



PARAMOUNT
REALTY

SMILEBUILDERZ CAMPUS

200-204 BUTLER AVENUE, LANCASTER, PA 17601

Lancaster County | GLA: ± 29,720 SF



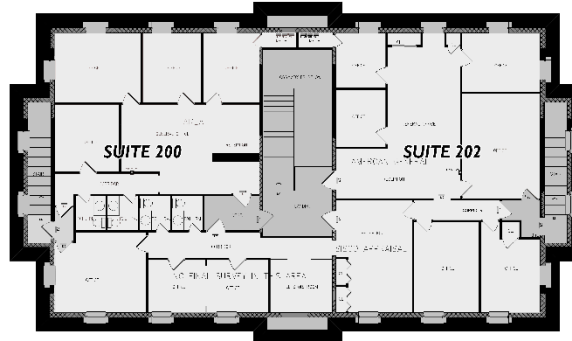
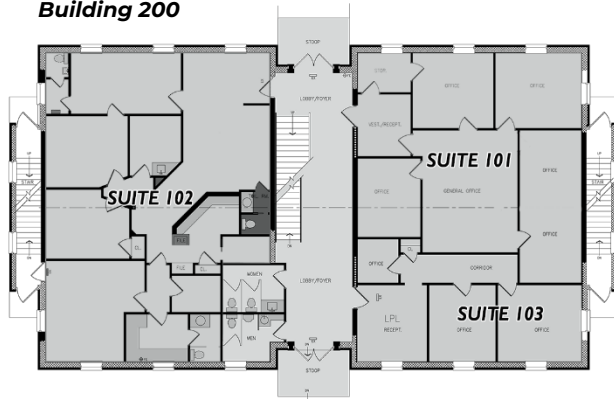
- Located off Oregon Pike (Route 272) in Manheim Township, Lancaster, PA.
- This 2-story professional office building has excellent visibility and easy access to US Route 30, US Route 222 & Route 283

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population:	9,239	106,878	178,413
Avg. HH Income:	\$86,746	\$82,801	\$91,939
Households:	3,735	41,437	69,558

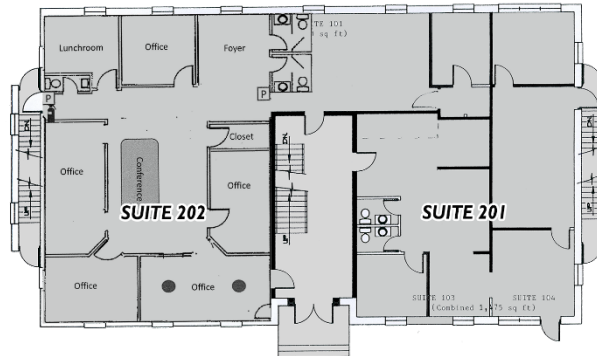
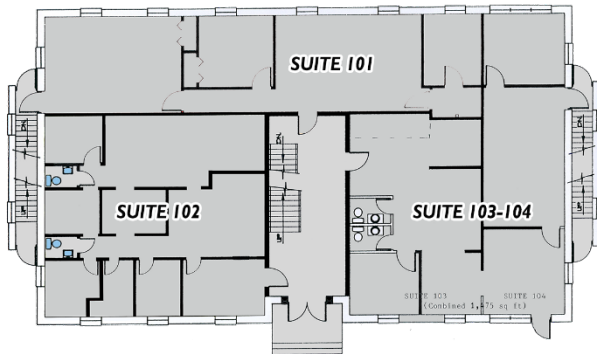
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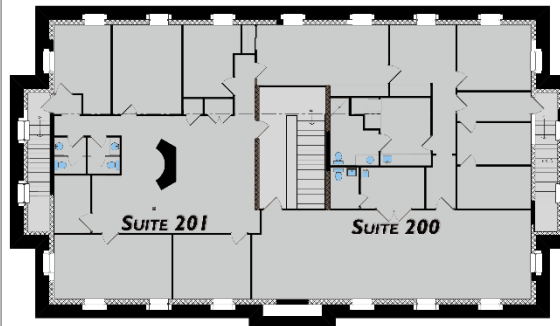
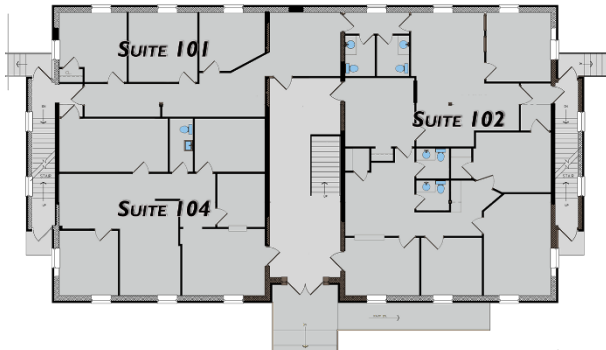
Building 200



Building 202



Building 204



SMILEBUILDERZ CAMPUS FOR LEASE

Subject To Change

Building 200

First Floor

101	Redemption Wellness Services	1,190 SF
102	RCCG Living Spring Lancaster	1,534 SF
103	Passport Health	750 SF

Second Floor

200	Aflac Insurance	1,250 SF
201	Sisco Appraisal	1,175 SF
202	Chic-fil-A Office Training Ctr.	1,760 SF

Building 202

First Floor

101	KB Custom Building	1,100 SF
102	Susquehanna Style Magazine	1,250 SF
103-4	Karpinski & Associates	1,475 SF

Second Floor

201	Fidelity National	2,085 SF
202	First Impressions Dental Lab	2,085 SF

Basement

301	MaidPro Lancaster	1,128 SF
303	First Guitar	1,300 SF
304	Dumpster Dudez	165 SF
305	First Guitar	466 SF
306	Storage	83 SF

Building 204

First Floor

101	SmileBuilderz	800 SF
102	SmileBuilderz	2,190 SF
104	SmileBuilderz	645 SF

Second Floor

200	Building Industry Association	2,135 SF
201	SmileBuilderz	1,865 SF

Basement

301	SmileBuilderz	1,955 SF
302	SmileBuilderz	1,343 SF



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