



JUST LISTED

810 DOWNINGTOWN PIKE

WEST CHESTER, PA 19380

REALTY**ONE**GROUP
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Property Highlights

- Less than 10 minutes from West Chester town center
- High street visibility
- provides excellent accessibility, with quick connections to major local routes and highways.
- Sitting on 2 +/- acres
- Ample parking for upper and lower level: 60+ spaces
- Large windows providing natural light
- Contains 6,974 +/- square feet of finished building area
 - Lower Level: various offices, two powder rooms and kitchenette
 - Upper Level: Various offices and three powder rooms
- Heating: Electric fired forced hot water (4) zones
- Air conditioning: Central
- Electrical: 400 amp 3 phase
- Concrete block foundation
- Brick exterior walls
- Roof: Asphalt shingle
- Walls: Drywall
- Ceilings: Acoustical Tiles
- Flooring: Carpet and laminate

SALE PRICE: \$1,400,000





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