

Franklin County Area Development Corporation

Company Name: Hirschmann/TBJ Building

Availability: Immediate

Location: 1665 Orchard Drive, Chambersburg, PA

County: Franklin (Borough of Chambersburg)

Zoning: Industrial

Price: \$10.00 p/sf (NNN, 5 yr. lease negotiable)

Total SF: 3,800 SF Office (second floor)
-includes 8 offices, two conference rooms, first floor reception area, large common area, and break room

Lighting: Fluorescent

Heating: Forced hot air

Roof: Flat

Ceiling: 20'

Clear span: no

Loading dock(s): 1

Parking: 30 paved spaces

Electricity: Borough of Chambersburg

Natural Gas: Borough of Chambersburg

Water/Sewer: Public, Borough of Chambersburg

Rail: No, (1/4 mile from new CSX Intermodal Rail Terminal)

Highway: 1/2 mile to I-81, Exit 14, 1/4 mile to US Route 11

Air: Harrisburg International Airport, 60 miles, Hagerstown, MD Regional, 15 miles

Miscellaneous: Excellent location within the Chambers5 Business Park

Contact: Graham Messner, Long & Foster Real Estate
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FRANKLIN
COUNTY
AREA
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