

NAI Commercial Partners, Inc.

Commercial Real Estate Services, Worldwide

AVAILABLE PROPERTIES SPRING 2010

717-283-0600

www.naicpi.com

Office



LEASE

Urban Place, Lancaster
Brand New Class A Office Building
1,500-50,000 SF
\$10/SF - \$14/SF NNN



SALE

2250-2270 Erin Court
Route 30 & Route 283 Visibility
Three Office Buildings • 47,808 SF
\$4,500,000



SALE

1398 Oregon Road, Manheim Twp
Historical Stone Farmhouse Conversion
to Professional Offices & Live-in Loft
5,240 SF • \$465,000



SALE

45 E. Orange Street, Lancaster City
Professional Office Suites
St. Paul Building" across from Courthouse
6,482 SF • \$495,000



LEASE

2160 Noll Drive, East Hempfield Twp.
To Be Built Medical/Office Building
Will Finish to Suit
3,500-13,620 SF • \$15.95/SF NNN



SALE/LEASE

Plum & Square Streets, Mount Joy
Tobacco Warehouse Conversion to
23,000 SF Corporate Office Complex
Sale: \$1.2M • Lease: \$7.50/SF Gross



SALE

370 N. 7th Street, Lebanon
Office Building (former M & T Bank)
with 4 Potential Residential Apts.
13,104 SF • \$350,000



LEASE

1650 Manheim Pike, Lancaster
Professional Office Building
5,083-17,848 SF
\$7.95/SF NNN



LEASE

315 W James Street, Lancaster City
7 Spaces Available
1,357-3,968 SF
\$4.50/SF - \$12/SF NNN



SALE/LEASE

930 Red Rose Court, Lancaster
Class A Office Condo • 4,553-7,864 SF
Rt. 30 & 741 Interchange
Sale: \$1.15M • Lease: \$17.95/SF Gross



LEASE

Richmond Square, Manheim Twp.
Brand New Class A Office Building
2,125-20,418 SF Available
\$21-\$22.50/SF NNN



SALE/LEASE

53 W. James Street, Lancaster City
Historic Warehouse Conversion to
21,000 SF Office Space
Sale: \$1.795M • Lease: \$6.75/SF NNN

Industrial



LEASE
1150 Enterprise Court, East Petersburg
Warehouse with Office/Showroom
13,500 SF
\$4.50/SF NNN



SALE
15 Newport Road, Leola
12,800 SF - Flex Space with 2,300 SF Office
2 Docks & 1 Grade Door
\$699,000



LEASE
1421 Arcadia Road, Lancaster
Route 30 & Route 283 Visibility
25,000 SF - 31,686 SF - 56,686 SF
\$3.95/SF - \$4.25/SF NNN



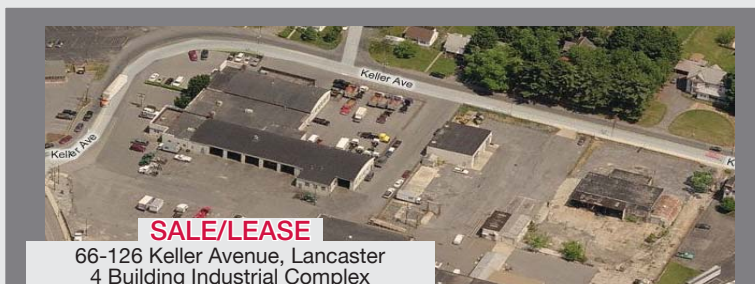
SALE
72-74 E. Fulton Street, Ephrata Boro
8,545 SF Office/Warehouse
Exceptional Condition
3 Grade Doors & 1 Dock • \$495,000



SALE
1989 Lancaster Pike, Peach Bottom
31,400 SF - Industrial
Features High-Bay & Outside Storage
Call for Updated Pricing



LEASE
430 N. Franklin Street, Lancaster
Warehousing
4,853-29,118 SF
\$4.00/SF Gross



SALE/LEASE
66-126 Keller Avenue, Lancaster
4 Building Industrial Complex
26,500 SF - 36,540 SF
Lease: \$36,000 - \$150,000/year
Sale: \$1,750,000 - \$2,150,000



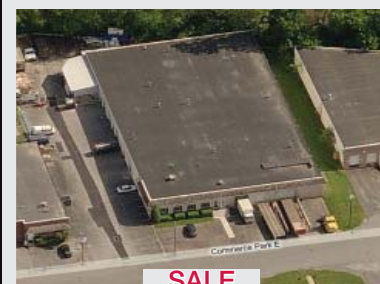
SALE
830 W. Lexington Road, Lititz
Warehouse Buildings
Climate Controlled / Rail Service
95,248 SF on 11.56 Acres
\$2,495,000



SALE
21 Prestige Lane, East Hempfield Twp.
8 Docks on 3.5 Acres
26,032 SF
\$1,750,000



SALE
3865 Old Harrisburg Pike, Landisville
10,000 SF Shop/Warehouse on
5.0 +/- Acre Storage Lot
\$995,000



SALE
1886 Commerce Park East,
East Lampeter Township
25,000 SF Warehouse/Office
\$1,250,000



SALE
Plum & Square Streets, Mount Joy
Manufacturing Facility on 5.25 Acres
47,000 SF
\$700,000



SALE/LEASE
30 Stauffer Lane, Ephrata
Clean Building with High Bay, Built in 2004
15,840 SF • Sale: \$795,000
Lease: \$4.75/SF NNN



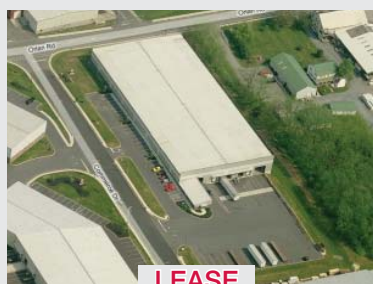
SALE/LEASE
121 N. Shirk Road, New Holland
18,936 SF - 80,000 SF
Multiple Dock & Grade Doors, 50' Ceiling
Sale: \$1.5M • Lease: \$4.95/SF



LEASE - ALL OR PART
Strickler Road, Mt. Joy
Easy Access to Rt. 283
Up to 117,000 SF Available
\$4.35/SF NNN



LEASE
23 S. Maple Avenue, Leola
9,440 Office/Warehouse
2 Grade Doors & 1 Dock
\$395,000



LEASE
300 Commerce Drive, Leola
62,150 SF Warehouse with Offices
5 Docks, 1 Dock Well & 1 Grade Door
\$4.25/SF NNN

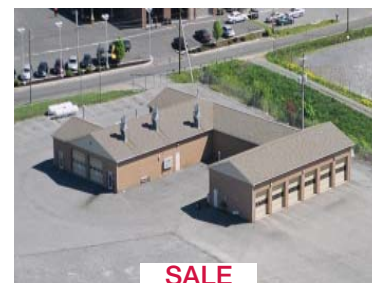


SALE/LEASE
180 Greenfield Road, Lancaster
Tenant Income • 136,542 SF
Sale: \$5,975,000
27,100 or 68,540 SF Available
Lease: \$3.95/SF NNN

Commercial/Retail



SALE/LEASE
1029-1031 Dillerville Rd, Lancaster
20,831 SF Warehouse/Showroom with
income from leased buildings & billboard
8,100 SF Lease: \$4.75/SF • Sale: \$1.15M



SALE
1013 Lancaster Road (Rt 72), Manheim
7,965 SF Multi-Unit Building on 3+/- Ac.
Service Bays, Office & Ample Parking
\$1,595,000



LEASE
2000 Spring Valley Road, Lancaster
Join CVS next to LGH Health Campus
1,500 SF - 3,000 SF - 5,000 SF
Lease: \$18/SF NNN



SALE
10 Eisenhower Blvd, East Hempfield Twp.
Former "Just Cabinets" Showroom
C-3 Zoning Permits Variety of Uses
13,000 SF \$479,900



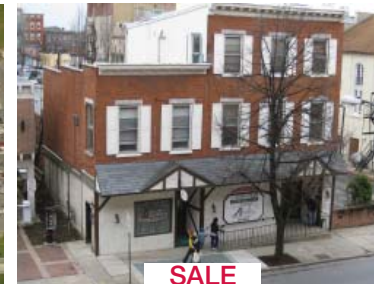
SALE/LEASE
103-110 S. Manor Street, Mountville
2-Building Complex • 51,000 SF
Sale: \$1,175,000 - \$1,595,000
Lease: \$2.75/SF - \$3.25/SF NNN



LEASE
360 Steel Way, Lancaster
Great Flex Space behind Home Depot
High Ceilings & Dock/Grade Doors
3,000-6,600 SF • \$6.95/SF - \$8.00/SF



LEASE
919 E. Main Street, Mount Joy
4,800 SF End-Cap Former Blockbuster
Join Darrenkamp's in Busy Mt. Joy Center
\$13/SF NNN



SALE
38-42 W. Orange Street, Lancaster City
Mixed Use Investment Opportunity
8,894 SF + 4,214 SF Finished LL
\$595,000



LEASE
Paxton Place - Kissel Hill Commons
Manheim Township • Retail/Office
1,240-2,462 SF
\$12/SF plus Utilities & CAM



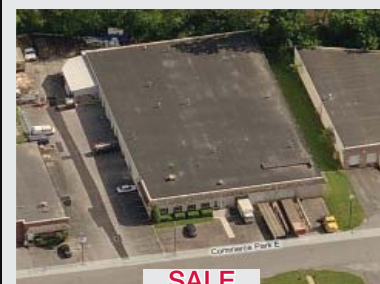
LEASE
110 Doe Run Road, Manheim
Former Blockbuster on Prime Retail Corridor
5,180 SF Subdividable
Lease: \$20/SF NNN



SALE/LEASE
Paxton Street, Harrisburg
Former Wendy's • Signal Access
2,172 SF • Sale: \$450,000
Lease: \$45,000/year



SALE
29 N. Decatur Street, Strasburg
Office/Retail just off Strasburg Square
1,202 SF
\$165,000



SALE
1886 Commerce Park East,
East Lampeter Township
25,000 SF Warehouse/Office
\$1,250,000



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Plum & Square Streets, Mount Joy
Manufacturing Facility on 5.25 Acres
47,000 SF
\$700,000



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Clean Building with High Bay, Built in 2004
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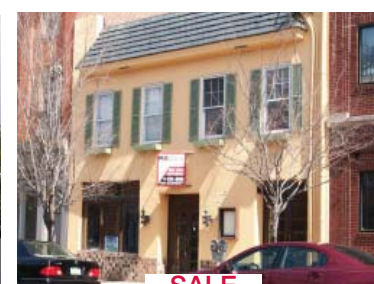
SALE
533 Janet Avenue, Lancaster
Convenient Location • Flexible Zoning
Commercial/Industrial
41,000 SF \$650,000



SALE
51-55 N. Queen Street, Lancaster
Retail in the Heart of Lancaster City
Convention Center District
Sale: \$475,000



SALE
4031 Columbia Avenue, Lancaster
Established Restaurant includes
Real Estate, Liquor License and FF&E
6,240 SF • \$895,000



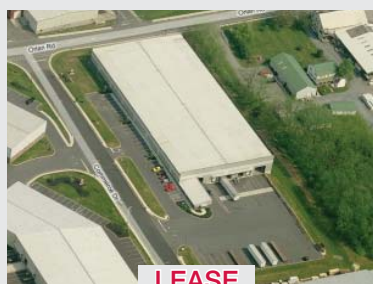
SALE
337 N. Queen Street, Lancaster
5,067 SF • Former Restaurant
Income from (2) Apartments
Sale: \$395,000



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Easy Access to Rt. 283
Up to 117,000 SF Available
\$4.35/SF NNN



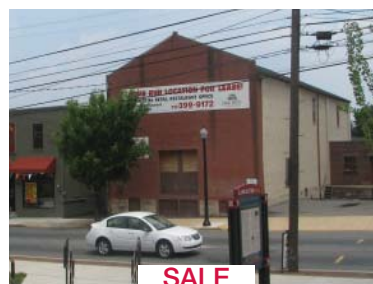
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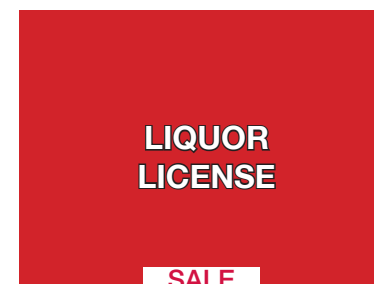
SALE
621 N. Prince Street, Lancaster
Across from Clipper Stadium
14,890 SF • .61 Acre
Zoned Mixed Use • \$695,000



SALE
Bed & Breakfast, Ephrata
19-Room Inn & 3-Suite Carriage House
Professional Decor • Turnkey Operation
7,685 SF • \$595,000



LEASE
885 E. Roseville Road, Manheim Twp
Great Visibility & Parking
2,500 SF
\$12/SF NNN



LIQUOR LICENSE
SALE
Ephrata Boro Retail License
Can Be Moved
Call for Details • \$110,000

930 Red Rose Court, Suite 200 Lancaster, PA 17601

WWW.NAICPI.COM • 717-283-0600

Land



SALE

W. Millport Rd & Buckwalter Rd, Litzitz
Near Heart of Lancaster Comm. Hospital
10.295 Acres • Zoned Campus Industrial
\$1,500,000



SALE

Champ Boulevard, Manheim
Highway Commercial on Rt. 283
Restored Stone Farmhouse & Barns
17.90+/- Ac. • \$2,199,000



SALE

E. Main Street (Rt 23)
New Holland
.99 Acre (Add'l Land Available)
High Traffic Intersection
Across from Garden Spot H.S.
\$695,000



SALE/LEASE

Frontage on Manheim Pk & Dillerville Rd
Lancaster City
Highly Visible Sites with Flexible Zoning
1.03 - 8.06 Acres
Land Lease: from \$65,000/year
Sale: from \$250,000/acre

**GATEWAY
BUSINESS
PARK**



SALE

West End Drive, Manheim
Includes Long-term Cell Tower Lease
6.72+/- Acres • Zoned Industrial
Price Reduced to \$495,000



SALE

Route 72 & Route 419, Lebanon
10.72 Acres • Commercial Land
\$1,000,000



SALE/LEASE

E. Main Street, Ephrata
Great Exposure on Busy Rt. 322
Sale: \$795,000 (5.6 Acres)
Lease: \$65,000/year (2.0+/- Acre Pad)



LEASE

N. George Street,
Manchester, York County
Join CVS on 1 Acre Pad Site
Ground Lease: \$45,000/year



SALE

Woodland Hills
Middletown Borough
167 Acres
312 Approved Residential
Building Lots
\$3,500,000



SALE

Mount Joy Industrial Park, Strickler Road
Zoned Industrial • 1-19 +/- Acres
\$115,000-\$125,000 per acre



SALE

Columbia Ave. & Jackson Dr. - Lanc. Twp.
.5 +/- Acres • \$275,000
Zoned (O/P) Office-Professional
Approved for a 7,114 SF Office Building



SALE

Graystone Road, East Hempfield Twp.
Next to Root's Market
22+/- Acres • Zoned C-3
\$45,000 per acre



SALE

Noll Drive, East Hempfield Twp.
1.54 Acres • Zoned Commercial Office
Office Building Plans Available
\$795,000

To inquire about these and our other properties, please contact our agents.

Daniel Berger, CCIM, SIOR • Steve Clipman • Thomas McDermott, CCIM, SIOR (Broker of Record)
Glen Hauck • Gordon Kauffman • Bethanie Mackley • James Pointer
Robert M. Ramsay • Eric Revene • Michael Sheaffer • John Thiry



We look forward to the opportunity to earn your business. Please contact us to discuss how our team at NAI Commercial Partners, Inc. can be of service for all of your commercial and industrial real estate needs.



Individual Member



Individual Member



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Council of
Shopping
Centers