

PRICE
REDUCTION!
FOR SALE

100 Tomahawk Dr

KUTZTOWN

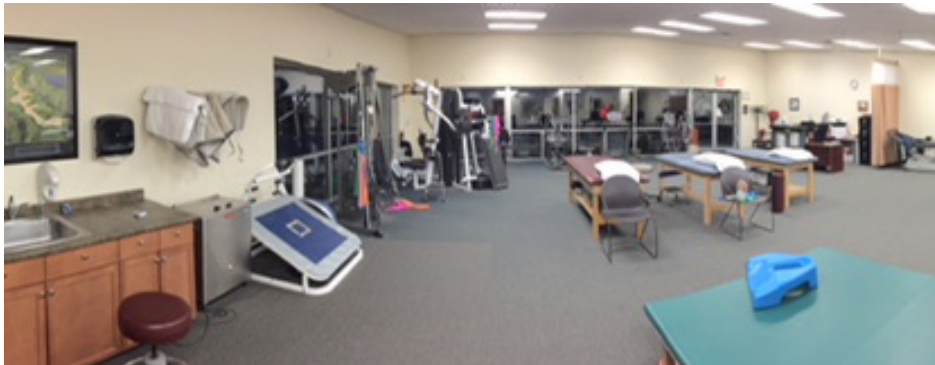
Please **Lisa Meszler Lyon, Agent**

Contact: 610 332 9900 • llyon@alt-realty.net



559 MAIN STREET, SUITE 300 • BETHLEHEM, PA 18018 • ALT-REALTY.NET

COMMERCIAL



100 Tomahawk Drive is conveniently located right off of Route 222 and is just minutes from downtown Kutztown. Current lease rate is \$1998.44. Tenant has one more 2 year renewable term starting Oct 1, 2021 at which time rent will increase to \$2038.40

This property is a corner condo unit with 10 dedicated parking spots. A new Rutters and Wawa are being built around the corner. Kutztown is a borough in Berks County, Pennsylvania, United States, 18 miles southwest of Allentown and 17 miles northeast of Reading. As of the 2010 census, the borough had a population of 5,012. Kutztown University is located just outside the borough limits to the southwest.

New Installments: New hot water heater. (1/2021)

Horse Hitching post installed in parking lot. (Summer of 2020)

FEATURES

Price	\$198,989
Building Type	Class B Office
Year Built	2007
RBA	1,844 SF
Floors	1
Typical Floor	1,844 SF

LANDLORD PAYS

Taxes	\$7838.32
Insurance	\$1500/year
CAM	\$300/mo

