

FOR SALE

# 45 Holland Avenue, Ardmore, PA 19003

Asking \$ 1,295,000

### PROPERTY HIGHLIGHTS

- 3,056 CONTRACTOR OFFICE AND 2 BAY GARAGE
- LOT SIZE 13,512 SF
- TRUCK AND CAR PARKING
- IDEAL FOR LANDSCAPING, ROOFING, WAREHOUSING
- CONVIENT TO LANCASTER AVENUE, THE MAIN LINE AND CENTER CITY
- LARGE PARKING LOT
- 2024 TAXES \$4,931



Demographics	1-MILE	3-MILE	5-MILE
<b>Population</b>			
2024 Estimated	17,055	115,622	412,114
2029 Estimated	17,430	114,968	411,182
<b>Avg Household Income</b>			
2024 Estimated	\$180,015	\$193,974	\$133,791
2029 Estimated	\$204,384	\$218,446	\$153,179



For more information, please contact:

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Information deemed reliable but not guaranteed

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