

Bridge Business Center

310 George Patterson Boulevard

Bristol, Pennsylvania 19007

1,000 – 14,964 s.f. suites available totaling 39,543 s.f. Building signage available !!



Property highlights

- Part of a 30 Acre campus comprised of 300,000 sf of lab/R&D, pilot plant manufacturing, office and administrative offices
- A/C Manufacturing space, cGMP warehouse, laboratory, flex and office
- Infrastructure Ready: Heavy power, water, natural gas and chemical sewer service
- Designated Keystone Innovation Zone and LERTA District
- Convenient Access to I-95, I-295, PA Turnpike, NJ Turnpike and Burlington-Bristol Bridge
- Existing tenants include Green Jobs Academy and Dow Chemical
- Onsite facilities manager
- **Office/Lab/R&D** space: 1,000-14,964 s.f. suites available totaling 34,479 s.f.
 - Asking rate: \$14.50/rsf plus utilities
- **Flex** space: 5,064 s.f. available with ceiling height up to 30 ft.
 - Asking rate: \$5.00/rsf plus NNN

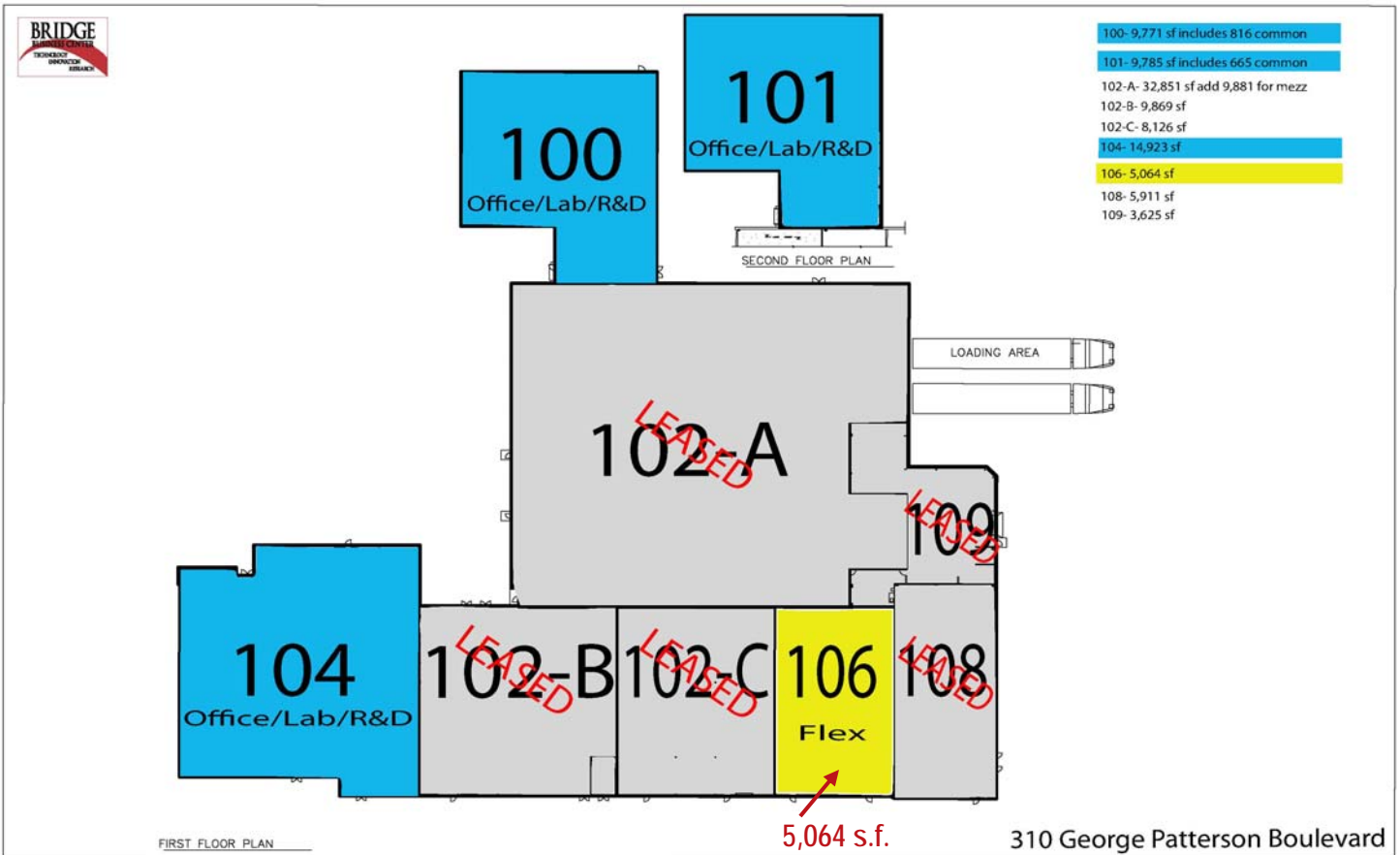
Expressions of interest

Tom Weitzel
+1 215 399 1840

Kim Meincke
+1 610 263 5814

Scott Dunwoody
+1 215 399 1826

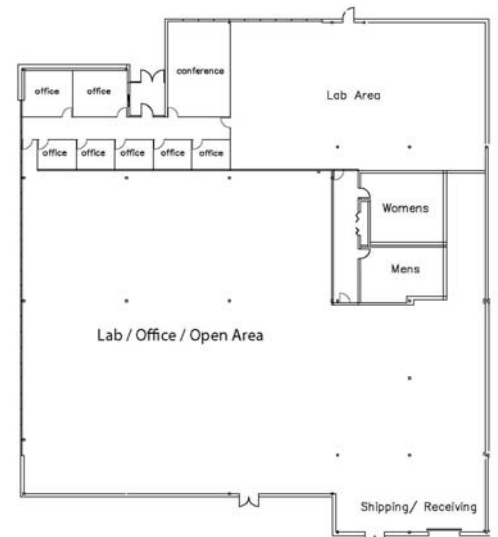
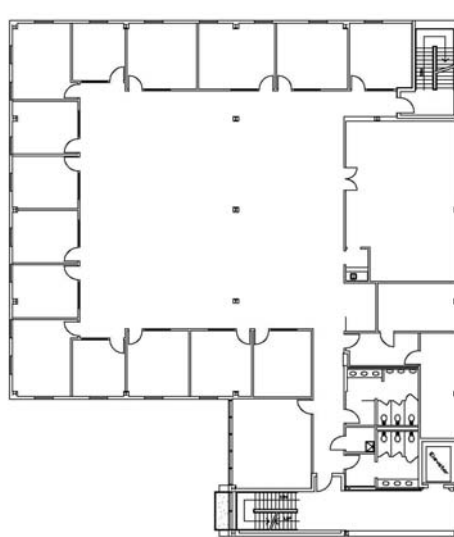
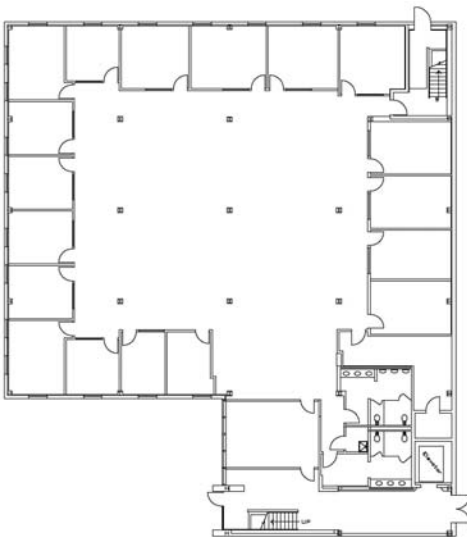
Floor Plans for 310 George Patterson Boulevard



Suite 100: 1st Floor 9,771 s.f.

Suite 101: 2nd Floor 9,785 s.f.

Suite 104: 14,923 s.f. will demise



****Proposed floor plans; subject to change based upon Tenant's requirements****

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