

WELSH VALLEY INDUSTRIAL CENTER  
108D PARK DRIVE  
MONTGOMERYVILLE, PA 18936



CREATING  
INCREDIBLE SPACES  
FOR INCREDIBLE  
COMPANIES



### THE PROPERTY

Conveniently located near Rt. 202, 309, 63, 463 and the PA Turnpike. Industrial space in the heart of Montgomery County

### PROPERTY FEATURES

- 16,800 SF section of 45,600 SF Building NO office buildout (all warehouse)
- 16' clear
- 3 Bathrooms
- EPDM Roof
- ESFR Sprinkler
- LED Motion Sensor Lighting
- 1 tailgate, 1 drive-in
- 200 Amps 120/208 Volts



171 Corporate Drive  
Montgomeryville, PA 18936  
www.nappen-associates.com

**Here To Address Your Needs!**

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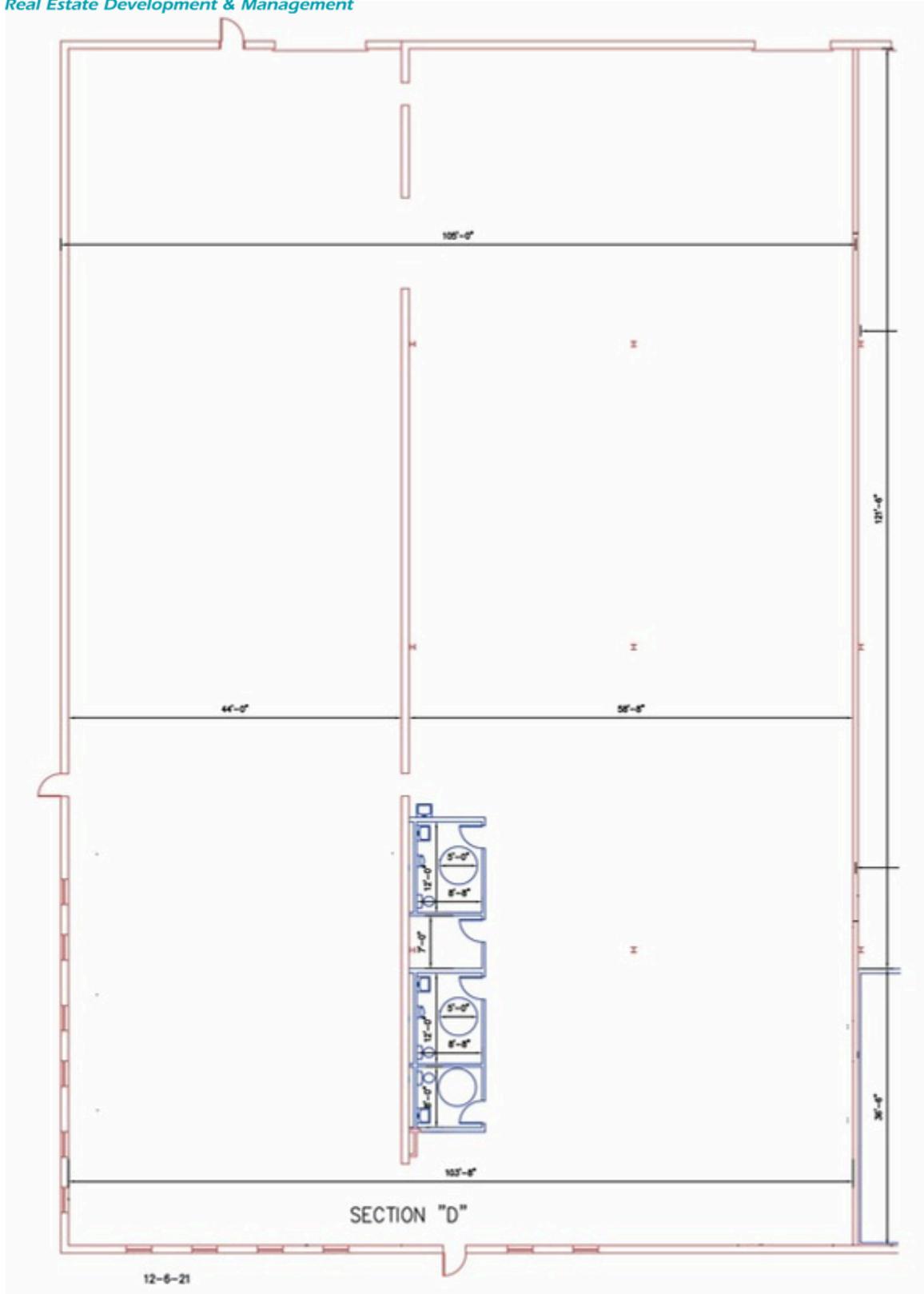
Wesley  
Nappen



Brandon  
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# FLOOR PLAN

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SCAN ME