

2860 YELLOW GOOSE RD

Lancaster, PA | 17601

15,552 SF AVAILABLE | FOR SALE



POPULATION

298,087



EMPLOYEES

174,170



HH INCOME

\$88,756



HOUSEHOLDS

118,124



TRAFFIC COUNTS

OLD STATE ROAD
11,793 VPD

20 MINUTE DRIVE TIME DEMOGRAPHICS

PROPERTY OVERVIEW

15,552 SF building with well-appointed offices and storage space. Shop area for vehicles. Fully remodeled and ADA-compliant. Property is situated on a four acre site adjacent to the new Penn State Health hospital and across the street from the Kellogg plant. Right off of Route 283 in East Hempfield.



ACTIVE MEMBER OF:

York Office: 3528 Concord Rd. York, PA 17402

Exton Office: 1 East Uwchlan Avenue, Suite 409, Exton, PA 19341

Lancaster Office: 150 Farmington Lane, Suite 201, Lancaster, PA 17601

JEFF HERR | JEFFREY HERR

717-843-5555

www.bennettwilliams.com

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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.

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PROPERTY SUMMARY

County:	Lancaster	Sale Terms:	Cash to Seller
Municipality:	East Hempfield Twp	Property Status:	Existing
Zoning:	Enterprise Zone	Property Use:	Vacant/Owner/User
Class of Space:	Class A	Tax ID #:	290-91554-0-0000
Building Size:	15,552 SF	Office Type:	Office Building
Sale Price:	\$2,250,000	# of Buildings:	2
Date Avail:	Negotiable		



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ACTIVE MEMBER OF:
RETAIL BROKERS
NETWORK

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