

FOR SALE

PRIME MEDICAL OFFICE SPACE

PENN'S GRANT REALTY
Corporation

**708 N. Shady Retreat Drive, Suite 8
Doylestown, Bucks County, PA**

COMMERCIAL • INDUSTRIAL • INVESTMENT



PRESENTED BY: Kurt Eisenschmid, CCIM — Penn's Grant Realty Corporation
2005 S Easton Rd, STE 306, Doylestown, PA • 215-489-3800 x3 • kurt@pgrealty.com • www.pgrealty.com

PROPERTY SPECIFICATIONS

Space Available: 2,000± SF (1st floor)
 Four (4) exam/medical rooms, Four (4) private
 offices, Reception & waiting area, break room,
 Two (2) bathrooms, 2,000± SF basement -
 9' ceiling

Parking: On-site parking spaces

Water: Public

Sewer: Public

Municipality: Doylestown Township

Tax Parcel: 09-010-004-008

Property Tax (2022): \$6,391

Total Tax Assessment: \$38,300

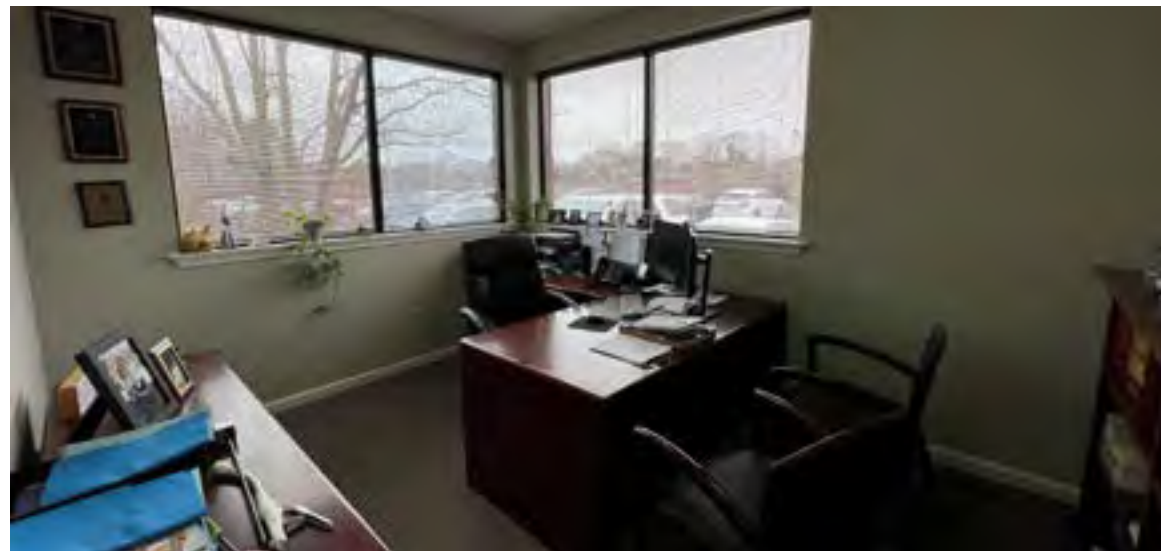
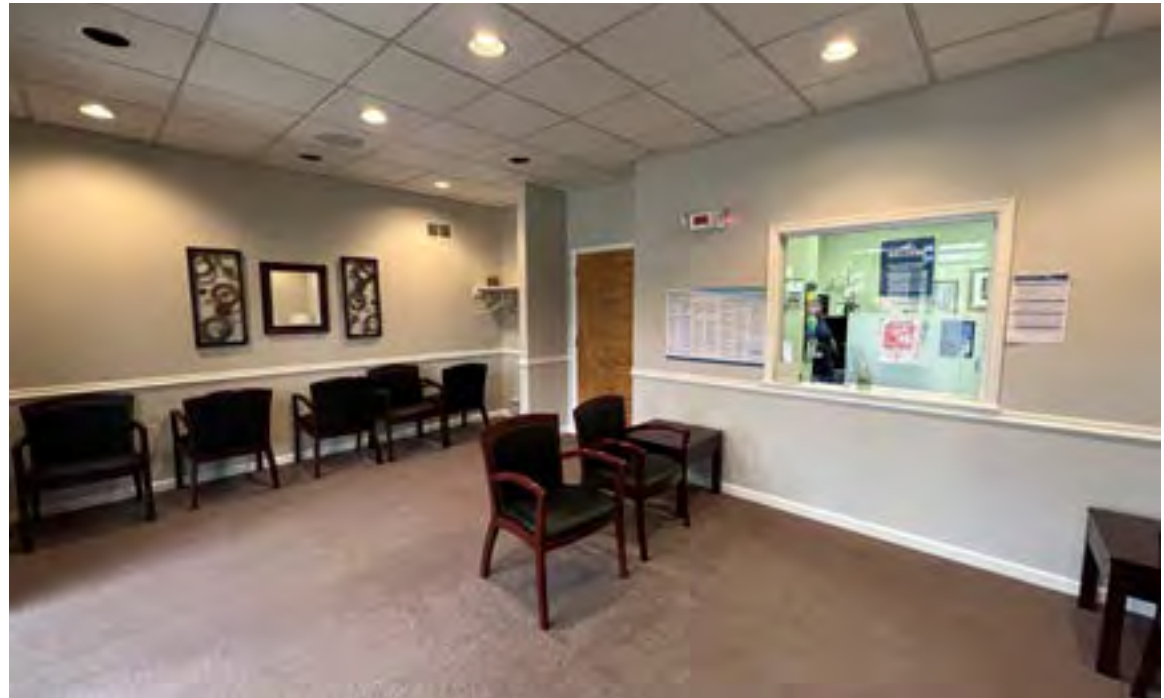
Condominium Fee: \$950.55/month

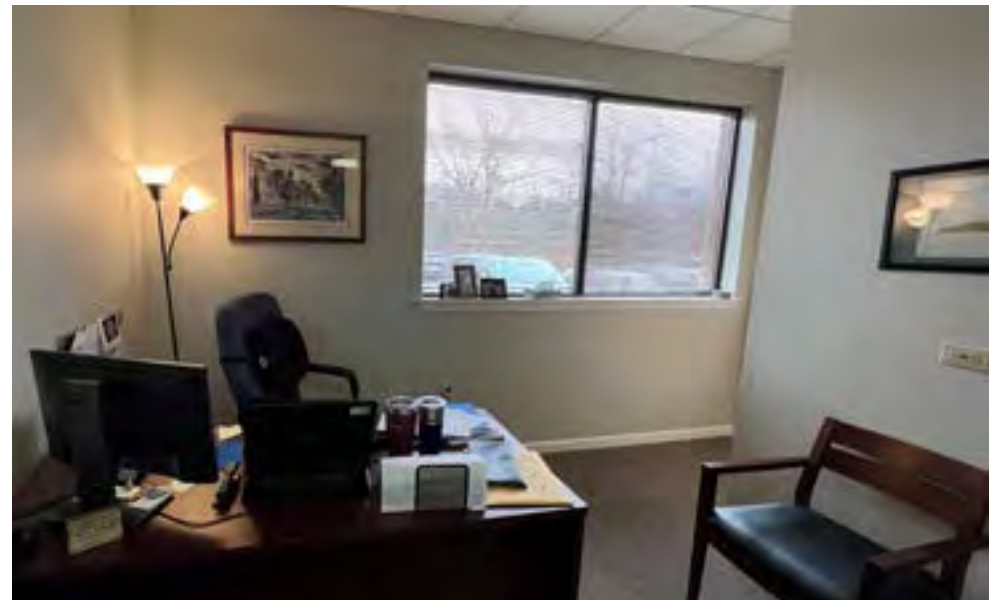
Zoning: LI

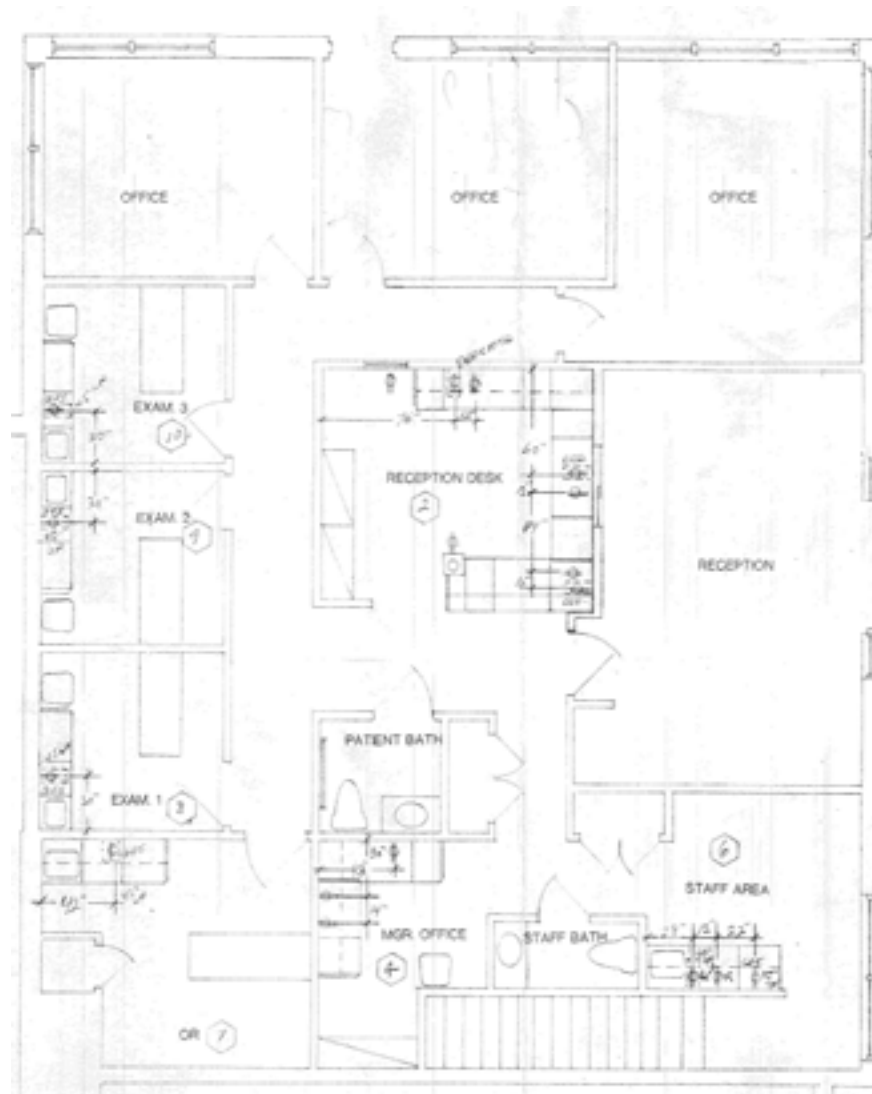
Sale Price: \$ 420,000

PROPERTY HIGHLIGHTS

- **Private Entrance**
- **Georgetown Commons - Medical Office Complex**
- **Easy Access to Doylestown By-Pass (Route 611)**
- **Minutes to Doylestown Hospital**







2,000± SF, plus full basement with 9' ceiling





