



Special Purpose Building

AVAILABLE FOR SALE

562 WICONISCO STREET, HARRISBURG, PA

425 N 21ST STREET, SUITE 302, CAMP HILL, PA 17011 | P : 717.731.1990

562 WICONISCO STREET · HARRISBURG, PA 17110



ideal
for

SPECIAL PURPOSE BUILDING
SMALL CHURCH OR DAYCARE

FOR SALE



Offering Summary

Building Size	2,400 SF
Sale Price	\$165,000.00
PRICE PER SF	\$68.75
Property Taxes (2026)	4,519.00
APN	10-020-046
Zoning	R-M- Residential Medium Density
Municipality	City of Harrisburg
County	Dauphin County

Property Overview

Small church/daycare on a rare 0.31 AC lot with off-street parking in the heart of the Camp Curtin neighborhood. Featuring 2,400 SF of above-ground space plus a sprinklered full basement with restrooms and commercial kitchen, this facility is a perfect opportunity for a small congregation to find its new home. Unique architectural features include numerous stained-glass windows and vaulted ceiling with original wood rafters. Significant interior repairs needed but building structure and roof are in solid condition.

Property Highlights

- Small church in the heart of the Camp Curtin neighborhood with daycare space in sprinklered basement
- Rare 0.31 Ac lot with room for outdoor recreation area and ± 10 off-street parking spaces
- R-M zoning permits places of worship and daycare by-right; other uses possible with variance

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Property Details

Number of Buildings	1
Building Size	2,400 SF
Lot Size	0.31 Ac
Building Class	B
Tenancy	Single
Number of Floors	1+ Basement
Restrooms	Multiple
Parking	± 10 spaces
Year Built Renovated	1900 2002

Building Specifications

Construction	Masonry
Roof Type	Shingle
Power	Single Phase 200 Amp
HVAC	Gas Heat Central AC
Sprinklers	Yes
Security	Yes, Building
Signage	Monument

Market Details

Cross Streets	Wiconisco between Lexington & Clark
Traffic Count at Intersection	11,000 VPD
Municipality	City of Harrisburg
County	Dauphin County
Zoning	R-M-Residential Medium Density
Permitted Uses	Places of worship, certain other educational/retail uses

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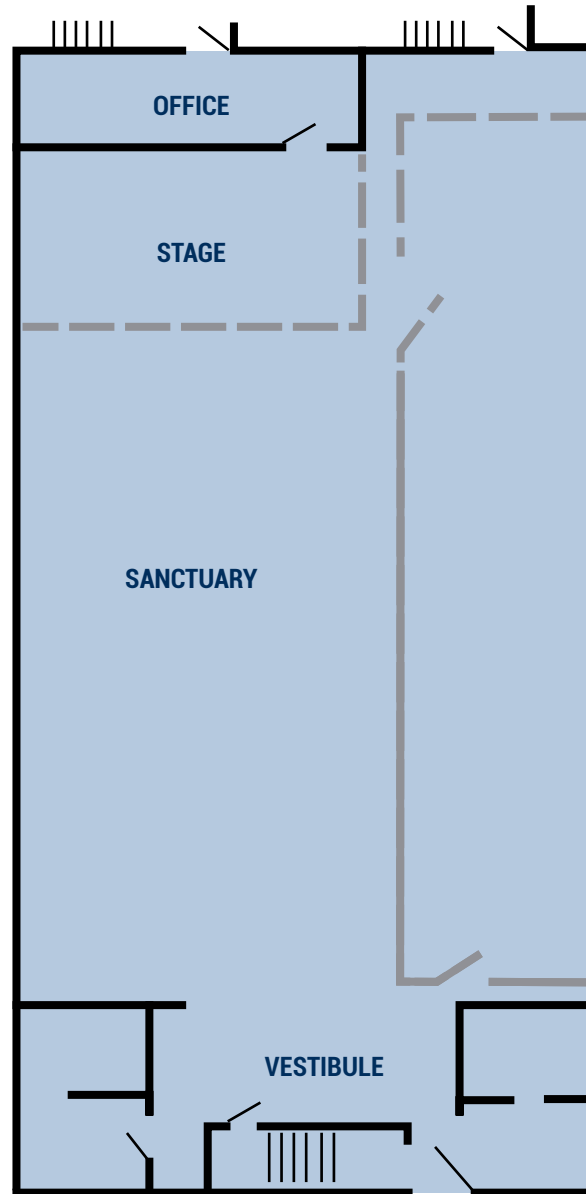


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Floorplan



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Location



PA Commonwealth of Pennsylvania
STATE BOARD OF NURSING
PA PHARMACY BOARD



562
WICONISCO ST
HARRISBURG
2,400
SF




CAMP CURTIN
MIDDLE SCHOOLS

LINGO MEMORIAL
CHURCH OF GOD

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Area



WILDWOOD PARK



PA FARM SHOW COMPLEX & EXPO CENTER

ITALIAN LAKE PARK



CAMP CURTIN



SUSQUEHANNA RIVER

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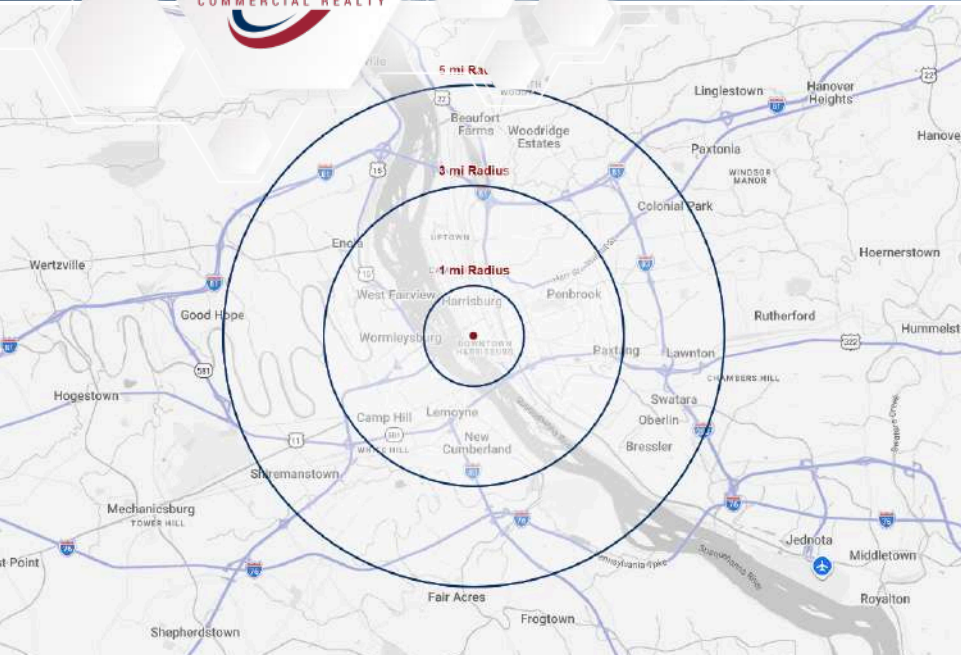
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Location & Demographics

Nestled within the heart of Dauphin County, **HARRISBURG**, the Capital City, serves as a vibrant urban center. As a hub for culture, business, and government, Harrisburg has been the county seat since 1785 and Pennsylvania's capital since 1812. The city's picturesque location along the Susquehanna River and its backdrop of the Blue Ridge Mountains combines big city influence and sophistication with small-town charm. The impressive Capitol dome dominates the skyline, making it an iconic architectural landmark.

Harrisburg's strategic location offers easy access to major metropolitan areas, including Baltimore, Philadelphia, and Washington, D.C., all within a 90-minute to 2-hour drive. For those seeking the excitement of New York City, Harrisburg provides a direct three-hour train ride. Additionally, Harrisburg International Airport offers convenient travel options, many of which are direct flights to various destinations, enhancing accessibility for both residents and businesses.

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	16,316	104,424	206,464
Households	8,356	43,845	85,711
Average Household Income	\$73,756	\$86,646	\$98,873
Businesses	1,480	5,174	9,604
Employees	33,319	79,858	138,623



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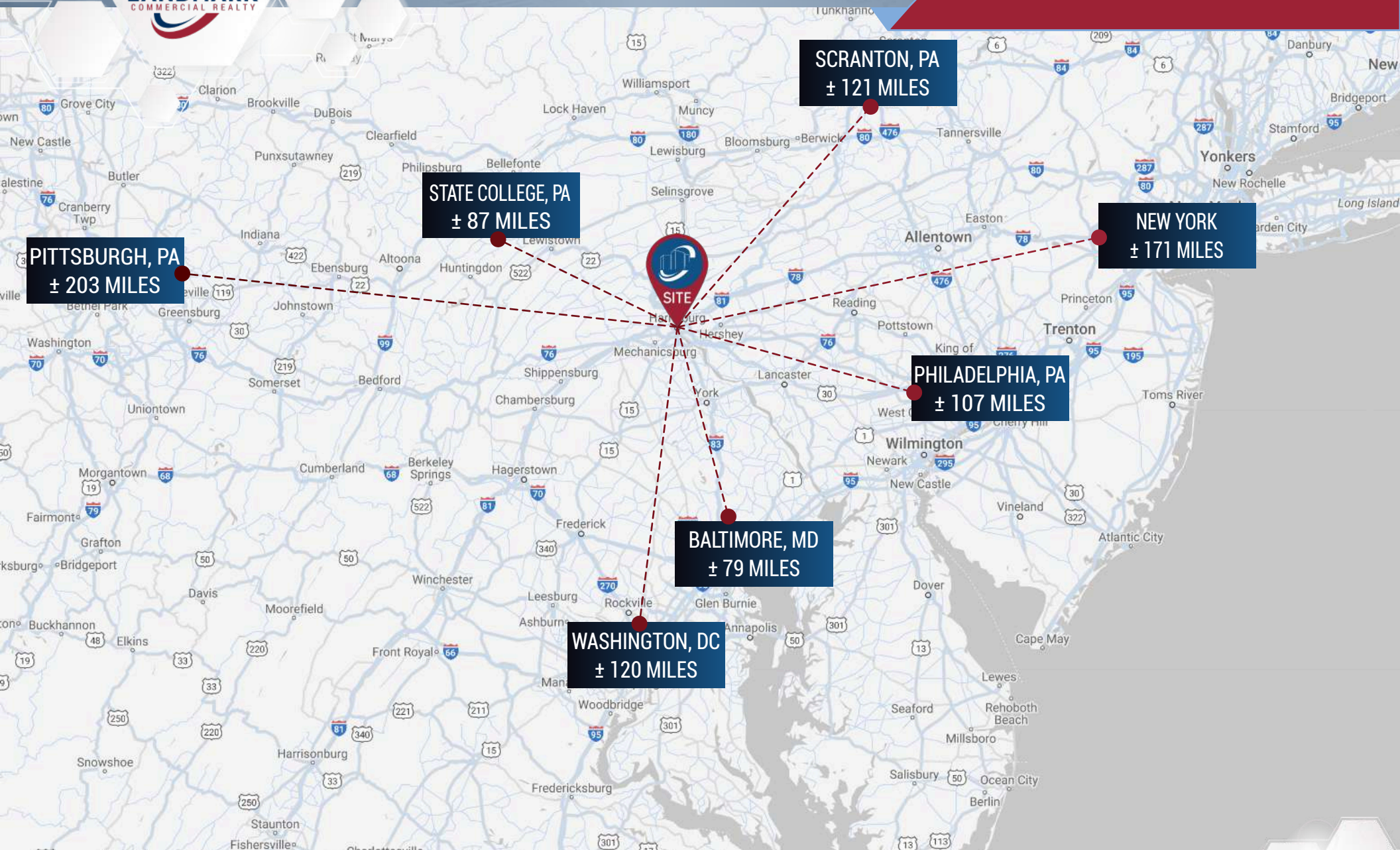
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