

FOR SALE

630

**FITZWATERTOWN RD
WILLOW GROVE, PA**



**OFFICE/MEDICAL
BUILDING**

**Sale Price:
\$2,100,000**



M.S. Fox Real Estate Group
www.msfoxrealestate.com
215-568-8000

Area Map

[Click for Property Website](#)



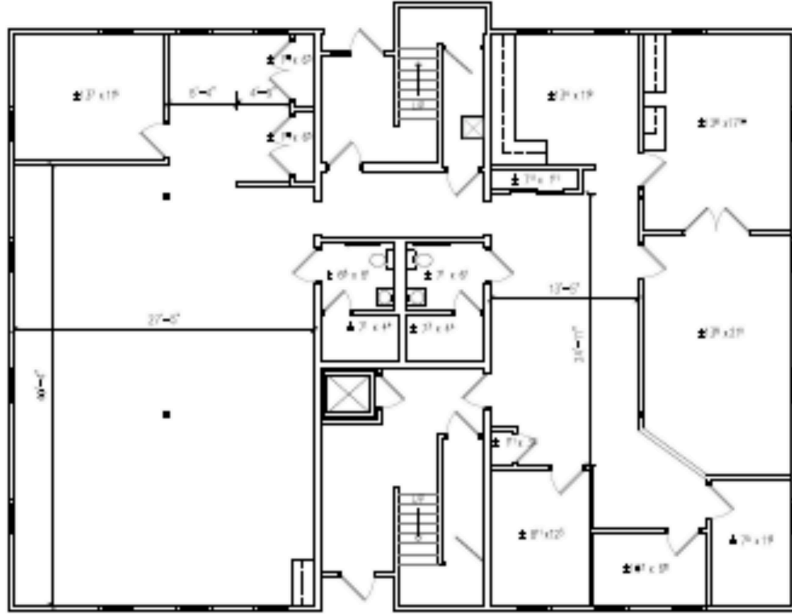
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BUILDING B 1ST FLOOR PLAN

1,650-3,300SF



630 FITZWATERTOWN RD

PROPERTY DESCRIPTION

Introducing a premier 15,000sf office building available for sale. The site includes two, two-story office buildings each comprising of 6,600 square feet of rentable space. Each floor can be subdivided into 1,650sf suites. The property is conveniently located less than half a mile north on York Road to the Willow Grove Interchange of the PA Turnpike. It has immediate access to SEPTA Route 55 bus stop for commuter access.

The building features off-street parking for 45 vehicles, catering to a diverse range of medical and office tenants. Positioned among numerous retail and dining options, this location offers both convenience and visibility, making it an ideal choice for businesses looking to enhance their presence in a dynamic area.

- **Site:** 2 Acres
- Pylon Signage
- Plenty of Natural Light
- Ideal for Office and Medical User
- Directly across from Regency Square Retail Center: Staples, Fine Wines & Good Spirits, Dunkin Donuts, Ooka Sushi, Bonefish Grill, Domino Pizza and more



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