

## PARAMOUNT REALTY

### **1685 CROWN AVENUE** 1685 Crown Avenue, Lancaster, PA 17601

Lancaster County | GLA: ±17,940 SF



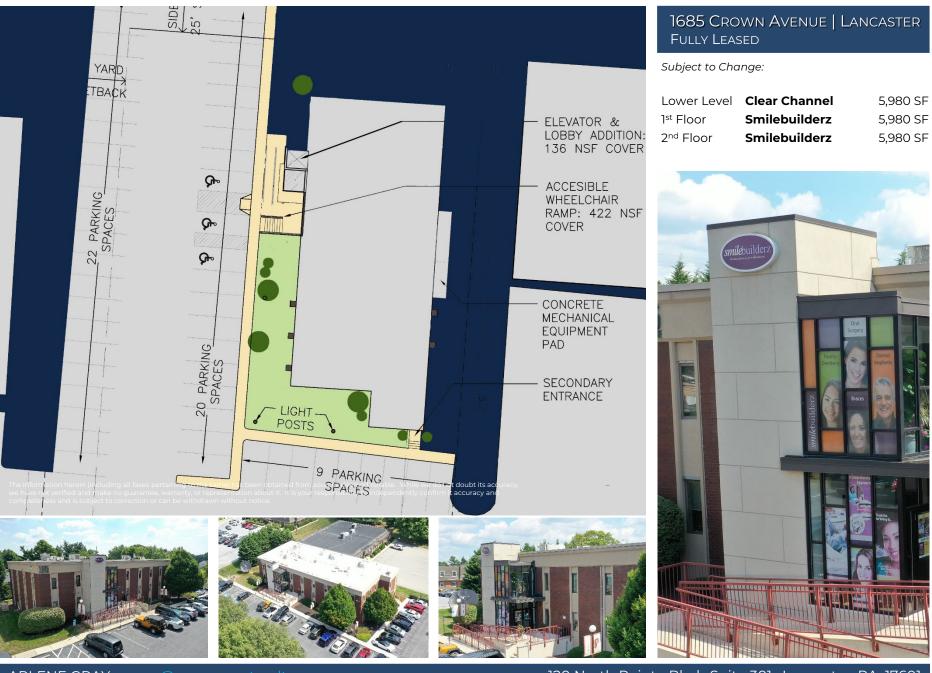


#### Clear Channel

- 1685 Crown Avenue is a three-floor professional office building which has great visibility and access located just off of Route 30
- The building sits on a lot size of 0.93 acres and includes 60 parking spaces
- Ceiling Height: +/- 7'-10"
- HVAC: 9 Heat pump units

DEMOGRAPHICS	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	9,045	105,259	179,002
Avg. HH Income:	\$89,854	\$86,406	\$94,129
Households:	3,629	41,199	69,878

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