



PARAMOUNT
REALTY

EDEN PROFESSIONAL CENTER

1725 – 1755 OREGON PIKE, LANCASTER, PA 17601

Lancaster County | GLA: ±43,710 SF



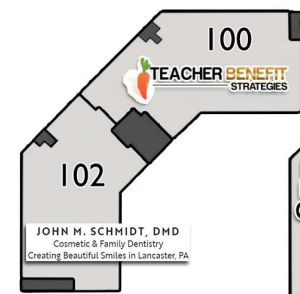
- Class "A" office space, consisting of two 2-story brick buildings
- Ideally located at the intersection of Route 30 and Oregon Pike
- Existing tenants include physicians, attorneys, patient advocates and financial services
- Situated nearby retailers, restaurants and business services

DEMOGRAPHICS	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	9,217	99,737	177,760
Avg. HH Income:	\$87,063	\$84,708	\$91,575
Households:	6,480	61,517	96,002

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FIRST FLOOR 1755



SECOND FLOOR 1755



FIRST FLOOR 1725

ENTRANCE "B"



SECOND FLOOR 1725

ENTRANCE "A"



OREGON PIKE

272

M&T Bank

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EDEN PROFESSIONAL CENTER FOR LEASE

Subject To Change

Office Suites 1725

First Floor

100	Eden Park Pediatrics	4,318 SF
104	Apex Chiropractic	1,798 SF
105	Garcia Garman & Shea, PC	1,197 SF
107	Pinnacle Health	2,949 SF

Second Floor

200	Caribbean Transport	1,000 SF
201	Americomm	1,596 SF
203	Behavioral Health and Wellness Academy	800 SF
204	LW Survey Co.	1,340 SF
205	Kidmmunicate	2,820 SF
206	GameDay Men's Health	2,101 SF

Office Suites 1755

First Floor

100	Teacher Benefit Strategies	5,245 SF
102	Dr. John M. Schmidt, DMD	4,830 SF

Second Floor

200	Behavioral Healthcare	5,096 SF
203	Equitable Life Assurance	2,838 SF
204	Behavioral Healthcare	2,005 SF





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