

# MONTOURSVILLE, PA

780 BROAD ST

UP TO  $\pm 38,593$  SF AVAILABLE FOR LEASE OR SALE

WILLIAMSPORT MSA

SUITABLE FOR RETAIL, INDUSTRIAL,  
OFFICE, AND HOSPITALITY END-USERS

## ANCHOR BOX OPPORTUNITY WITH DEDICATED LOADING DOCK



LEASED BY:



OWNED & MANAGED BY:



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get in touch.

**BRENDAN MULLIGAN**

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## LOCATED NEAR WILLIAMSPORT REGIONAL AIRPORT



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## FORMER THREE TENANT BUILDING AVAILABLE FOR LEASE OR SALE

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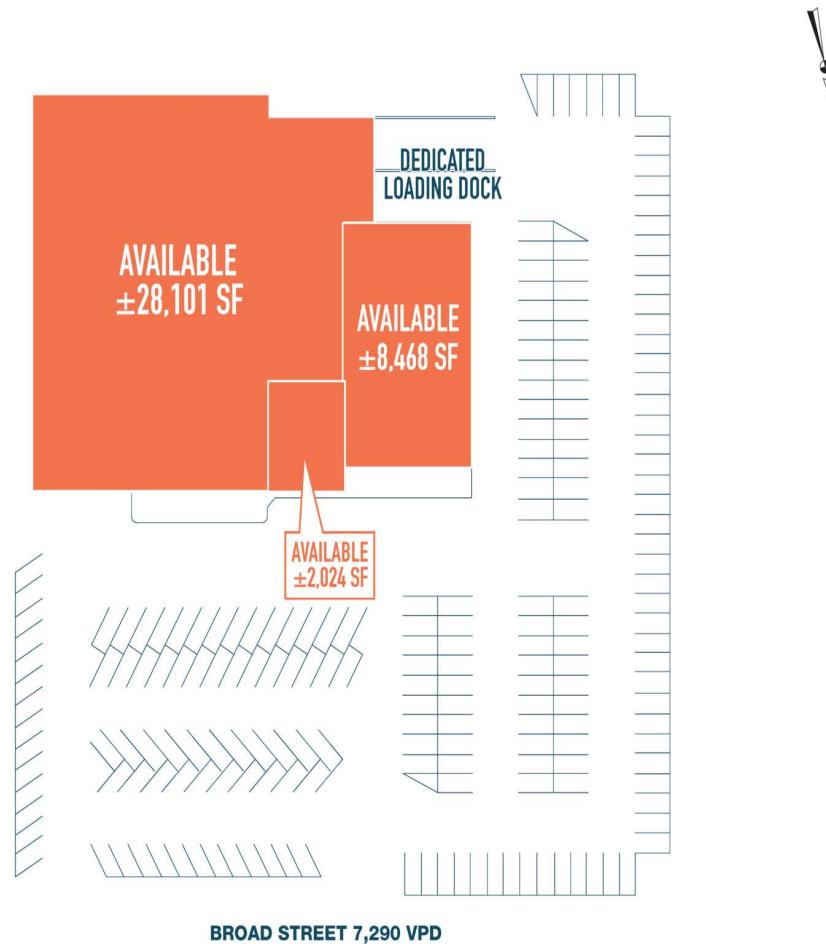
**MONTOURSVILLE, PA**  
780 BROAD STREET



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IDEAL FOR MEDICAL, OFFICE OR INDUSTRIAL TENANT



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**±28,101 SF SPACE (FORMER MEDICAL)**



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MONTOURSVILLE, PA  
780 BROAD ST**

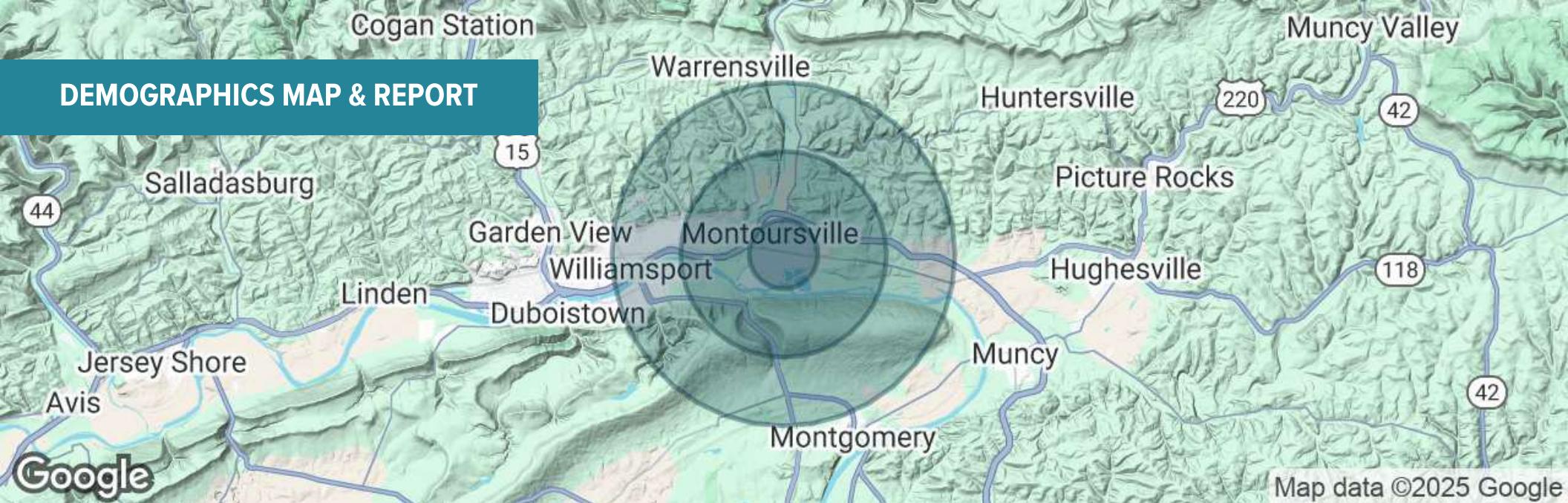


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Cogan Station

## DEMOGRAPHICS MAP & REPORT



Map data ©2025 Google

### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	4,449	12,822	38,141
Average Age	44	45	42
Average Age (Male)	42	44	41
Average Age (Female)	45	47	44

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,977	5,542	15,637
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$76,245	\$90,902	\$86,373
Average House Value	\$197,958	\$228,406	\$211,056

Demographics data derived from AlphaMap

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