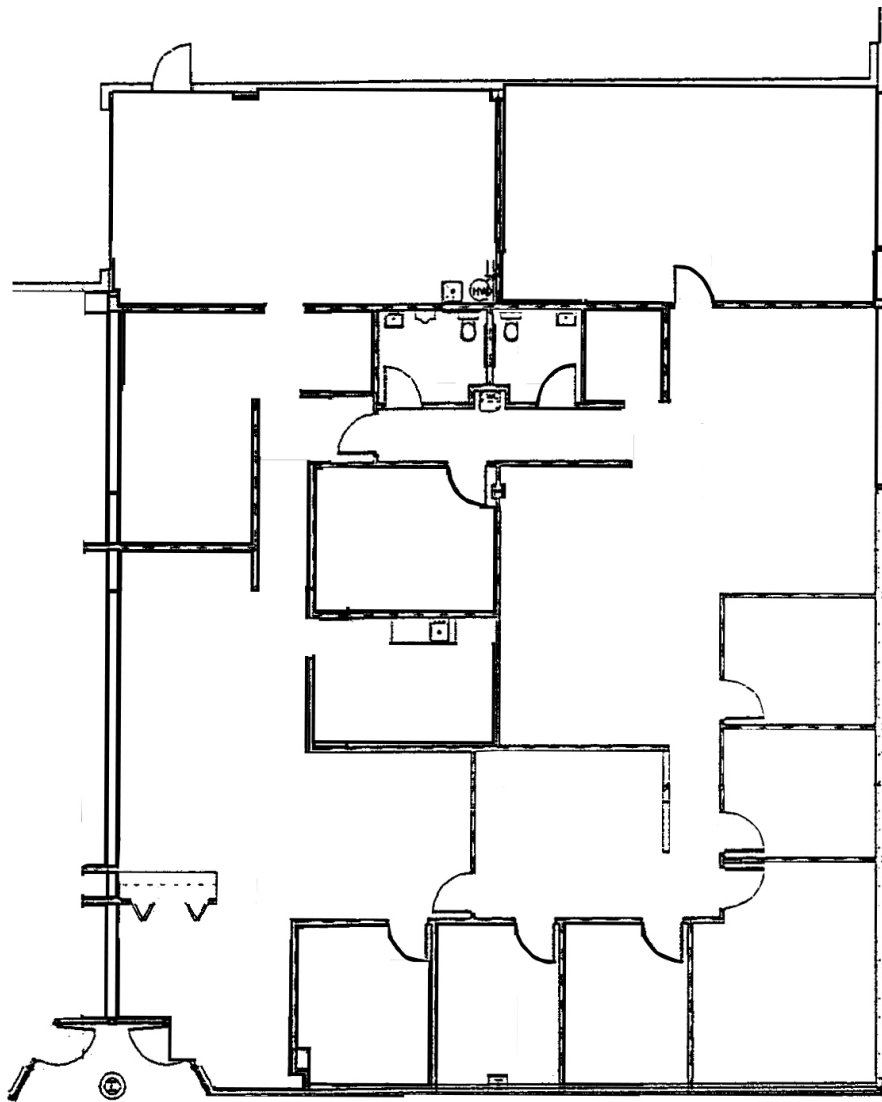


700 BURSCA DRIVE SUITE 705

4,700 SQFT

OFFICE: 4,230 SF
WAREHOUSE: 470 SF



BUILDING SPECS

- ▶ Design or modify your own floor plan
- ▶ Individually controlled HVAC in suite
- ▶ Allegheny Power is 50% lower than Duquesne Light
- ▶ Single phase 120/208 volt
- ▶ Drive in door
- ▶ Free parking



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BURSCA
BUSINESS PARK