

12,000 SF Office Building in Lansdale, PA Sealed Bids Due: Tues., Sept. 17th by 3:00 PM



2128 North Broad Street, Lansdale, PA 19446

12,000 square foot Professional Office Building that has been well maintained and is situated on 1.82 acres. Property includes a paved parking lot with 63 spaces and two means of ingress/egress. This stately brick building was built in 1994 and combined two tax parcels and converted to one structure. Previously owner occupied CPA firm.

The split level design features a rear entrance with ramps and steps through an air lock vestibule, to a bright vaulted ceiling reception area and spacious conference room. The first and second floors comprise over 30+ individual offices, executive suites, training/conference rooms, computer room, kitchenette/training area, common space for shared cubicles, library, 3 sets of men's/ladies restrooms and 1 unisex restroom, total of 7 bathrooms.

The lower level has an additional 1,900 square feet of unfinished area with file storage room featuring sliding tracked file racks, 2 bathrooms, utility rooms and plenty of additional area for storage as well.

Excellent location with convenient access to Rt. 309 & Lansdale Interchange of I-476 (PA Turnpike).

Preview: Wednesday, August 28th from 11:00 AM – 2:00 PM

Tranzon Alderfer - AU-001980-L - 60-Day Closing - Sold in As-Is Condition, No Contingencies.
 10% Deposit - Broker Participation Welcomed

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