

FOR LEASE > OFFICE SPACE

# 4736 Penn Avenue

PITTSBURGH, PA 15223

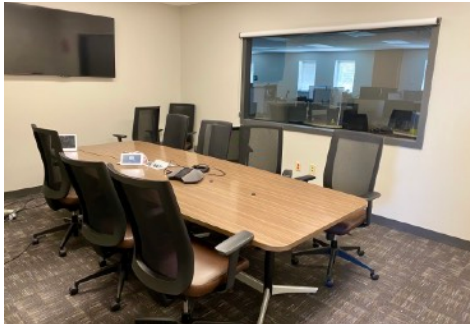


## Property Highlights

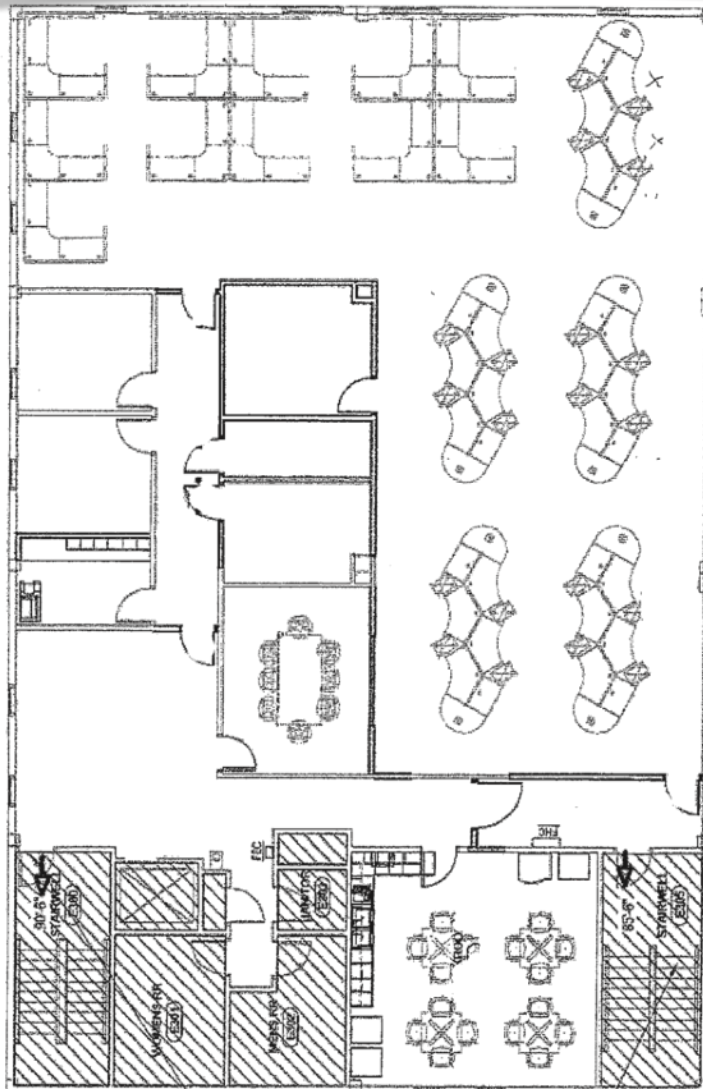
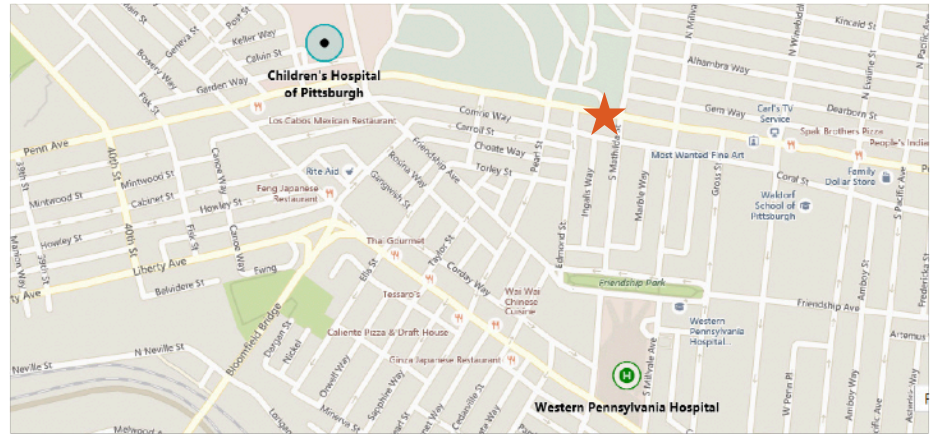
- 6,050 RSF on 3rd floor - Full floor opportunity
- Space available November 1st (Can be available immediately)
- Aggressive lease rates
- Secured elevator and floor access ( High Security )
- Video Security Surveillance
- On-site parking ( 20 Spaces allocated )
- Prominent address signage, Located at signalized intersection
- Conference Rooms, Lunch area tables and Kitchen
- Located within blocks of UPMC Children's Hospital and West Penn Hospital
- Located on Bus Route 88 with stop at the building
- Data Center Space Available for rent on 1st floor
- Building generator ( High Availability )
- Crown Castle, DQE, and Verizon Fiber on Premise (Diverse Paths)

DLZ Associates LP  
4736 Penn Avenue  
Pittsburgh, PA 15224

Stephen Zelenko  
Cell: 412-519-3323  
Email: stephen@aspstation.net



This space is ready to move in. The majority of the furniture is available. All of the island workstations are on a generator and 80kva UPS system. High speed internet and VOIP phone services available in the building and ready to go. Don't let this space get away. Call today!



**6,050 RSF AVAILABLE**

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