805 E PROSPECT ST

YORK, PA | 17403





PROPERTY OVERVIEW

Ideally situated along a well-traveled corridor in York, 805 E Prospect Street presents a flexible commercial opportunity with available space ranging from approximately 1,800 to 2,700 square feet. This freestanding property offers strong street visibility, easy access from Prospect Street and Pattison Street, making it well-positioned for both customer-facing businesses and professional services.

The building's layout accommodates a variety of potential uses - including retail, office, or service-based operations - while onsite parking adds convenience for both staff and customers.





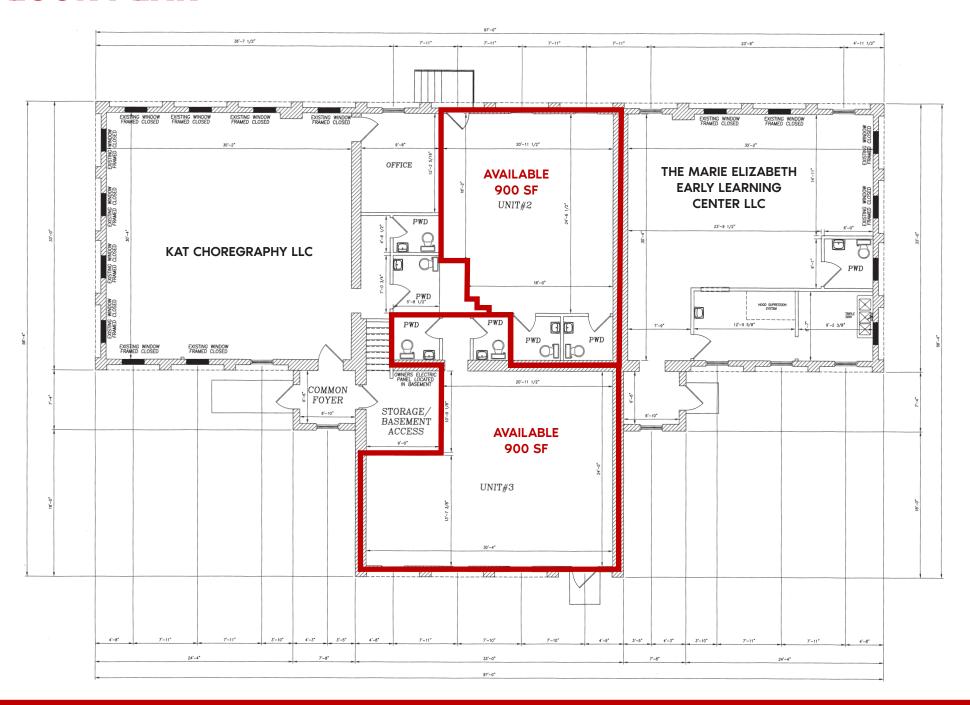
DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
POPULATION	99,203	156,722	224,495
EMPLOYEES	51,380	79,972	95,866
AVERAGE HHI	\$90,132	\$101,485	\$103,007
HOUSEHOLDS	38,683	61,254	88,220

TRAFFIC COUNTS: E Prospect St (±8,000 VPD)





FLOOR PLAN













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OUR LOCATIONS:

YORK OFFICE:

3528 Concord Rd. York, PA 17402

EXTON OFFICE:

1 E. Uwchlan Ave. Suite 409, Exton, PA 19341

WEST CHESTER OFFICE:

107 E Chestnut St, Suite 1 West Chester, PA 19380

LANCASTER OFFICE:

150 Farmington Lane, Suite 201 Lancaster, PA 17601

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205 State College, PA 16803

NEW JERSEY OFFICE:

236 E. Route 38, Suite 130 Moorestown, NJ 08057

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