

West Shore Office Center

Class A Office

214 Senate Avenue, Camp Hill, PA 17011



Well Established Ownership and Professional Management



- 96,000 SF Class A Office
- 7-Stories with great views
- Impressive occupant profile
- On-Site Parking
- Recently completed lobby and restroom renovations
- High-Visibility from the Camp Hill Bypass
- Within proximity of many amenities



214 Senate Avenue

3

Suites Available

16,151

Total Rentable Square Feet Available

\$19.95

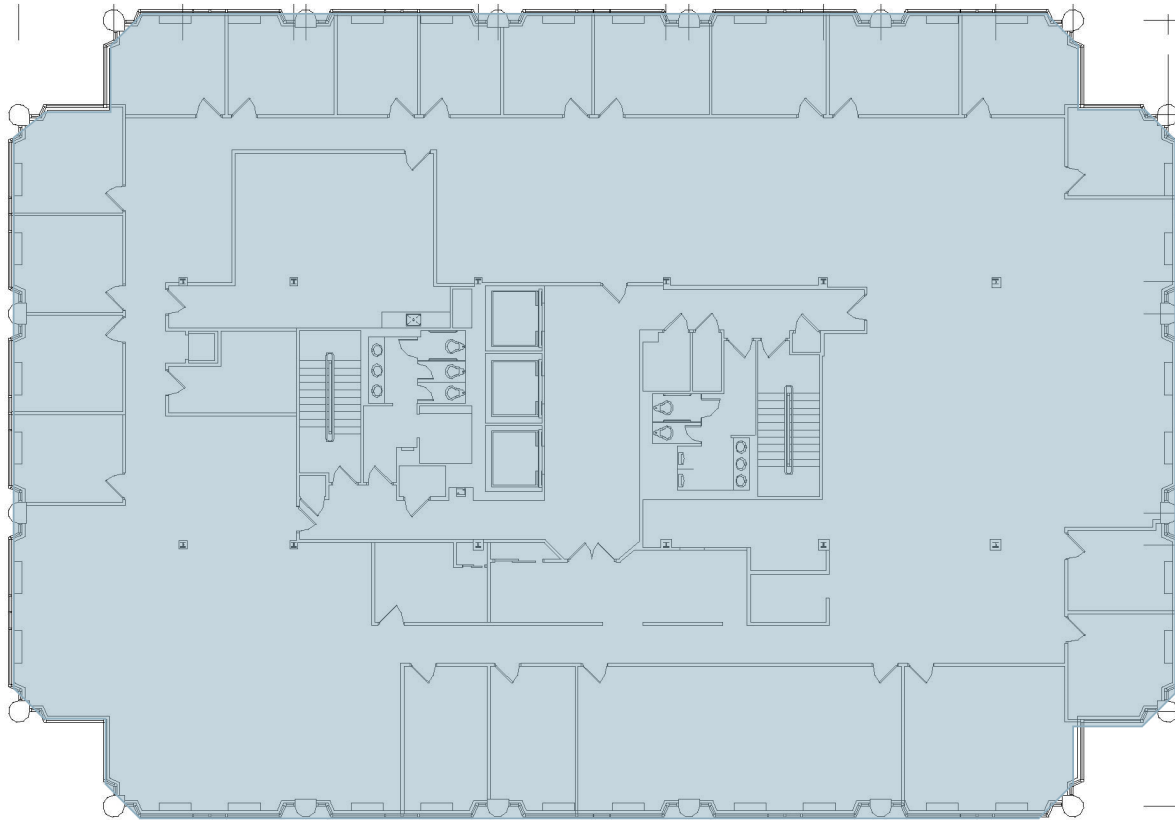
Per Square Foot Modified Gross Lease



The building benefits from its outstanding proximity to many of the area's major business hubs including downtown Harrisburg. The redevelopment of nearby Senate Plaza into the Camp Hill Commons provides outstanding amenities to the area's office occupiers. The new Camp Hill Commons is located less than a quarter mile from the property and is comprised of a variety of amenities including Sheetz, Starbucks, Tonino's Pizza, Hawaii Poke, First Watch, Comfort Suites, Great Clips, and Centre Pointe Apartments, just to name a few.

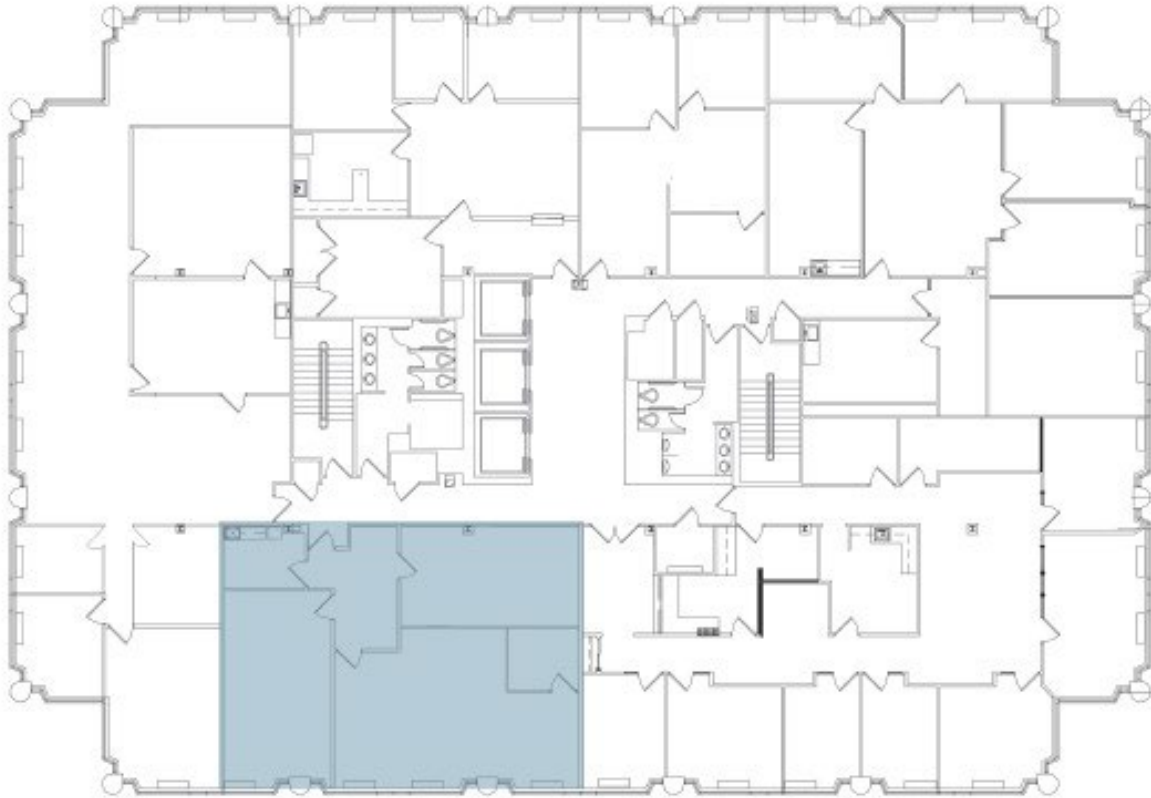
- + Ability to accommodate various sizes
- + Suites range from 735 SF to 13,696 SF in an array of sizes
 - Suite 200 | 13,646 SF
 - Suite 603 | 1,770 SF
 - Suite 606 | 735 SF
- + Great prominence along the Camp Hill Bypass
- + Exciting new development offering expanded amenities

Second Floor Availability – 13,646 SF

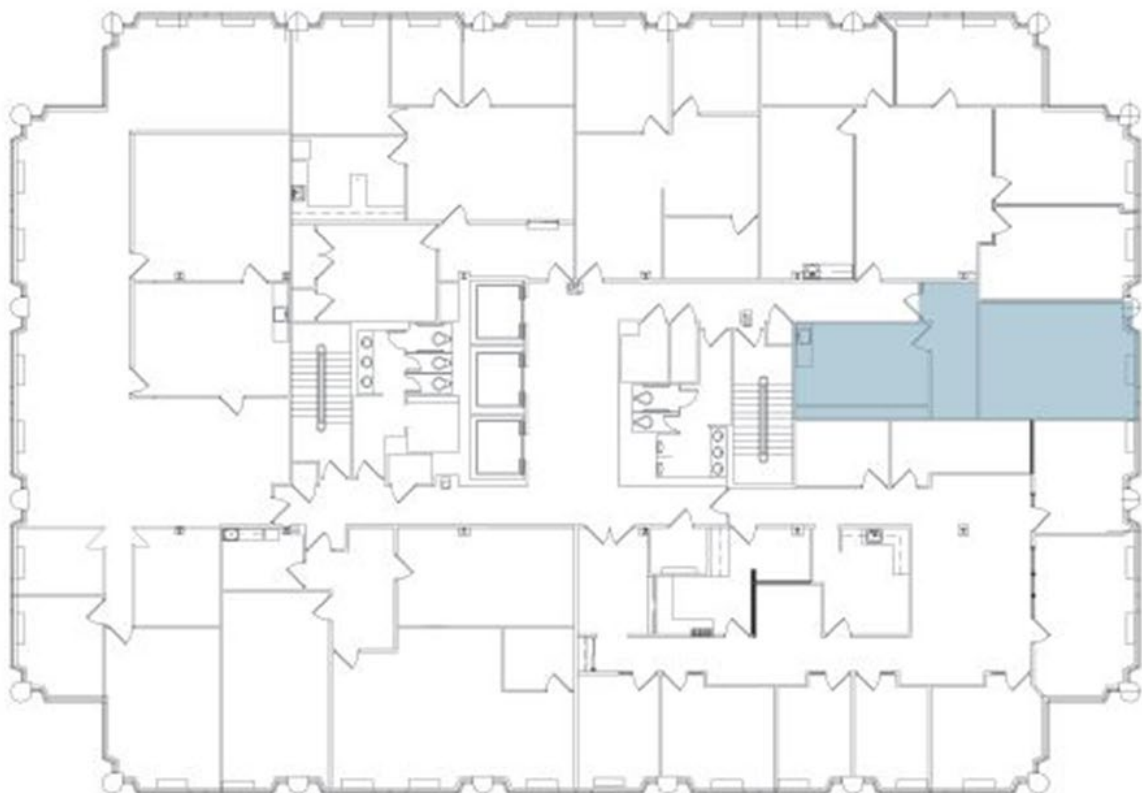


This space is capable of being demised into various achievable suite sizes.

Sixth Floor Availability, Suite 603 – 1,770 SF



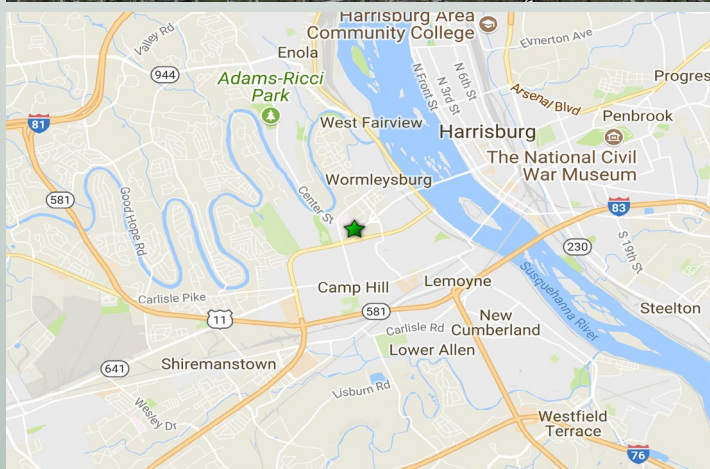
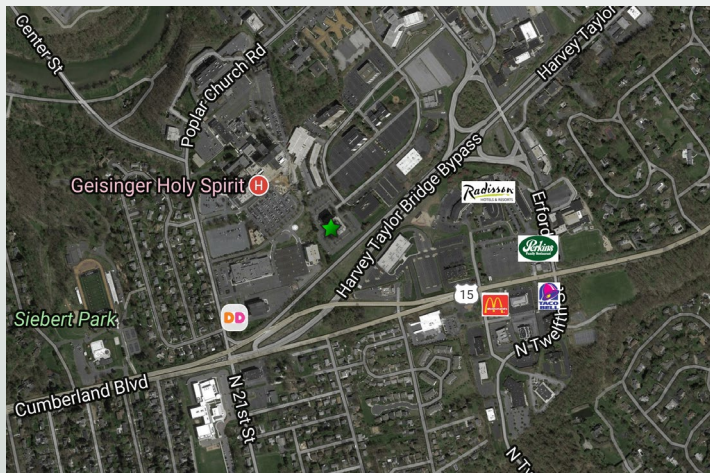
Sixth Floor Availability, Suite 606 – 735 SF



214 Senate Avenue

Property Location

Just minutes from Downtown
Harrisburg and Camp Hill Bypass



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