

WAREHOUSE SPACE FOR LEASE

# 101 TECHNOLOGY DRIVE

RIDC PARKWAY WEST  
PITTSBURGH, PA 15275 • FINDLAY TOWNSHIP • ALLEGHENY COUNTY



**16,727 SF<sub>±</sub> AVAILABLE FOR LEASE**



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## PROPERTY OVERVIEW

Total Building Size:	16,727 SF±
Land Area:	9.3 Acres±
Parking Spaces:	34
Column Spacing:	25' x 25'
Ceiling Height:	Rear Portion: 18'. Front Portion: 12'
Loading Dock:	1
Drive-In Door:	1
HVAC:	Two 5-ton units
Electricity:	1200 amp, 480-volt, 3-phase/4 wire
Generator:	Natural Gas, entire building
Windows:	Double glass with aluminum frame
Water & Sewer:	Findlay Township
Fire Sprinkler:	Wet System
Zoning:	Business Park



## 2017 WAREHOUSE BUILDING PROPERTY TAXES

Findlay Township: \$ 1,310.40

School (West Allegheny) \$15,151.50

Allegheny County: \$ 3,873.87

**TOTAL: \$20,335.77 (\$1.22 PSF)**







**LOCATION**

- 22 minutes / 13.7 miles from downtown Pittsburgh via I-376
  - 11 minutes / 6.1 miles from the Pittsburgh International Airport
- Drive times/distance are approximate.*

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