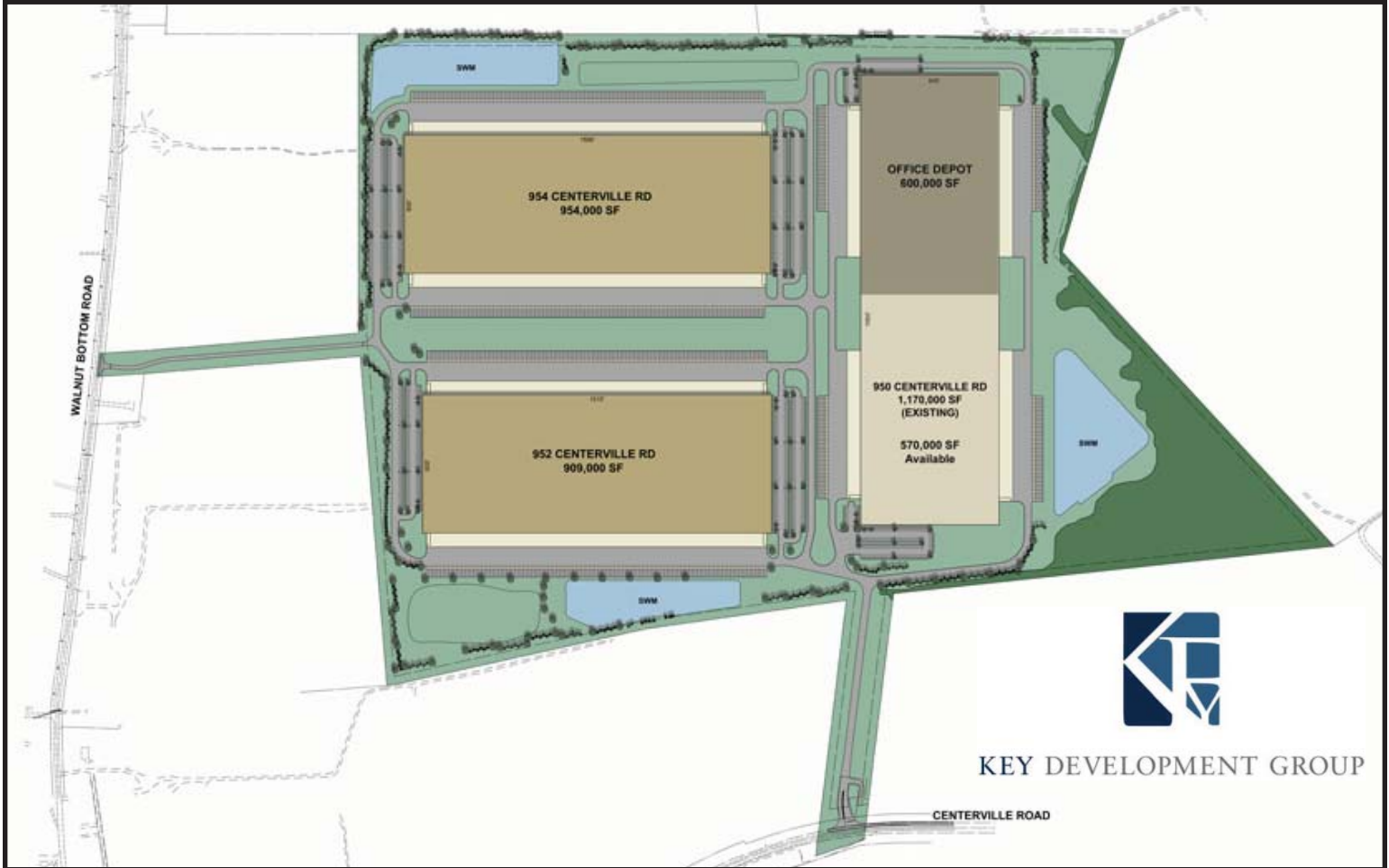




# KEY LOGISTICS PARK

952 & 954 CENTERVILLE ROAD :: NEWVILLE, PENNSYLVANIA



KEY DEVELOPMENT GROUP

Key Logistics Park is situated along the sought-after Interstate 81 Corridor in Cumberland County; offering convenient, congestion-free access to the highway. When completed, this park will be home to over 3 million square feet of Class A industrial space.

For additional information, please visit the website:

[www.cbre.com/klpphase2](http://www.cbre.com/klpphase2)



**FOR MORE  
INFORMATION  
PLEASE  
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Licensed Real Estate Broker



## FOR SALE & LEASE

952 CENTERVILLE ROAD, NEWVILLE, PA

**SIZE:** 900,000 SF (600' x 1500')

**CLEAR HEIGHT:** 32'

**LOADING:** 144 dock doors (9' x 10')  
4 drive-in doors (12' x 14')

**BAYS:** 50' x 53'4" interior bays  
50' x 60' dock side staging bays

**PARKING:** 374 car spaces  
246 trailer spaces

**SPRINKLERS:** ESFR

**RATE:** \$4.00/SF Lease  
\$10.50/SF Sale

Additional 954,000 SF pad site available at 954 Centerville Road

## LOCATION

INTERSTATE 81 CORRIDOR IN CUMBERLAND COUNTY



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# KEY LOGISTICS PARK

## BUILDING FEATURES

- :: 7" concrete floor slab, 4000 psi
- :: Structural steel frame, with insulated pre-cast concrete Construction
- :: 45 mil fully-adhered TPO roof system
- :: Roof-mounted air rotation units
- :: 4000 amp, 277/480 volt, 3-phase electric

## PARK BENEFITS

- :: Exit 37 off I-81 offers a convenient location with faster access to the highway
- :: Access 40 million people in 4.5 hours from I-81; PA's heaviest traveled transportation route
- :: Modern, functional cross/docked facility featuring pre-cast construction and 32' clear height



KEY DEVELOPMENT GROUP

**CBRE**  
CB RICHARD ELLIS