

CAN DO Corporate Center

Site 7: Azalea Drive and Fox Run Road

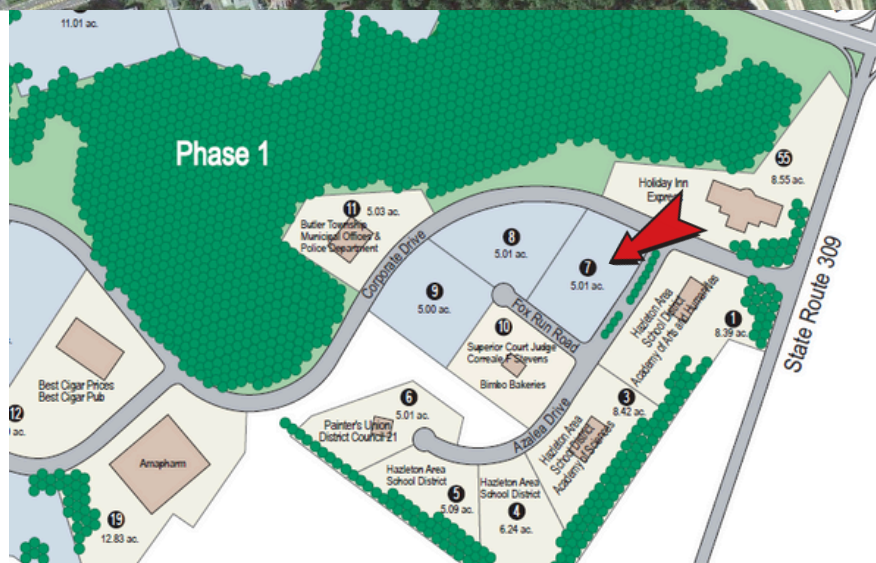
For Sale: 5.01 Acres



CAN DO Corporate Center

Industrial site suited for:

- Back Office
- Customer Support
- Corporate Headquarters

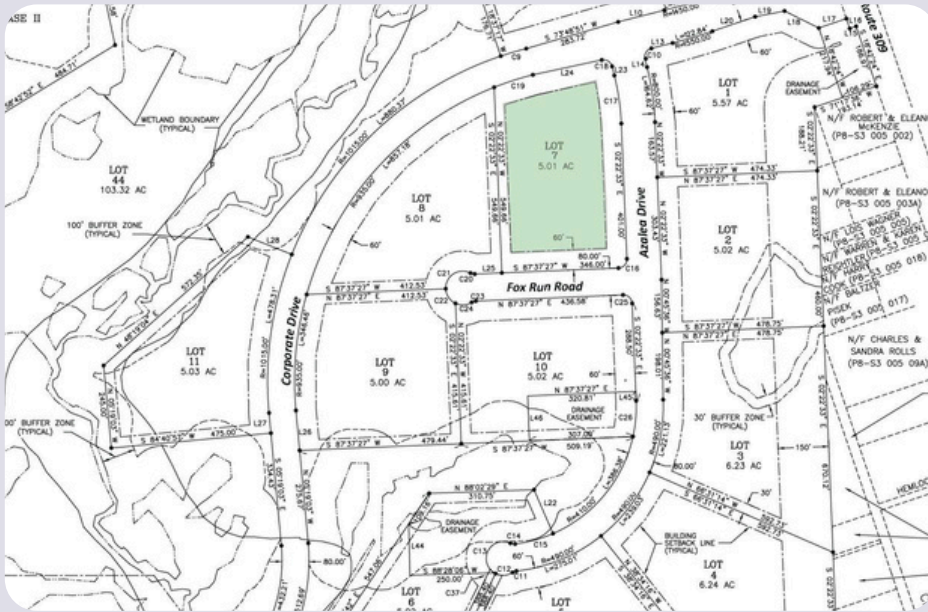


The CAN DO Corporate Center is located in Northeastern Pennsylvania adjacent to Interstate 80 and State Route 309. Just 2 miles to the junction of Interstates 80 & 81 and within a couple hours of New York & Philadelphia.



Site Details

Proposed Site Plan



Existing Utilities:

All utilities are to the property boundary.

Electric:

Natural Gas:

Water & Sewer:

Telecommunications:

PPL Electric Utilities

UGI Utilities

CAN DO, Inc.

Frontier Communications

- **Services Offered:**
 - All transport services including: Packet VX, Packet Optical, EIA/EVPL, 1B, PBX trunks, ISDN, PRI, Digital Centrex, ATM, Frame Relay, T-1 & T-3
- **Available Bandwidth:**
 - T-1, T-3, OC3, OC12, OC48 (per customers request)
 - Ethernet up to 1 Gig available early 2018
- **Type of Service:**
 - 95% aerial, 2% buried, & 3% conduit
 - Fiber and copper facilities serve this site
- **Closest CO:**
 - 3000' from digital remote and the distance to the rate center (co) is 9 miles

Proximity to Interstate:

Adjacent to Interstates 80 and PA State Route 309. Directly off Exit 262, about two miles from the junction of I-80 and I-81, and about 15 miles west of the Northeast Extension of the PA Turnpike

Current Owner:

CAN DO, Inc.

Previous Site Use:

Undeveloped

Site Acreage:

5.01 acres

Site Description:

Gentle in topography

Address:

Fox Run Road

Drums, PA 18222

Zoning:

Business Park

Business Park Neighbors:

Hazleton Area School District (Academy of Sciences & Arts & Humanities Academy), Amapharm, Best Cigar Prices, Best Cigar Pub, JPC Equestrian, Holiday Inn Express

Contact CAN DO for more information

One South Church Street, Suite 200 Hazleton, PA 18201 | (570) 455-1508 | (570) 454-7787 fax | hazletoncando.com