



## Budfield Street Professional Building

JOHNSTOWN, PA

Phone:  
814-535-8675

Picture Not Available

**ADDRESS:** Budfield Street  
Johnstown, PA 15904  
[\(Map\)](#)

**COUNTY:** Cambria

**BLDG. SIZE:** 10,858 Sq. Ft

**LOT SIZE:**

### Property Description

|                   |   |                   |                         |
|-------------------|---|-------------------|-------------------------|
| YEAR BUILT:       | 2008  | RAIL:             | None                    |
| QUALITY:          | Excellent - New Construction                  | GAS:              | Dominion Peoples        |
| OFFICE SQ.FT.:    | 10,858 sq. ft.<br>8,120 sq. ft. - AVAILABLE   | WATER:            | Highland Sewer & Water  |
| ROOF:             | Not provided                                  | SEWER:            | Highland Sewer & Water  |
| FLOORS:           | Not provided                                  | POWER:            | Penelec                 |
| WALLS:            | Tenants to do build outs                      | HEAT:             | Tenant to do build outs |
| CEILING:          | Tenants to do build outs                      | AIR CONDITIONING: | Tenant to do build outs |
| ELEVATOR:         | No  | MISCELLANEOUS:    |                         |
| CRANES:           | No  | ZONING:           | Commercial              |
| LOADING DOCKS:    | No  | PARKING:          | Available               |
| MAJOR HIGHWAYS:   | Rt. 219, Rt. 56 - 1 mile<br>Rt. 22 - 15 miles | LAST USE:         |                         |
| AIRPORT DISTANCE: | 3 miles - Johnstown                           | EXTRAS:           |                         |

### Listing Information

|                |  |                   |               |
|----------------|--|-------------------|---------------|
| Asking Price:  |  | Possession:       | December 2008 |
| Price per SF:  | \$10.50 sq. ft.  | Pricing Comments: |               |
| Listing Agent: | Doug Oakley - 814.243.6951 or David Murphy -814.266.9660 |                   |               |

**Johnstown Area Regional Industries \* 245 Market Street, Suite 200 \* Johnstown, PA 15901**  
**Phone: 814-535-8675 Fax: 814-535-8677 Web Address: www.jari.com**

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**Comments:**

We are now offering to lease, as 1 unit is already leased - (2) 2,685 sq. ft. units available which could be subdivided; (1) 2,750 sq. ft. unit. All new construction with a shell for tenant to do their own improvements. Floors will be done as wood over truss.