

CAPITAL HILL OFFICE PARK

NOW LEASING

One Williamsburg Place Warrendale PA 15086

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PROPERTY HIGHLIGHTS

FEATURES:

- Two-Story Colonial Style Professional Office Building
- Parking Ample parking in lots
- Within minutes of Route 79 North and Route

BUILDING SIZE:

15,754 Square Feet

AVAILABLE SPACE:

First Floor: Suite #110: 1,369 rsf

Suite #120: 647 rsf

Second Floor:

Suite #200: 2,183 rsf

Suite #230B: 392 rsf

Suite #260: 756 rsf

Lower Level: Suite G1: 1,479 rsf

> Suite G3: 652 rsf

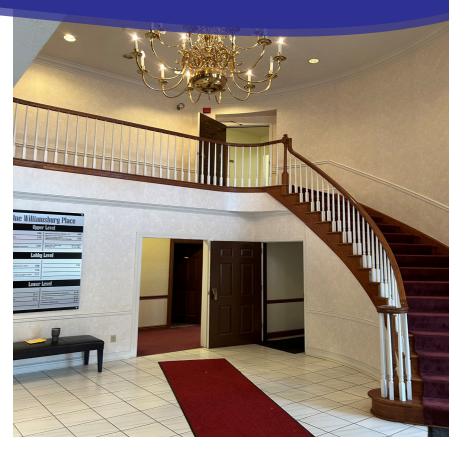
RENTAL RATE:

First/Second Floors:

\$18.00 psf (Full Service)

Lower Level:

\$12.00 psf (Full Service)





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LOCATION & DEMOGRAPHICS

DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
2023 Population	3,427	32,000	82,715
Median HH Income	\$131,600	\$128,860	\$121,631

