

300 N. SHERMAN

YORK, PENNSYLVANIA

FOR SALE / LEASE



CLOSE PROXIMITY TO ROUTE 30 & I-83

±45,273 SF
AVAILABLE



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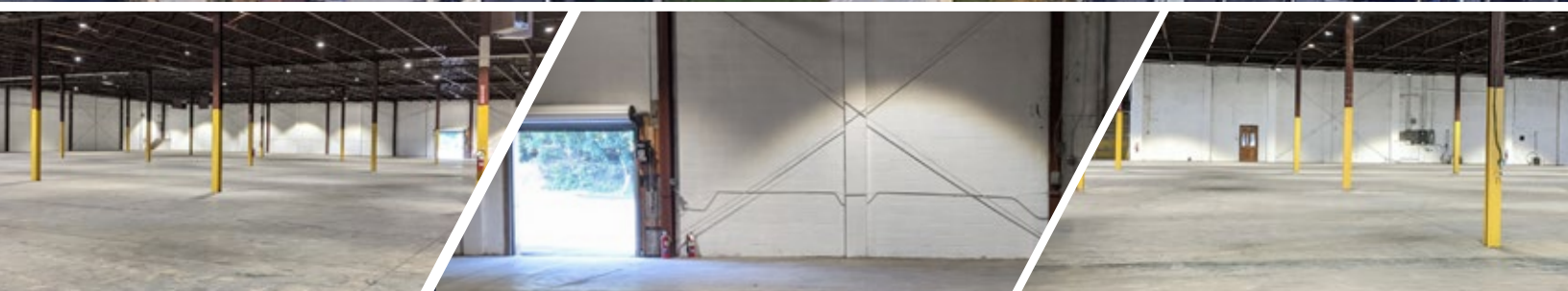
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LOCAL MAP

300 N. SHERMAN STREET
YORK, PENNSYLVANIA



0.8 MILE to US RT. 30
1.2 MILES to Exit 21 of I-83
23 MILES to Harrisburg, PA
57 MILES to Baltimore, MD
99 MILES to Washington, DC



±45,273

SQUARE
FEET

±5

DOCK
DOORS

18'

CLEAR
HEIGHT

±35

AUTO
SPACES

AVAILABLE AREA	±45,273 SF (Divisible to 20,000 SF)	CLEAR HEIGHT	18'
OFFICE AREA	±6,135 SF	DOCK DOORS	5 DOCK DOOR
ACREAGE	2.38 ACRES	AUTO PARKING	±35
COUNTY	YORK COUNTY	UTILITIES	PUBLIC, NATURAL GAS
ZONING	EC-EMPLOYMENT CENTER DISTRICTS (Permits retail, office & industrial)	FIRE PROTECTION	WET
CONSTRUCTION	BRICK & CONCRETE BLOCK	LIGHTING	LED

FOR SALE / LEASE



Cushman & Wakefield of Pennsylvania, LLC.
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For More Information, Please Contact:

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Cushman & Wakefield of Pennsylvania, LLC is the Owner's exclusive agent for the property.

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