

### EXECUTIVE SUMMARY



#### OFFERING SUMMARY

Sale Price:	\$675,000
Building Size:	7,500 SF
Municipality:	Lemoyne Borough
County:	Cumberland
Renovated:	2012
Lot Size:	0.24 Acres
Power:	3 Phase
Zoning:	Commercial General
Taxes:	\$2,820 (2022)

#### PROPERTY OVERVIEW

Rare opportunity to purchase a 7,500 SF stand alone Industrial/Flex property located in Lemoyne Borough. (4) Drive In Doors and adjacent parking. Commercial General zoning allows for a multitude of business operations including industrial equipment sales, repair services, retail, professional office and general contracting. Easy access to I-83, I-81/I-78 and the PA Turnpike. Great location along West Shore's "Contractor Row".

#### PROPERTY HIGHLIGHTS

- New light fixtures (2021)
- New roof (2020)
- Drive-In Doors: (4) 12'x10'
- Abundant on-site parking
- Showings by appointment only



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425 N. 21st Street, Suite 302, Camp Hill, PA 17011

# 670 Willow Street

## INDUSTRIAL PROPERTY FOR SALE

670 Willow Street Lemoyne, PA 17043

### ADDITIONAL PHOTOS



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### PROPERTY



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### CORPORATE NEIGHBORS



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