

# 465

## RAILROAD AVENUE

CAMP HILL, PENNSYLVANIA

FOR LEASE

### HEAVY POWER CAPACITY



### MAKE-READY IMPROVEMENTS

EXTERIOR PAVING, RESKIN EXTERIOR WALLS  
WITH PAINTING THROUGHOUT, FLOOR REPAIRS,  
DOCK UPGRADES, AND LED LIGHTING

# ±397,042 SF

AVAILABLE



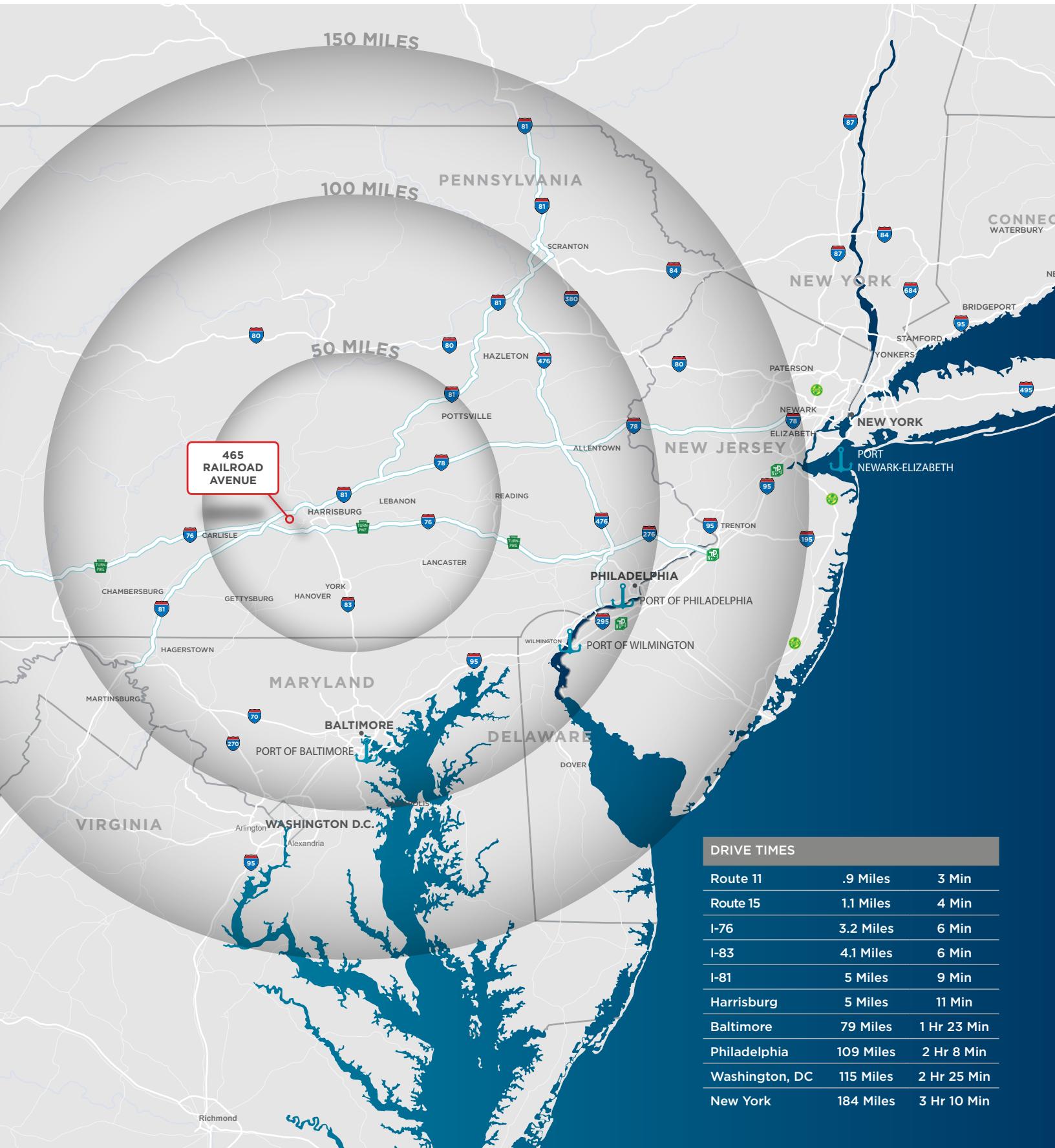
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## REGIONAL MAP

465 RAILROAD AVENUE  
CAMP HILL, PENNSYLVANIA





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## RAIL ACCESS CAPABILITIES via Norfolk Southern



**PRIME ACCESS** to Routes 11 & 15 and minutes from Interstates 81, 76 and 83.



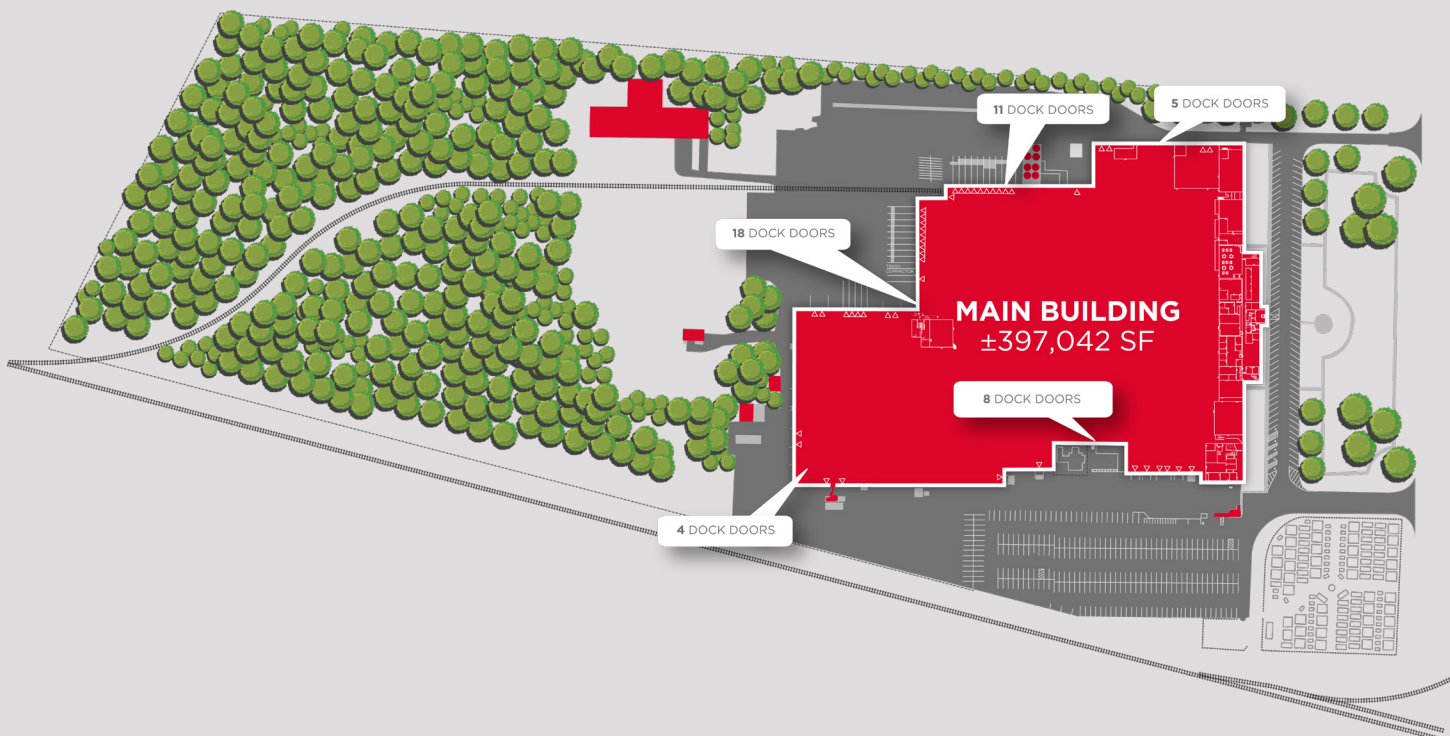
**CONVENIENTLY LOCATED** within a 3-hour truck drive to major cities including New York, Philadelphia, Baltimore and Washington, D.C.





# BUILDING SPECS

FOR LEASE



**±397,042** SQUARE FEET

**±46** DOCK DOORS

**26'** CLEAR HEIGHT

**±390** AUTO SPACES

AVAILABLE AREA	±397,042 SF	RAIL CAPABILITIES	VIA NORFOLK SOUTHERN
MANUFACTURING	340,502 SF	AUTO PARKING	±390
OFFICE	56,540 SF	FIRE PROTECTION	WET
YEAR BUILT	1953	ELECTRIC	16,000 AMP 227/480 VOLT
ACREAGE	44.16 ACRES	EMERGENCY POWER	CUMMINS 70 KW GENERATOR
COLUMN SPACING	66' X 74'	CLEAR HEIGHT	26'
DOCK DOORS	46 DOCK DOORS		

For More Information, Please Contact:

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