

44 2nd Street Pike

Southampton, Pennsylvania

Property Description

Highly visible, excellently located 18,800 square foot office building on 1.34 acres. Ideally located nearby many amenities and major roadways. Building is elevator served.

Zoned RS - Retail Service: Uses include but not limited to medical, professional services, business services, shops, stores, religious uses, school uses. Full zoning code available upon request. Taxes (2016/17): \$34,865

Current Availabilities

Suite 100	1,800± SF	Suite 303	1,150± SF
Suite 101	2,200± SF	•••••	

Lease Rate:

\$18.00 per square foot modified gross + electric + taxes + water

For more information:

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Demographics	1 mi	3 mi	5 mi
Population	6,338	71,176	223,770
Households	2,287	27,512	85,835
Median Household Income	\$85,572	\$69,111	\$69,335



- Just off County Line Road
- 1 mile from Street Road
- 6 miles to PA Turnpike (I-276)

STREET ROAD

• 8.3 miles to I-95



