

For Sale

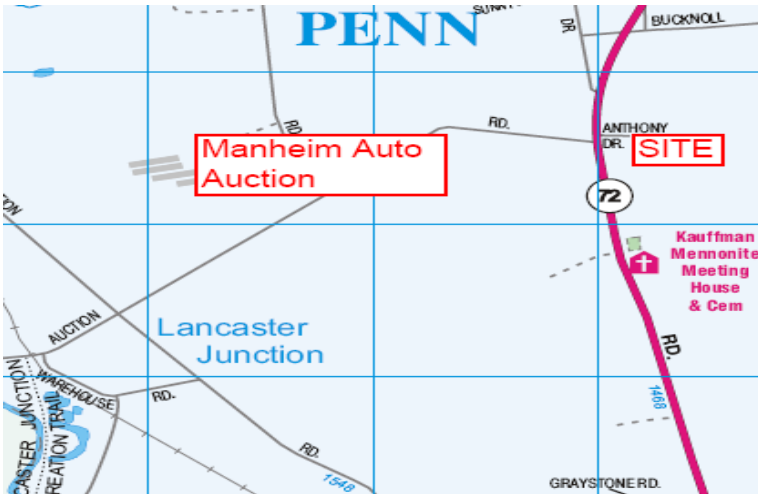
# Commercial Facility

14 Anthony Drive, Manheim



## List Price

**SALE: \$2,950,000.00**



## Building Information

Total Building Area:	18,800 Sq. Ft.
Office Area:	2,000 Sq. Ft.
Year Built:	1985
Construction:	Pre-engineered/Masonry
Roof:	Metal
Ceiling Height:	8-14 Feet
Truck Door Hgt:	10 Feet
Drive-in Doors:	Twenty (20)

## Site Information

County:	Lancaster
Township:	Penn Township
Tax Parcel ID:	8H14-4-7 & 8H-19-7
Land Area:	5.95 +/- Acres
Zoning:	Highway Comm (HC)
Water:	Public (Manheim Borough)
Sewer:	Public (Penn Twp)
Parking:	200 + on site spaces
Total Taxes:	\$16,730.41
Traffic Count:	14,959 (Rt 72 – both directions)

## Additional Information

Directions: North on Manheim Pike (Lancaster Rd) to left on Anthony Dr. (directly across from Manheim Auto Auction) to building at end of cul-de-sac.

Comments: Freestanding commercial building in high traffic location. Multi-tenant building with service bays, finished offices and ample parking. Large lot allows for building expansion and plenty of outside display/storage areas.

**NAI** Commercial Partners, Inc.

Commercial Real Estate Services, Worldwide.



## Contact information

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