

40 LURGAN AVENUE

Shippensburg, PA 17257 • For Sale



Benefits



- Located Right Off I-81 in Shippensburg
- Provides Easy Access to Highly Traveled I-81 Corridor
- Close proximity to Shippensburg University
- Great Redevelopment Opportunity

More Info



Blake Shaffer

bshaffer@bennettwilliams.com

Jeff Herr

jherr@bennettwilliams.com





PROPERTY SUMMARY

Sale Price:	\$1,200,000
Property Type:	Industrial
Lot Size:	7.75 Acres
Building Size:	98,000 SF
Zoning:	Light Manufacturing

PROPERTY OVERVIEW

Located right off I-81 in Shippensburg. 98,000 SF free standing industrial building in Franklin County. Great Redevelopment Opportunity.

PROPERTY HIGHLIGHTS

- Located Right Off I-81 in Shippensburg
- Provides Easy Access to Highly Traveled I-81 Corridor
- Close proximity to Shippensburg University
- Great Redevelopment Opportunity

DEMOGRAPHICS

	1 Mile	5 Miles	10 Miles
Total Households:	1,945	9,951	27,320
Total Population:	4,796	27,515	71,211
Average HH Income:	\$49,050	\$59,126	\$68,323

Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, change in price, prior sale, withdrawal without notice, or other conditions.

Demographics



Population

1 Mile	5 Miles	10 Miles
4,796	27,515	71,211

Daytime Population

1 Mile	5 Miles	10 Miles
2,749	8,756	30,324

Average Household Income

1 Mile	5 Miles	10 Miles
\$49,050	\$59,126	\$68,323

Number of Households

1 Mile	5 Miles	10 Miles
1,945	9,951	27,320

Traffic Counts



W King Street
15,000 CPD



