

6375 BASEHORE ROAD

FOR SALE



**6375 BASEHORE ROAD,
MECHANICSBURG, PA**

**FULLY LEASED TWO (2) TENANT 19,917 SF
FLEX/INDUSTRIAL BUILDING**

**RARE OPPORTUNITY TO PURCHASE A FULLY
LEASED FLEX/INDUSTRIAL BUILDING**

STRONG TENANT CREDIT PROFILES



PROPERTY OVERVIEW

**FULLY LEASED 19,917 SF
FLEX/INDUSTRIAL BUILDING**



INFILL FLEX/INDUSTRIAL



**CUMBERLAND COUNTY - HAMPDEN TOWNSHIP -
I-G (INDUSTRIAL GENERAL) ZONING**



DOCK HIGH AND DRIVE-IN LOADING



WELL MAINTAINED PROPERTY



1.58 ACRE SITE



ABUNDANT PARKING



TWO (2) POINTS OF ACCESS VIA CURB CUTS



STRONG TENANT CREDIT PROFILES

LOCATION OVERVIEW



DON GRIMES

Managing Director
610-601-4204
dgrimes@sshco.com

BRENDAN SCHNEIDER

Vice President
610-601-4207
bschneider@sshco.com



Neither owner nor SSH Real Estate makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between potential projected and actual, and those differences may be material. The property may be withdrawn without notice. Neither owner nor SSH accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement.