

FOR SALE - OFFICE/RETAIL

1918 CARLISLE RD

York, PA 17408



PROPERTY DESCRIPTION

Meticulously maintained office property on heavily traveled Carlisle Rd. Close proximity to major retail. This turnkey office/retail property has a brand new alarm system and cameras, new Romex wiring and lighting throughout, upgraded electrical panels, all new pex and pvc plumbing, new HVAC, sale includes washer/dryer, roof less than 10 year old, chimney and liner brand new in 2024. The completely repainted interior and overall exceptional condition make this a move in ready professional office for law firm, therapist, CPA, and many more. Could very easily be converted to Salon or other retail. There is ample parking to support this usage. Zoning allows for a wide range of uses. The flat plot lends itself to expansion and the Township recently gave conditional approval for an addition. The .41 acre plot was recently surveyed for planning purposes. Efficient HVAC systems.

PROPERTY HIGHLIGHTS

Josh Mumaw

Commercial Real Estate Advisor
(717) 503-0009

Kia Hostetler

(717) 615-5032

OFFERING SUMMARY

Price: \$259,900

| | |
|------------------|-----------|
| Number of Units: | 1 |
| Lot Size: | 19,816 SF |
| Building Size: | 2,366 SF |

| DEMOGRAPHICS | 0.3 MILES | 0.5 MILES | 1 MILE |
|-------------------|-----------|-----------|-----------|
| Total Households | 414 | 1,110 | 3,467 |
| Total Population | 957 | 2,633 | 8,017 |
| Average HH Income | \$97,209 | \$111,583 | \$110,767 |



COLDWELL BANKER
COMMERCIAL
REALTY

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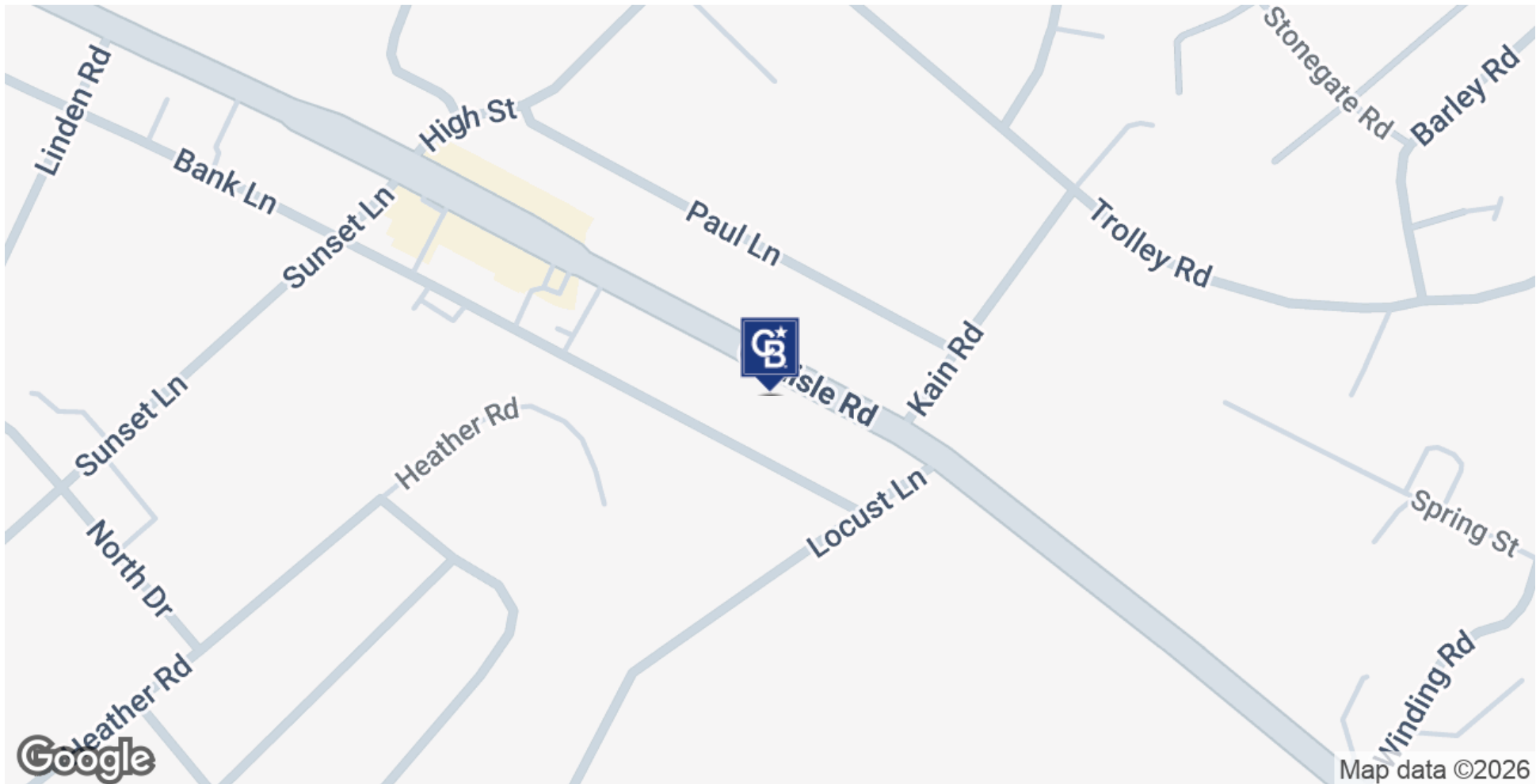
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