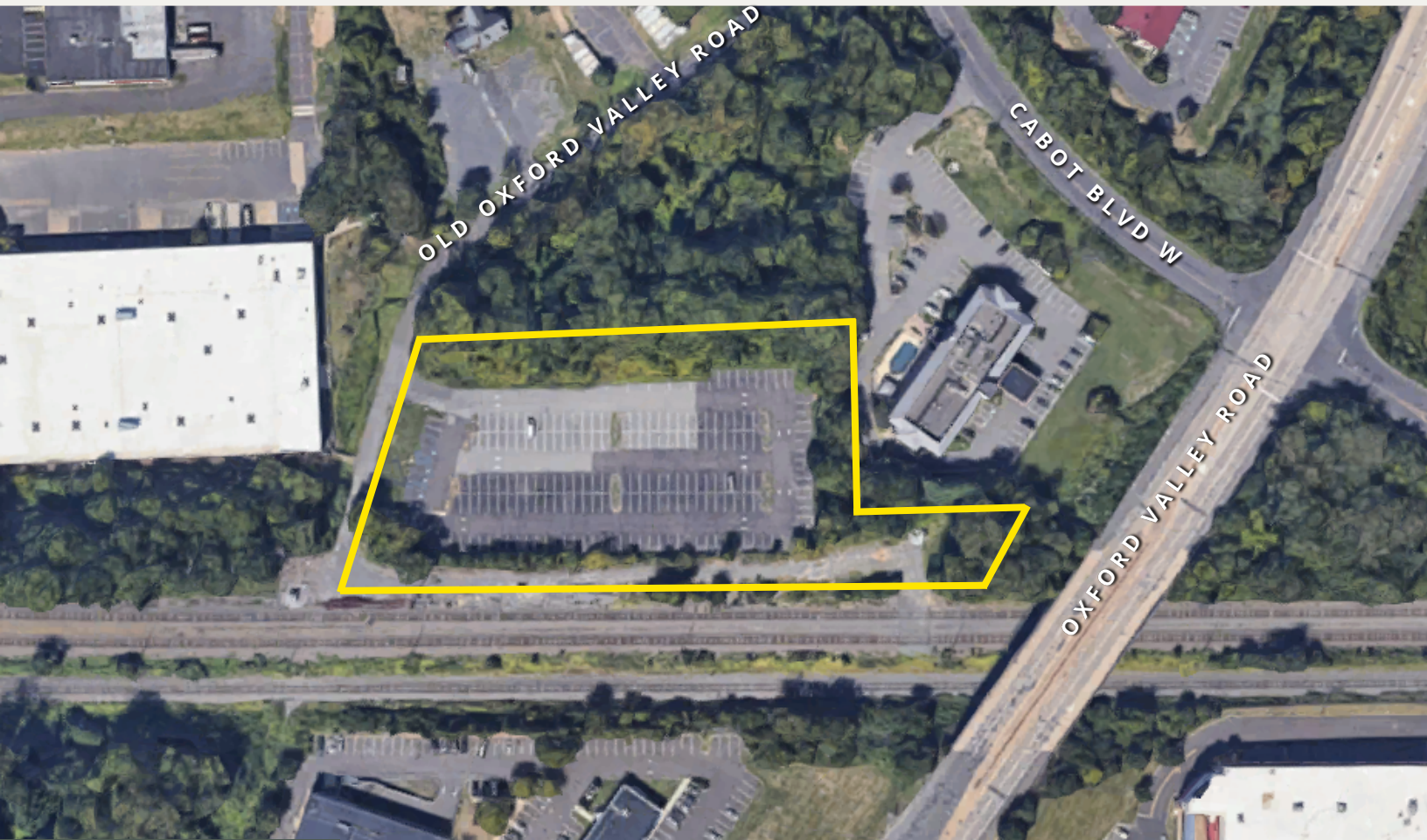


# IOS LOT AVAILABLE

BUCKS COUNTY BUSINESS PARK  
LANGHORNE, PA



## PROPERTY HIGHLIGHTS



Parcel #: 13-003-009-001



Lot Size: 3.17 Acres  
Approximately 2+ Acres Paved/Lit



Location: Just off Intersection of I-295 & Oxford Valley Road,  
Within minutes of Route 2 and 10 minutes of PA Turnpike

**MICHAEL BORSKI, SR.**  
MBORSKI@FLYNNCO.COM  
215-561-6565 X 120

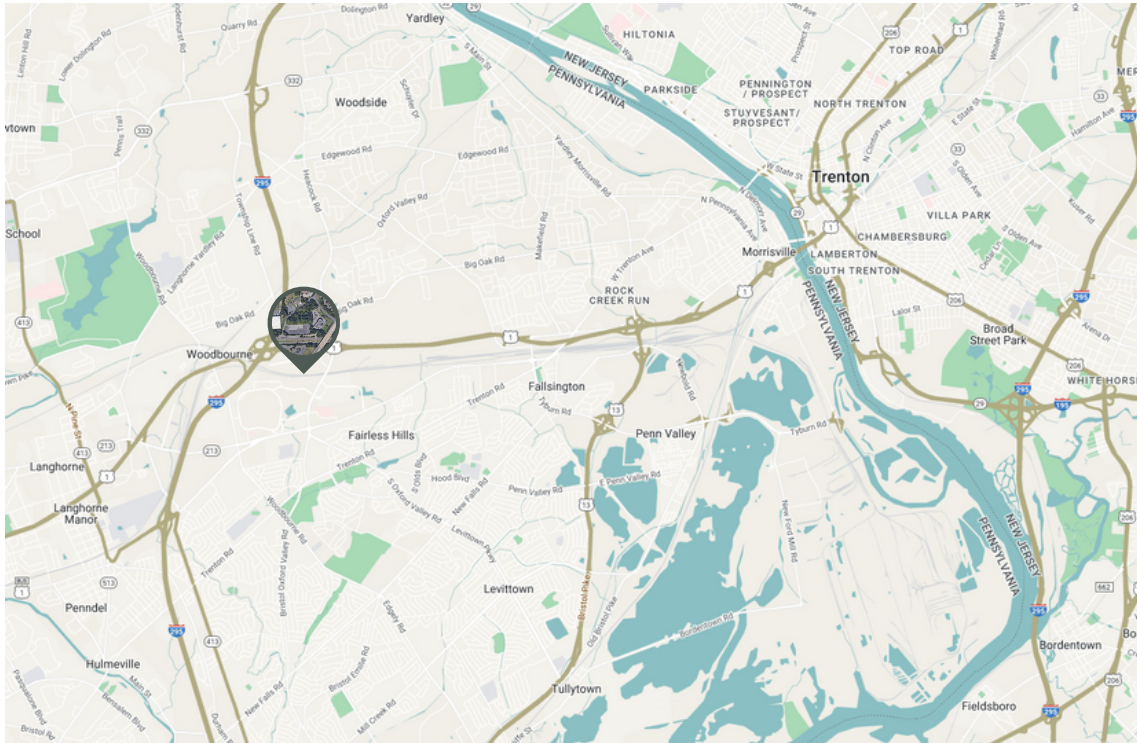
**PATRICK GILMORE, SIOR**  
PGILMORE@FLYNNCO.COM  
215-561-6565 X 122

The  
Flynn  
Company

THE FLYNN COMPANY

WWW.FLYNNCO.COM | 1621 WOOD STREET, PHILADELPHIA, PA 19103 | 215.561.6565

## LOCATION



## ACCESSIBILITY

Trenton- Morrisville Bridge	7.6 miles
Route 1	0.8 miles
I-295	1.6 miles
Route 13	4.9 miles
New York	73.0 miles
Center City Philadelphia	27.6 miles

**FOR MORE INFORMATION  
PLEASE CONTACT  
THE FLYNN COMPANY**

**MICHAEL BORSKI, SR.**  
MBORSKI@FLYNNCO.COM  
215-561-6565 X 120

**PATRICK GILMORE, SIOR**  
PGILMORE@FLYNNCO.COM  
215-561-6565 X 122