

OFFICE/FLEX BUILDING
NOW AVAILABLE

6330 & 6332 FLANK DRIVE |
HARRISBURG, PA 17112

Presented By:
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CCIM, SIOR

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CAPSTONE
COMMERCIAL

205 W Caracas Ave | Hershey, PA 17033



PROPERTY OVERVIEW

6330 & 6332 Flank Drive | Harrisburg, PA 17112



PROPERTY DESCRIPTION

Newly renovated commercial building with high ceiling warehouse area of 21'4"-22'8" clear, 1-16' and 2- 10' overhead doors. Large conference room with kitchenette, bull pen area, and multiple private offices configured for a functional layout.

PROPERTY HIGHLIGHTS

- Newly renovated
- Warehouse area with 21'4"-22'8" clear ceiling height with 16' over head door
- Potential for subdivision with both sides having access to an overhead door
- For sale or lease

OFFERING SUMMARY

Sale Price:	\$1,800,000
Lease Rate:	\$11 SF/yr (NNN)
Lot Size:	1.03 Acres
Available SF:	13,665 SF
Building Size:	13,665 SF
APN:	35-034-084-000-0000
Zoning:	Business Campus
Municipality:	Lower Paxton Twp
County:	Dauphin



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BUILDING DETAILS

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Sale Price	\$1,800,000
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Lease Rate	\$11 SF/YR
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BUILDING INFORMATION

Building Size	13,665 SF
Building Class	B
Tenancy	Single or Multiple
Ceiling Height	23-25.5 ft
Minimum Ceiling Height	12.5 ft
Number of Floors	1
Year Built	1984; Addition added in 2015
Roof	Built up rubber/metal
Number of Buildings	1
Walls	Drywall in office; insulated metal in warehouse
Ceilings	Drywall
Floor Coverings	Concrete, carpet, tile
Exterior Walls	Block
Office Buildout	Large conference room with kitchenette, 8+/- private offices
Drive-In Doors	(2) 10'x10' (1) 14'x16'
Total Warehouse SF	6,600 SF

LOCATION INFORMATION

Street Address	6330 & 6332 Flank Drive
City, State, Zip	Harrisburg, PA 17112
County	Dauphin
Township	Lower Paxton Twp

PROPERTY INFORMATION

Property Type	Yes
Property Subtype	Office/Flex Building
Zoning	Business Campus
Lot Size	1.03 Acres
APN #	34-034-084-000-0000
Lot Frontage	274 ft
Corner Property	Yes
2025 Taxes	\$14,200

UTILITIES & AMENITIES

Handicap Access	No
HVAC	Gas heat in the warehouse; electric forced air in the offices
Restrooms	4
Gas / Propane	Yes
Electric	6330 Flank: 208 V at 200 Amps 6332 Flank: 208V at 200 Amps 6332 Flank Showroom: 208V at 400 Amps



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EXTERIOR

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OFFICE

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OFFICE

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WAREHOUSE

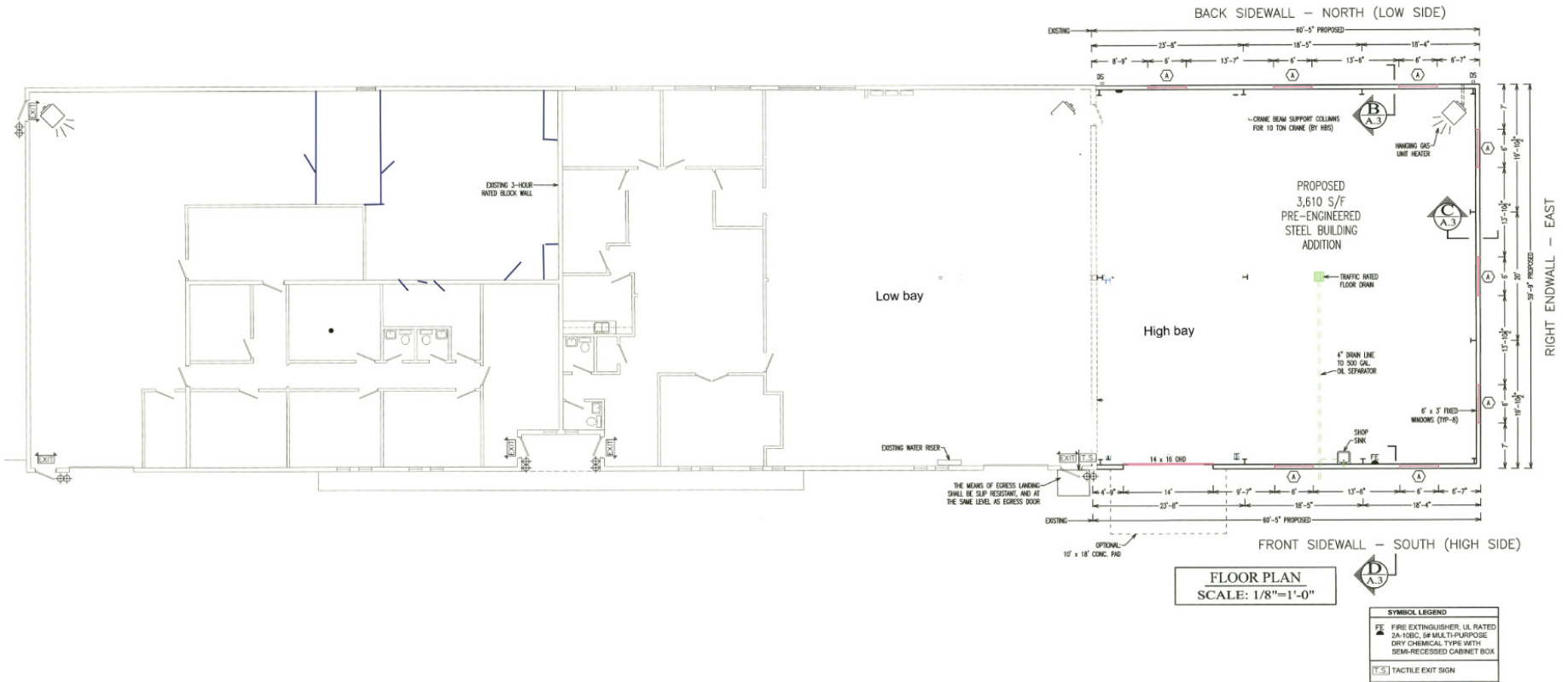
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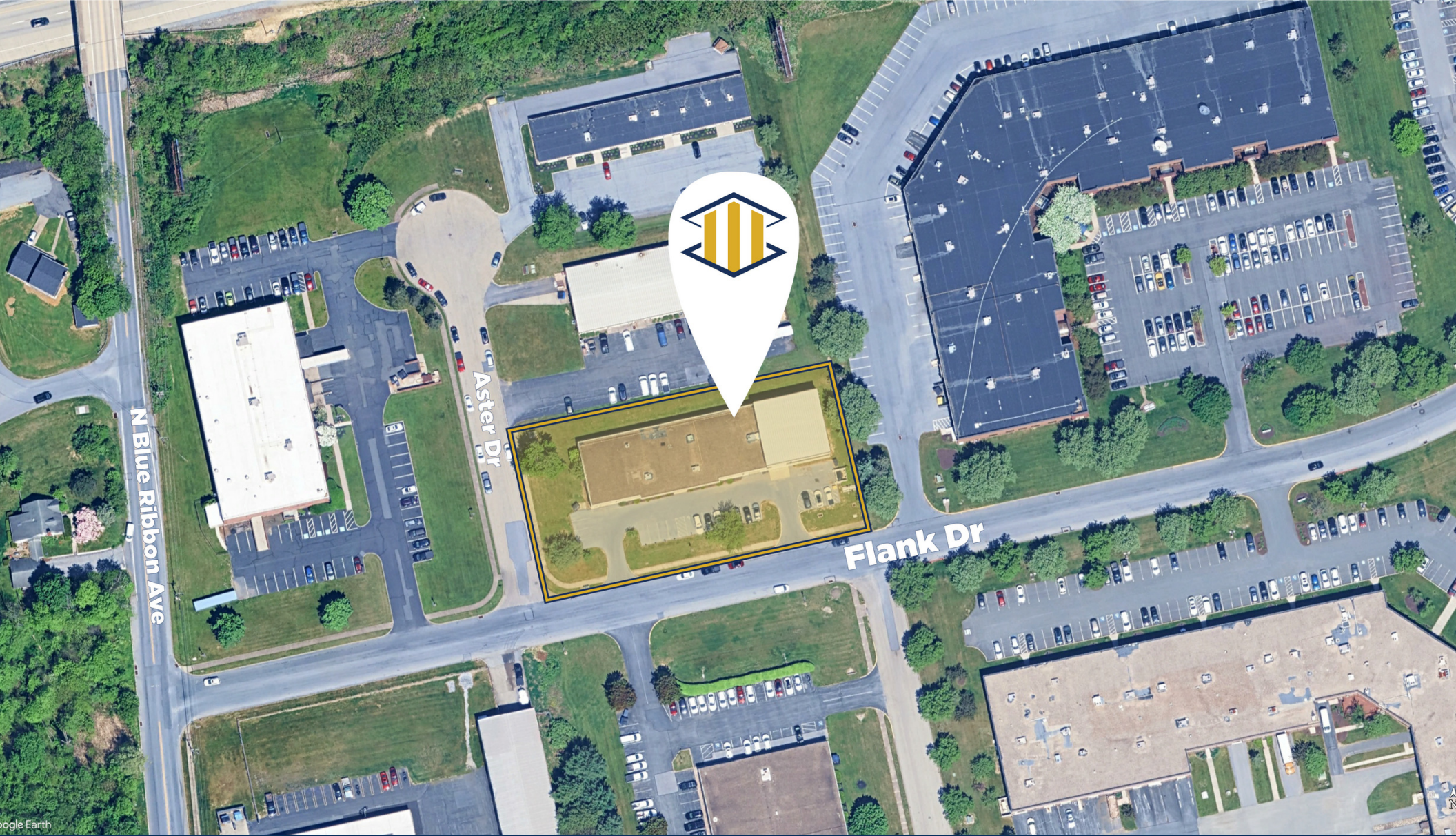
FLOORPLAN AS BUILT

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PARCEL

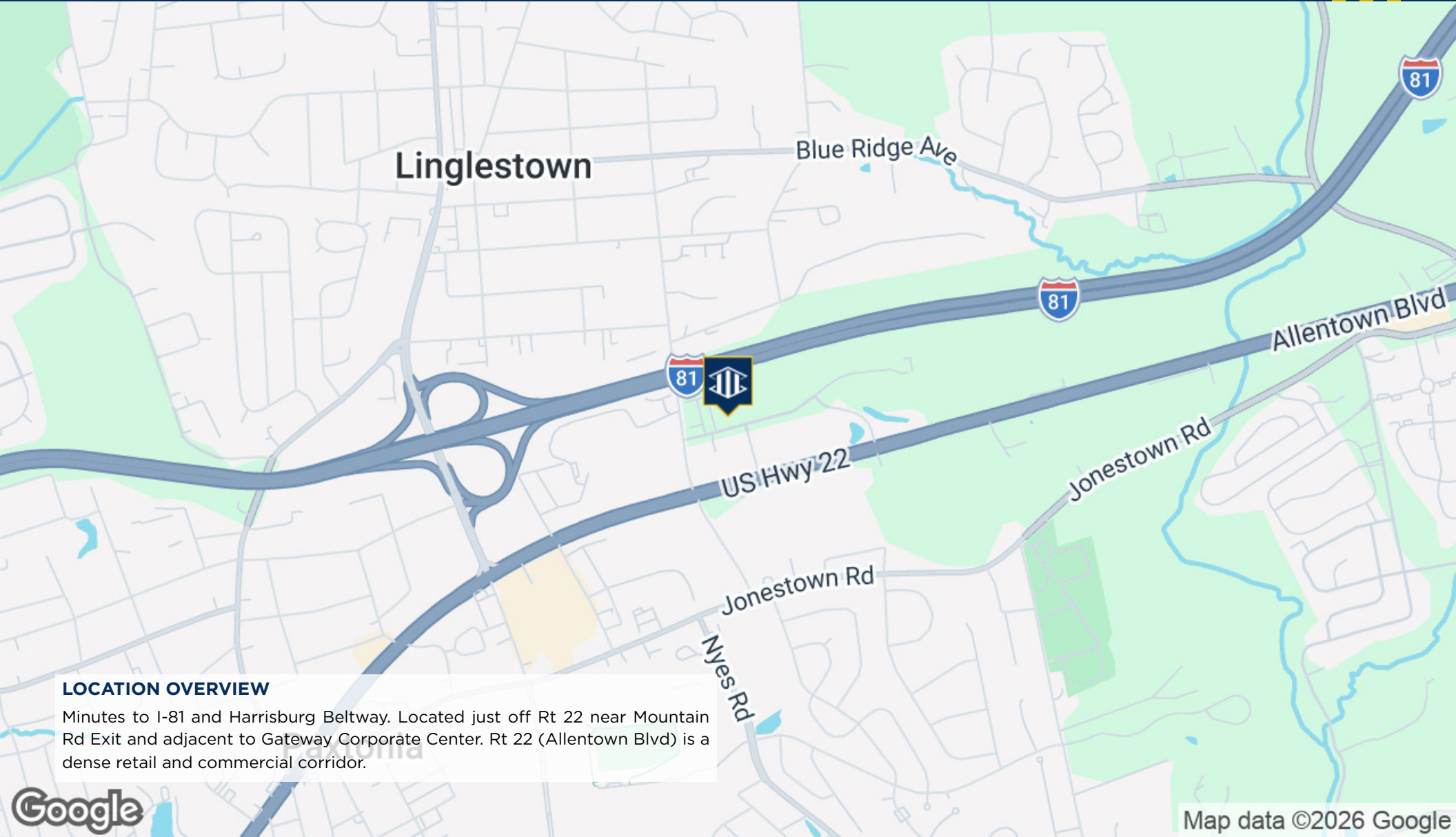
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LOCATION OVERVIEW

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LOCATION OVERVIEW

Minutes to I-81 and Harrisburg Beltway. Located just off Rt 22 near Mountain Rd Exit and adjacent to Gateway Corporate Center. Rt 22 (Allentown Blvd) is a dense retail and commercial corridor.



Map data ©2026 Google



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ADVISOR BIO

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Ida started in the commercial real estate industry in 1995 as a property marketing specialist, which contributes to her strong understanding of the expectations of clients and customers. Building on 30 years of experience in sales, leasing, investment analysis and consulting, she is qualified to offer advice and services which go beyond the basics. Ida is well versed in sales and leasing of the industrial, commercial, office, retail, and land development market segments. Her attention to detail and in-depth market knowledge have earned the respect of clients and colleagues, allowing her to develop and maintain strong, long-term relationships both locally and nationwide. Additionally, Ida is intently focused on meeting client objectives, which enables her to expedite results with favorable outcomes for all parties.

Capstone Commercial is a values-driven commercial real estate firm with over 80 years of collective experience. We believe in a synergistic, client-centered approach that reinforces our team's ability to provide you with unparalleled value and expertise. Capstone offers comprehensive services to guide clients through all phases of the commercial real estate cycle, including investment analysis & sales, development land sales, specialty-use commercial property sales, business brokerage, and commercial or industrial sales and leasing. The expert advisors at Capstone Commercial include CCIM designees, Associate Brokers, Negotiation Experts, and GREEN Certified Realtors. With our unusually collaborative and supportive environment, the team is able to create a greater positive impact through the merging of their varied and unique skill sets. Capstone embodies the ideals of integrity, transparency, collaboration, and honesty. Our fresh take on the industry is setting a new standard where ethics are prioritized before profit. The well-being of our clients, associates, and communities is the center of our focus in everything we do.



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LEGAL

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