



FOR LEASE

221 S. 10TH STREET

LEMOYNE | PENNSYLVANIA



± 207,833 SF
BUILDING A - AVAILABLE

GERARD J. BLINEBURY, JR.
Vice Chairman
+1 717 231 7291
gerry.blinebury@cushwake.com

ADAM CAMPBELL
Vice Chairman
+1 717 231 7292
adam.campbell@cushwake.com

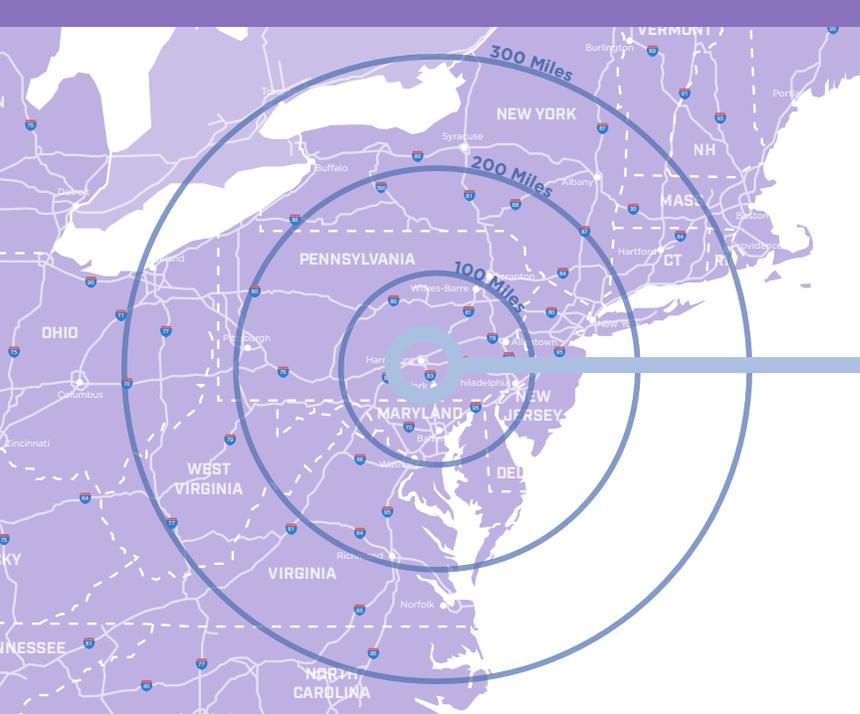
ALLIE RANK
Senior Associate
+1 717 231 7461
allie.rank@cushwake.com



cushmanwakefield.com

221 S. 10th STREET (A)

±207,833 SF AVAILABLE



INTERSTATES

	1 MILES	2 MINS
	3 MILES	6 MINS
	9 MILES	14 MINS

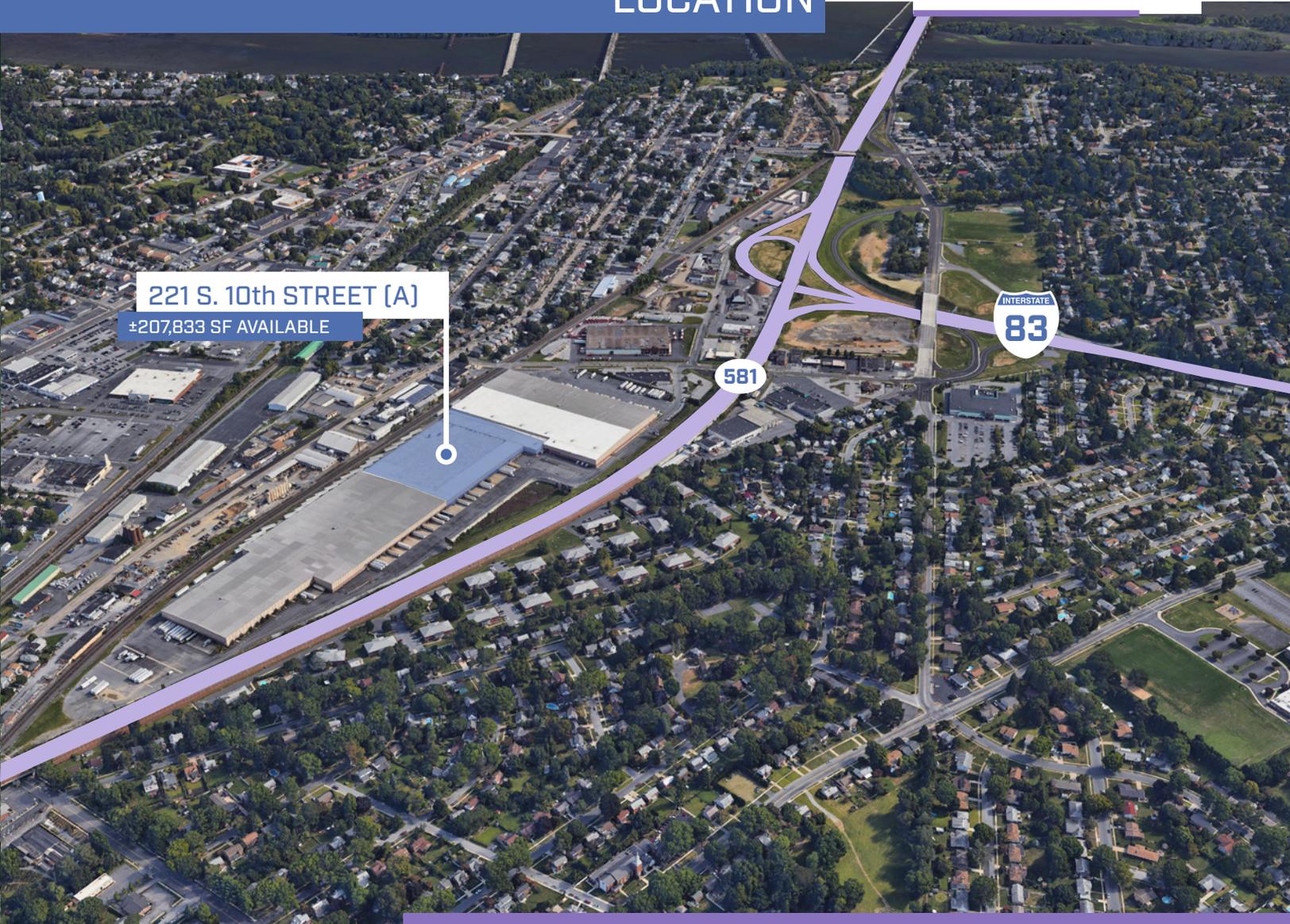
HARRISBURG AIRPORT

	13 MILES	17 MINS
--	----------	---------

MAJOR CITIES

HARRISBURG	3 MILES	10 MINS
LANCASTER	38 MILES	40 MINS
BALTIMORE, MD	76 MILES	1 HR, 22 MINS
PHILADELPHIA	106 MILES	2 HR, 2 MINS
WASHINGTON, DC	116 MILES	2 HRS, 15 MINS
NEW YORK, NY	175 MILES	3 HRS, 6 MINS

LOCATION



221 S. 10th Street is situated at the confluence of I-76, (PA Turnpike), Rt. 581, I-83 and minutes from I-81.



REACH 35% of the total U.S. population and 50% of the Canadian population within a one day truck drive.



CONVENIENTLY LOCATED within a 3-hour truck drive to major cities including New York, Philadelphia, Baltimore and Washington, D.C.



ACCESS multiple UPS and FedEx ground and freight facilities within minutes.

PROPERTY SPECS



221 S. 10th STREET (A)

±207,833 SF AVAILABLE

SQUARE FEET

± 207,833 SF

CLEAR HEIGHT

21'

DOCK DOORS

22

AUTO PARKING

± 40

AVAILABLE

Q3 2021

TOTAL BUILDING SIZE	±885,802 SF
COLUMN SPACING	40' x 40' and 20' x 20'
OFFICE AREA	±2,000 SF
PARKING	±110 Auto Spots, ±14 Trailer Spots
YEAR BUILT	1997
SITE AREA	38.26 acres
ZONING	"I" Industrial (Lemoyne Borough)
FLOORS	6" Unreinforced Concrete Floor
DOCK DOORS	22 Dock Doors (1 Drive-in Door)
LOADING BAY	40' x 40'
FIRE PROTECTION	Wet
LIGHTING	Fluorescent on Motion Sensors
CONSTRUCTION	Metal Panel
HVAC SYSTEMS	Air Rotation Units
CLEAR HEIGHT	21'
ROOF	Pitched Standing Seam Metal & Rubber

GERARD J. BLINEBURY, JR.
Vice Chairman
+1 717 231 7291
gerry.blinebury@cushwake.com

ADAM CAMPBELL
Vice Chairman
+1 717 231 7292
adam.campbell@cushwake.com

ALLIE RANK
Senior Associate
+1 717 231 7461
allie.rank@cushwake.com

