

599 BLACK AVE | CHAMBERSBURG, PA 17201

16,000 SF AVAILABLE | FOR LEASE



POPULATION

76,730



EMPLOYEES

38,475



HH INCOME

\$76,891



HOUSEHOLDS

31,928



TRAFFIC COUNTS

RT 11
5,420 VPD

20 MINUTE DRIVE TIME DEMOGRAPHICS

PROPERTY OVERVIEW

Property is in heavy industrial zone near Rt. 11 with access to I-81 and Rt.30. Ceiling heights ranging from 13'6" to 17'6". One outside exterior dock and two drive-in doors. 480 volt 3 phase power at building. Perfect for storage.



MARK JACOBS

mjacobs@bennettwilliams.com

Phone: 717 | 390 | 9858 | www.bennettwilliams.com

ACTIVE MEMBERS OF:
RETAIL BROKERS
NETWORK

Bennett Williams Commercial has been engaged by the property owner to market this asset for sale. Information regarding this asset 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. Any buyer is recommended to conduct their own independent due diligence and rely upon those results.

BENEFITS

- 16,000 SF Zoned Heavy Industrial
- Ceiling Heights Ranging from 13'6" to 17'6"
- 3 Phase Power Available
- One Exterior Dock & Two Drive-in Doors
- Access to Rt. 11, I-81, Rt. 30, & Orchard Drive

PROPERTY SUMMARY

Available SF:	16,000 SF
Lease Rate:	\$3.25/yr (NN)
Property Type:	Industrial
Lot Size:	0 Acres
Building Size:	16,000 SF
Dock High Doors:	1
Zoning:	Heavy Industrial



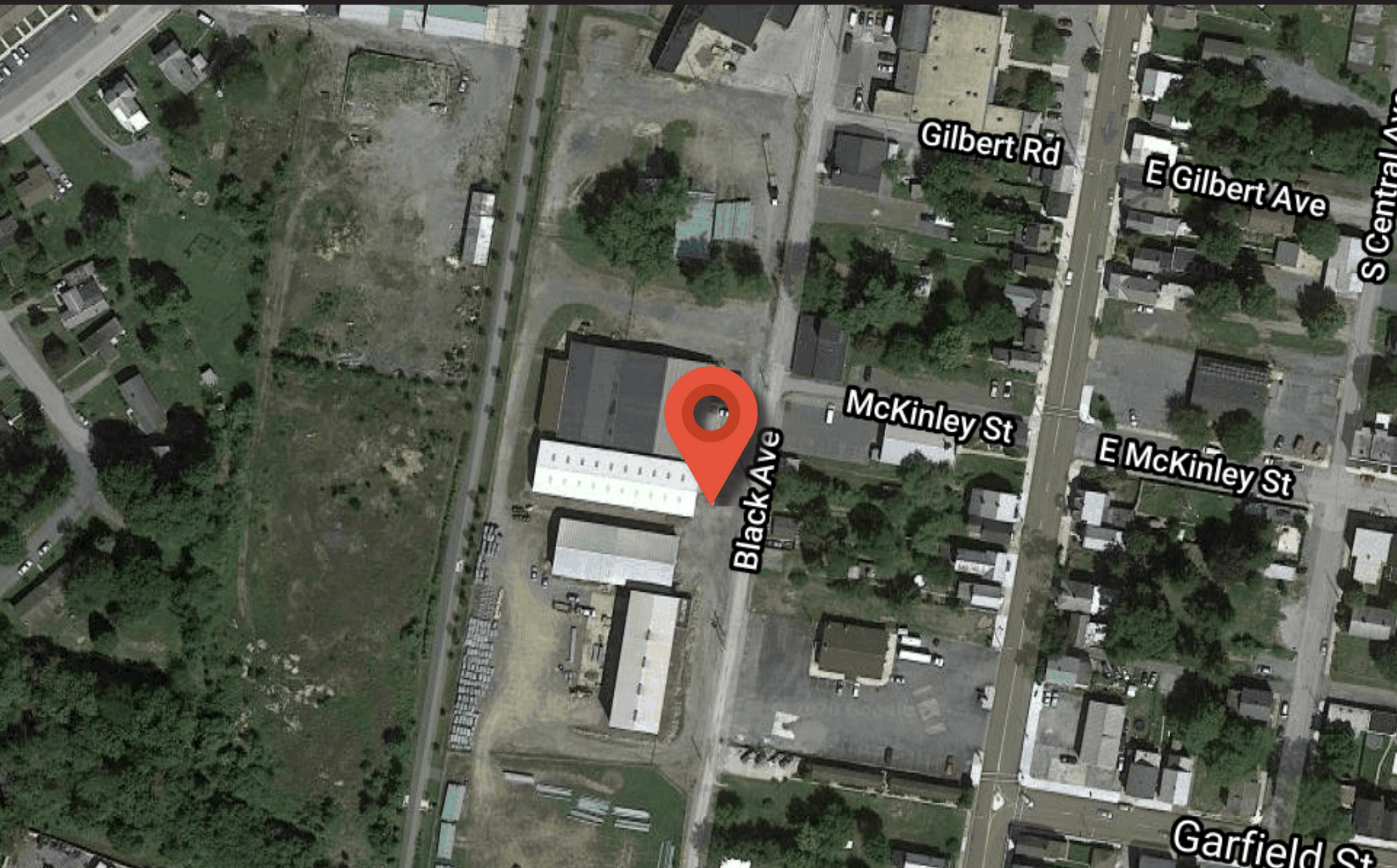
MARK JACOBS

mjacobs@bennettwilliams.com

Phone: 717 | 390 | 9858 | www.bennettwilliams.com

ACTIVE MEMBERS OF:
RETAIL BROKERS
NETWORK

599 BLACK AVE | CHAMBERSBURG, PA 17201



Bennett Williams
RETAIL

MARK JACOBS

mjacobs@bennettwilliams.com

Phone: 717 | 390 | 9858 | www.bennettwilliams.com

ACTIVE MEMBERS OF:
RETAIL BROKERS
NETWORK

Bennett Williams Commercial has been engaged by the property owner to market this asset for sale. Information regarding this asset 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. Any buyer is recommended to conduct their own independent due diligence and rely upon those results.