

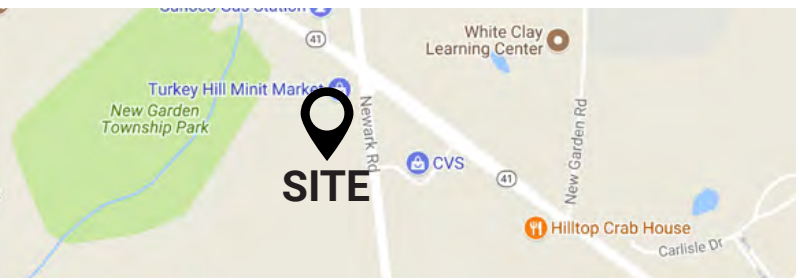
# ± 10,300 SF WAREHOUSE / OFFICE BUILDING

729 NEWARK ROAD, LANDENBERG, PA 19350

**FOR SALE:  
CALL FOR DETAILS**

## PROPERTY FEATURES

- ✓ ± 10,300 SF Building with 20/80 split office to warehouse
- ✓ Newly renovated with new rubber roof, windows, HVAC with gas heat, and new office space fit out
- ✓ Office space contains ADA compliant restrooms, three offices, reception area, showroom / display floor & executive office
- ✓ Entire property is 8.4 Acres
- ✓ Expansive parking and loading area / loading dock
- ✓ Centrally located just off of the busy Route 41 and Newark Road
- ✓ Zoned Commercial which allows for a wide variety of uses



## CONTACT US

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# LANDENBERG EXTERIOR PROPERTY PHOTOS - 729 NEWARK ROAD



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# LANDENBERG INTERIOR PROPERTY PHOTOS - 729 NEWARK ROAD



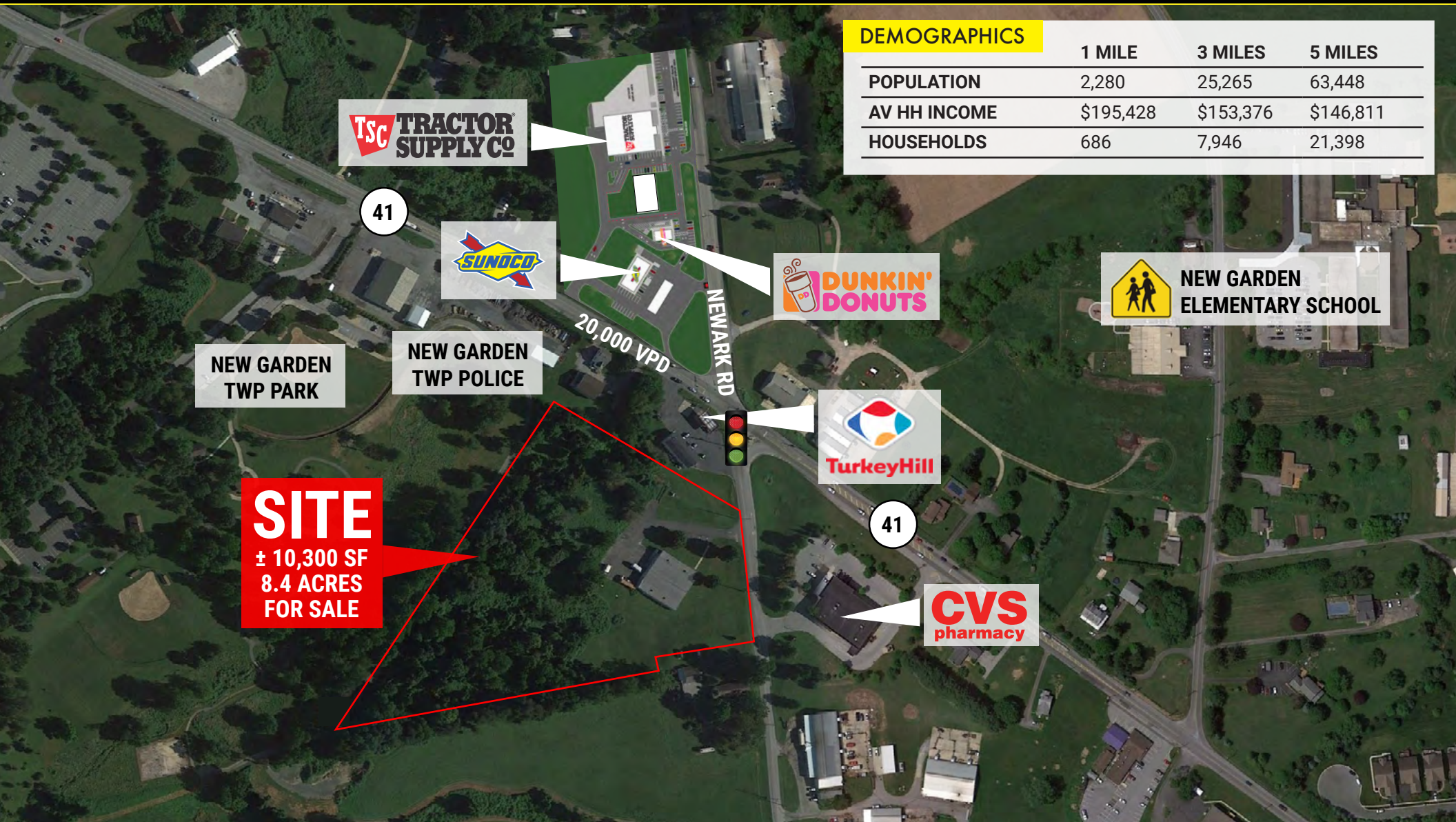
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# LANDENBERG RETAIL AERIAL - 729 NEWARK ROAD



| DEMOGRAPHICS | 1 MILE    | 3 MILES   | 5 MILES   |
|--------------|-----------|-----------|-----------|
| POPULATION   | 2,280     | 25,265    | 63,448    |
| AV HH INCOME | \$195,428 | \$153,376 | \$146,811 |
| HOUSEHOLDS   | 686       | 7,946     | 21,398    |

**SITE**  
 ± 10,300 SF  
 8.4 ACRES  
 FOR SALE

**TSC TRACTOR SUPPLY CO**

**SUNOCO**

**DUNKIN' DONUTS**

**NEW GARDEN ELEMENTARY SCHOOL**

**NEW GARDEN TWP PARK**

**NEW GARDEN TWP POLICE**

**Turkey Hill**

**CVS pharmacy**

**ZOMMICK MCMAHON**  
 COMMERCIAL REAL ESTATE

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# ABOUT ZOMMICK McMAHON COMMERCIAL REAL ESTATE

Zommick McMahon Commercial Real Estate, Inc. has been a Metro Philadelphia Area staple since its inception in 1949. The Company was founded by Joseph Zommick, and continues today with Ryan McMahon and his highly experienced staff, whom are all results-oriented professionals.

## SOME OF OUR SATISFIED CLIENTS:



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