

128 S. Main Street / Spring Grove, PA 17362

10 UNITS + COMMERCIAL SPACE AVAILABLE

AVAILABLE FOR SALE

Property Overview

The former Spring Grove Hotel was a bar/restaurant on the first floor with 10 residential rental units, and off-street parking for approximately eight vehicles. The bar/restaurant is now closed and available to rent. Some kitchen equipment is included in the sale. The first floor has Gas FHA and CAC. The second and third floor are residential rental units. There are 9-1BR units and 1 efficiency apartment. The landlord pays for all utilities. The second floor has heat only. The roof was replaced in 2017.

The real estate taxes are \$7,657 per year. The list price is \$990,000

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	11,838	27,546	46,625
TOTAL EMPLOYEES	1,664	4,833	17,501
AVERAGE HHI	\$90,566	\$90,915	\$89,948
TOTAL HOUSEHOLDS	4,564	10,612	18,131

TRAFFIC COUNTS: MAIN STREET - ±13,000 VPD



Robert Behler

For Sale Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

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COMMERCIAL BROKERAGE. *Redefined.*

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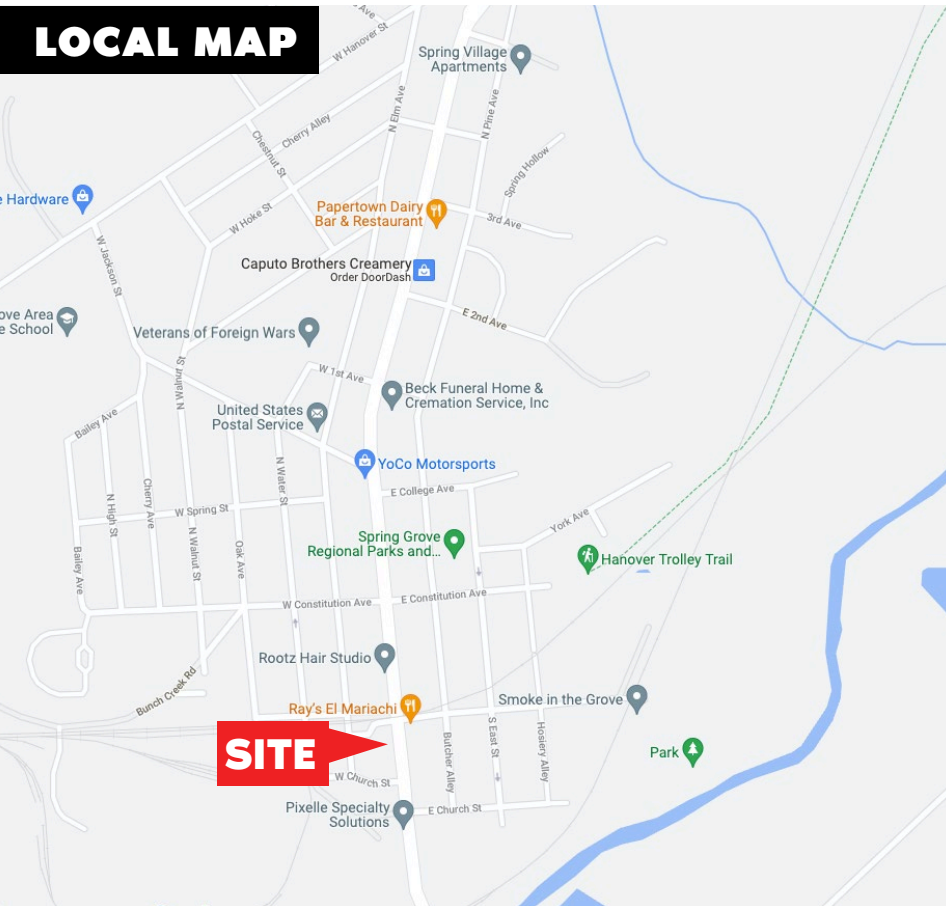
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Location

The property is located in Spring Grove, York County, PA. The primary route running through town is Route 116/Main Street. The property is located on Main Street. Spring Grove is located just west of York and east of Hanover. Surrounding uses include residential and Pixelle (former PH Glatfelter).

LOCAL MAP



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MARKET AERIAL



Bennett Williams

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West Chester, PA 19380

LANCASTER OFFICE:

150 Farmington Lane, Suite 201
Lancaster, PA 17601

WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310
Williamsport, PA 17701

NEW JERSEY OFFICE:

236 E. Route 38, Suite 130
Moorestown, NJ 08057

LISTING AGENT:



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CONTACT US

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