



**LANGHOLZ WILSON ELLIS**

Commercial Real Estate Services

# Investment Property For Sale Space Available For Lease 6360 Library Rd, South Park, PA



- Lot area : 17,610 SF
- Building area: Approx. 5,000 SF
- 2-story brick office building
- Zoning C-3 Township of South Park
- 26 Parking spaces
- First floor space available - 1,200 SF
- Close proximity to Library Station Park & Ride
- Perfect for owner-occupant/investor
- Rental rate: \$12.00 /SF plus utilities and premises cleaning
- For Sale for \$395,000

For further information, contact:

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**412-261-2200**

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