



REGIONAL INDUSTRIAL DEVELOPMENT CORPORATION



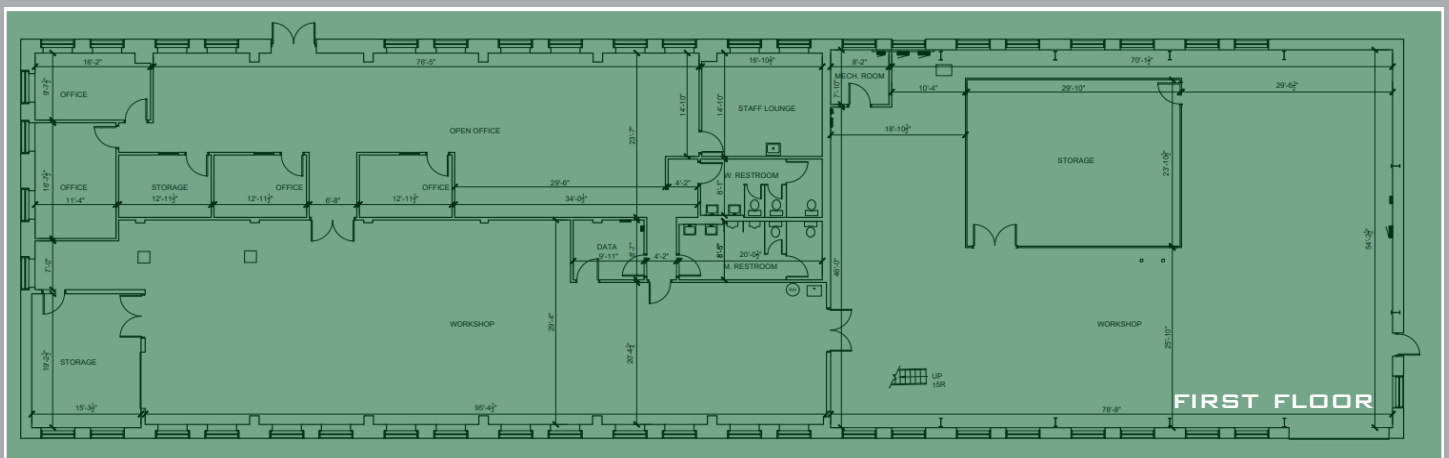
30 S LINDEN ST. DUQUESNE, PA 15110

ROLL SHOP

 **RIDC**  
CITY CENTER OF DUQUESNE

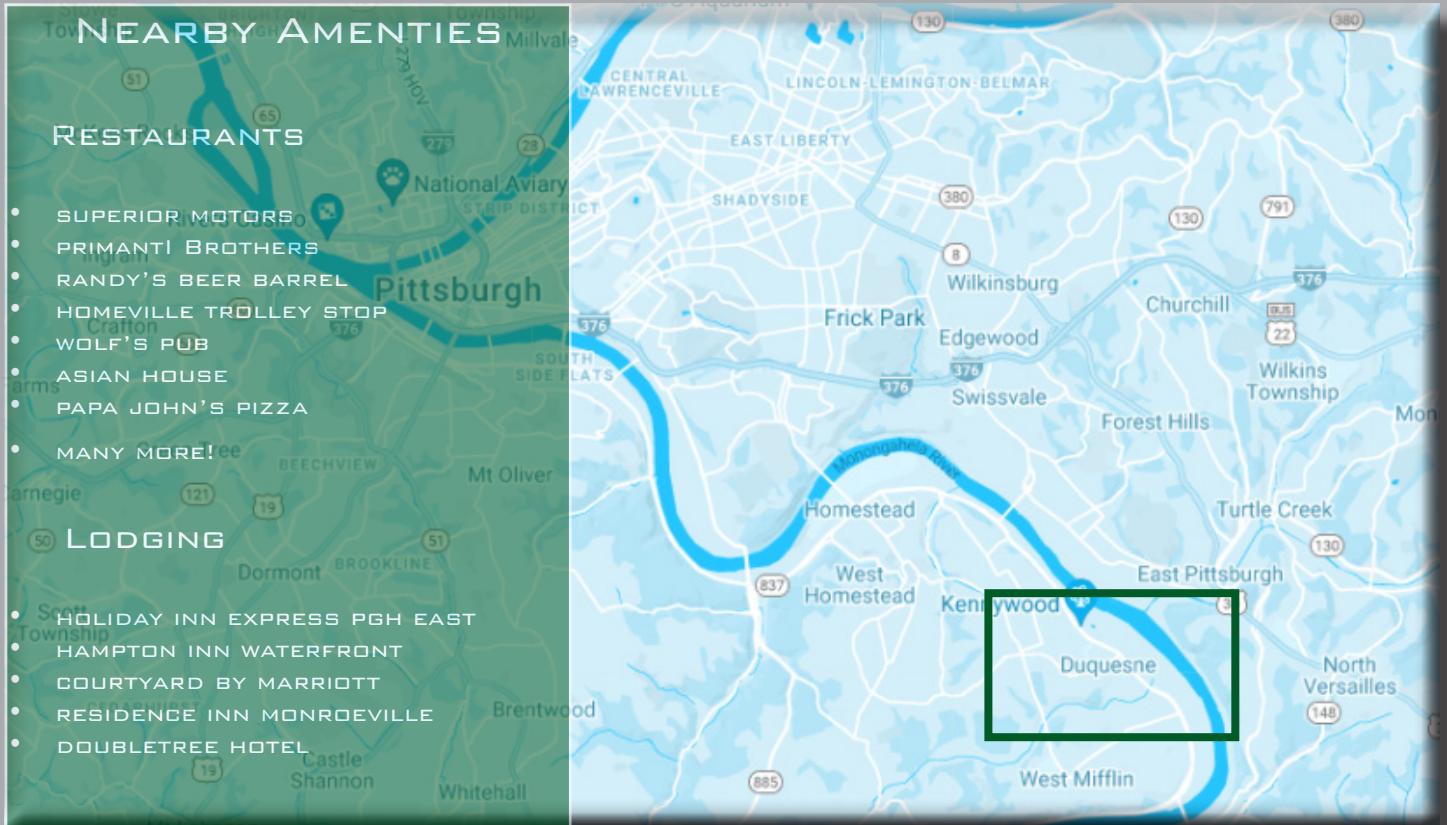
FLEX SPACE AVAILABLE NOW

- 10,838 SQUARE FEET (APPROX.)
- MANUFACTURING/WAREHOUSE 7,238 SQUARE FEET (APPROX.)
- OFFICE 3,600 SQUARE FEET (APPROX.)
- 5 PRIVATE OFFICES
- OPEN WORK AREA
- RESTROOMS IN SPACE
- 5:1000 PARKING
- ACCESS TO PA-837, 376 EAST
- LARGE MEZZANINE SPACE
- DOUBLE HEIGHT HIGH-BAY
- KITCHENETTE/BREAKROOM

Three photographs showing the interior of the facility. The top right photo shows a modern office hallway with glass-walled rooms and a reception area. The middle photo shows a large, open warehouse space with a high ceiling and a mezzanine level. The bottom right photo shows a close-up of the mezzanine level, highlighting the double-height high-bay structure and the kitchenette/breakroom area.



## THE LOCATION



## LANDLORD SPOTLIGHT

RIDC IS A NONPROFIT ORGANIZATION FOUNDED BY AND FOR THE PITTSBURGH REGION. WE TRACE OUR HISTORY BACK MORE THAN 60 YEARS, TO A TIME WHEN LEADERS IN THE REGION ENVISIONED A ENTITY DEDICATED TO DEVELOPING PROPERTIES THAT WOULD SUPPORT OUR INDUSTRIAL BASE, CREATE JOBS, AND GROW OUR ECONOMY. RIDC WENT ON TO PIONEER THE REGION'S FIRST INDUSTRIAL PARKS, AND WHEN THE STEEL INDUSTRY DECLINED, WE CONTINUED TO SUPPORT THE REGION BY TAKING ON THOSE ABANDONED INDUSTRIAL SITES, ATTRACTING NEW TECHNOLOGY-BASED COMPANIES AND RETURNING THOSE PROPERTIES BACK ON TO THE TAX ROLLS.

TODAY, WE ARE STILL DEDICATED TO CATALYZING ECONOMIC GROWTH IN SOUTHWESTERN PENNSYLVANIA THROUGH REAL ESTATE DEVELOPMENT THAT CAPTURES GROWTH OPPORTUNITIES ACROSS DIVERSE INDUSTRY SECTORS AND FOSTERS INCLUSIVE HIGH-QUALITY JOB CREATION. FROM THE PITTSBURGH TECHNOLOGY CENTER TO THE SUSTAINABLE MILL 19, RIDC HAS BEEN ON THE FOREFRONT OF PROVIDING SPACES FOR THE GROWTH OF TECHNOLOGY AND INNOVATION WITHIN THE SOUTHWESTERN PA REGION. WE VIEW RIDC'S SUCCESS AS PART OF A LARGER VISION FOR OUR REGION; OUR DECISIONS ARE MOTIVATED BY THE ECONOMIC DEVELOPMENT POTENTIAL OF OUR PROJECTS AND THE ABILITY OF OUR FACILITIES AND OUR TENANTS TO IMPACT THE OVERALL COMMUNITY.



# RIDC

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## CITY CENTER OF DUQUESNE

### LEASING CONTACT

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