



FOR LEASE OFFICE SPACE

**33 Union Ave
Doylestown Borough, Bucks County, PA**

COMMERCIAL • INDUSTRIAL • INVESTMENT



PRESENTED BY: Gary Funk — Penn's Grant Realty Corporation
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PROPERTY HIGHLIGHTS

- **Renovated Historic Old Creamery Building in Doylestown Borough**
- **Easy Access to New Route 202 Parkway & 611 Bypass**
- **Plenty of On-site Parking**
- **1/2 Block From County Court House and County Parking Garage**

PROPERTY SPECIFICATIONS

Space Available: 1,250± SF - 25'x50' office on second floor
 Water: Public
 Sewer: Public
 Electric: PECO
 HVAC: Heat Pump—fully air conditioned
 Parking: 45 spaces
 Municipality: Doylestown Borough
 Zoning:..... Industrial-Non Conforming
 Taxes & CAM: 1.82 PSF (Included)
 Lease Price: \$1,700 per month, plus utilities & interior cleaning





