

# FOCUS ON COMMERCIAL & INDUSTRIAL REAL ESTATE

## J.M. Basile & Associates, Inc.

### **Serving the Greater Chester, Delaware, and Montgomery County areas**

J.M. Basile & Associates, Inc., Commercial & Industrial Realtors serve the Greater Chester, Delaware, and Montgomery County areas, and are strategically located in King of Prussia.

Experienced, professional, locally oriented and knowledgeable, we specialize in sales, leasing, and management of office, commercial and industrial properties.

We are efficient and aggressive with a reputation of being result-oriented. We take pride in the satisfaction of our clients and in providing the highest degree of service, competency and knowledge of the Real Estate industry, and of the communities served.

For additional information, please contact Suzanne L. Basile, CCIM, Broker at Office: 610.768.4000; Cell: 610.613.4004; Email: sbasile@jmbasile.com. J.M. Basile & Associates, Inc. is located at: 1000 Valley Forge Circle, Suite 119, King Of Prussia, PA 19406.

Our Clients expect a **great deal** from us ...  
We make sure they get it.



COMMERCIAL & INDUSTRIAL REALTORS

**(610) 768-4000**

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**www.jmbasile.com**

## Destination Realty LLC of Greater Reading and Berks County

Sean Moretti, REALTOR and Broker/Owner, started Destination Realty, LLC in 2011 to provide professional real estate services in Greater Reading and Berks County with a focus on property management, commercial and investment property sales, and leasing in downtown Reading.

Moretti says, "The real estate business is uniquely positioned to add value to our

community by connecting investors with properties and introducing them to qualified contractors and community leaders." "We help navigate City Hall and work closely with organizations like Greater Reading Chamber Alliance, Berks County Community Foundation, and Berks Alliance. We facilitate introducing new businesses to these groups, which are filled

with people who are dedicated to the community, and able to add value to the entrepreneur — both themselves, and through their networks, which results in new relationships and growth in our town."

What's new in Reading? Micro leasing and modern apartments! Recently, a number of excellent co-working/single office suites have come available, some with shared conference rooms and impressive common spaces. These co-workspace rentals are perfect for the transition out of the home-office...allowing workers to keep safe while adding value with all-inclusive leases! An added bonus is the availability to network with like-minded entrepreneurs with convenient access to all the amenities that downtown offers.

Up-scale apartments being added in West Reading and Wyomissing has led to an increased demand for modern, market rate apartments in downtown Reading. There are several large projects of that nature in the works now. This exciting development has the potential to increase foot traffic and draw new retailers to the



Sean Moretti

city to serve these new residences. We believe that a tipping point in the development of this type of living space is just around the corner and that Greater Reading and Berks County is poised to facilitate these projects and benefit from the increase in demand for Reading City real estate.

For additional information, please contact Sean H. Moretti, Realtor, Broker Owner, Destination Realty, LLC, Commercial Real Estate at 610.743.3310; email seanmoretti@gmail.com; and visit www.destinationrealtypa.com.

## **BRODE & BROOKS<sup>Inc.</sup>**

**215.679.4200**

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**REALTORS**

brodeandbrooks.com



Join the thriving Main Street Hellertown business community. This 8,000 SF building features 1,600 SF of fully renovated retail space, 4,000 SF of storage and a 3 bedroom 2 bath apartment. **\$575,000. Call Ed Brooks**



Investment Opportunity for this multi-tenant industrial building in Boyertown. 26,000 SF two story brick and block building with base rent of \$63,381. Tenants pay "nets" in addition to base rent. Building underwent substantial renovations in 2017. **\$695,000. Call Ed Brooks**



Route 29, Hereford - Perfect for an automotive shop! This 11,000 SF building offers 16 drive in doors. In addition there is a 10,000 SF showroom building that is rented at \$4,000 per month! 4+ acres zoned MU. **\$990,000. Call Stan or Steve Rothenberger**

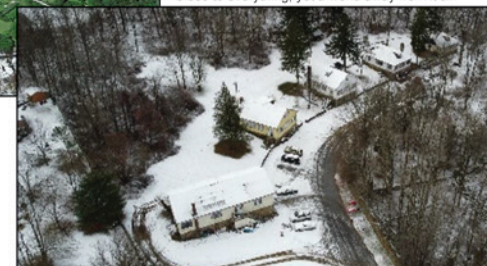


Lahaska - This property fronts on Route 202 and is adjacent to Peddler's Village. Circa 1820's classic 3 story building featuring 3,622 SF of space on a half acre lot with parking! Perfect for any retail business or professional use. **\$679,000. Call Ed Brooks**



### **Development Opportunity / Multi-family Investment \$895,000**

- Five buildings with 9 rental units.
- Projected gross income \$97,000.
- 16+ Acres, possible subdivision.
- Small stream with some wet lands.
- Ruscombmanor Twp, Berks County, PA.
- R1 Zoning, permits horses, single family homes, private parks, more by special exception.
- 2 hr drive to NYC, 2.45 hrs to Washington DC.
- Close to everything, yet a world away from it all!



**Destination REALTY LLC**

Destination Realty, LLC Sean H. Moretti, REALTOR, Broker Owner  
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