

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$179,000
Lease Rate:	N/A
Building Size:	10,295 SF
Building Built:	1956
County:	Dauphin
Township / Municipality:	Susquehanna
Zoning:	RM

PROPERTY OVERVIEW

Historic property on a highly visible corner in Uptown Harrisburg ready for redevelopment. 10,295 SF former religious facility on 0.38 Acre of land at the corner of Division and 5th Streets. R-M zoning allows for multifamily, community centers, and educational uses with special exceptions.

PROPERTY HIGHLIGHTS

- 10,295 SF former religious facility on 0.38 Ac of land at the corner of Division and 5th Streets, with frontage on Division Street.
- Highly visible corner with good accessibility to many parts of the city
- R-M zoning allows for multi-family, community center, and education uses with special exceptions



Sean Fitzsimmons
Director - Sales & Leasing
717.731.1990 x3013
sfitzsimmons@landmarkcr.com

Nick Sallack
Senior Associate
717.731.1990 x3033
nsallack@landmarkcr.com

425 N. 21st Street, Suite 302, Camp Hill, PA 17011

LANDMARKCR.com

423 Division Street

SPECIAL PURPOSE PROPERTY FOR SALE

423 Division Street Harrisburg, PA 17110

TRADE AERIAL



Sean Fitzsimmons
Director - Sales & Leasing
717.731.1990 x3013
sfitzsimmons@landmarkcr.com

Nick Sallack
Senior Associate
717.731.1990 x3033
nsallack@landmarkcr.com

425 N. 21st Street, Suite 302, Camp Hill, PA 17011

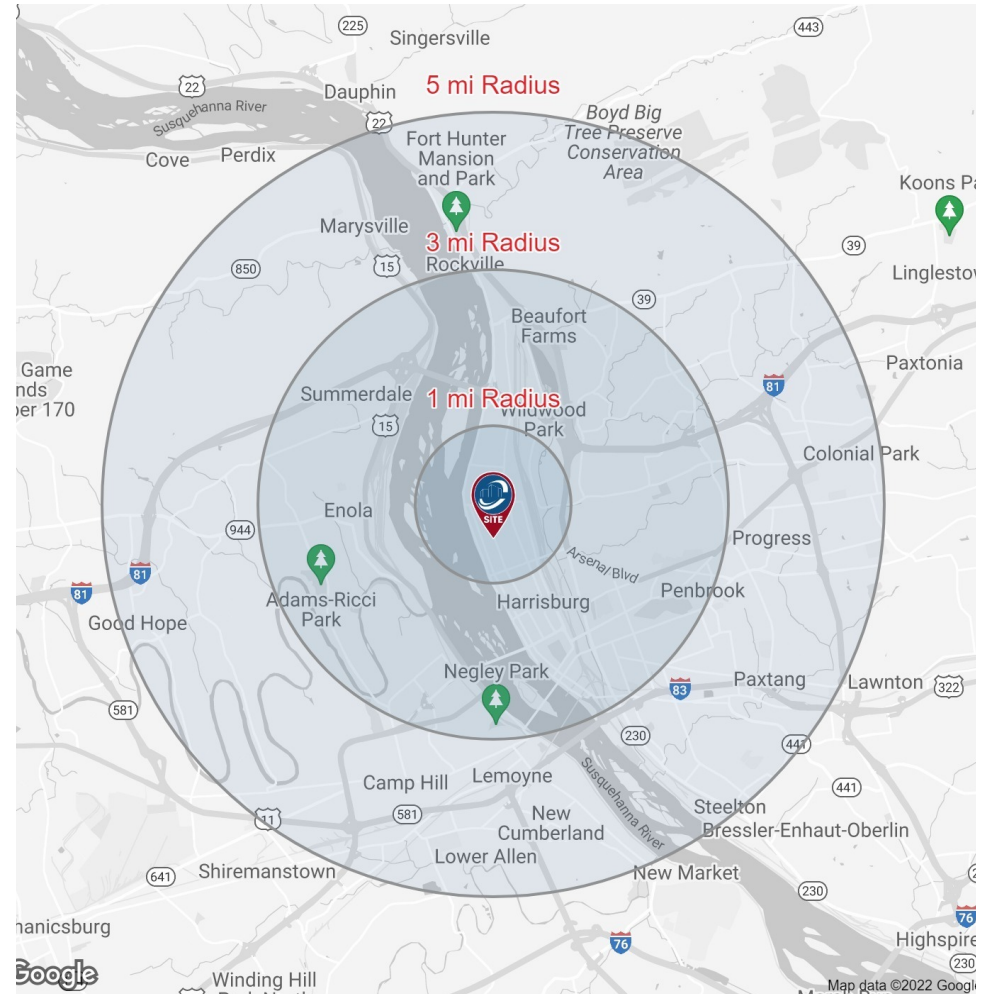
LANDMARKCR.com

DEMOGRAPHICS MAP & REPORT

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,247	4,133	10,495
Average Age	39.1	35.6	33.9
Average Age (Male)	37.3	31.2	30.5
Average Age (Female)	38.7	36.4	35.2

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	625	1,892	4,750
# of Persons per HH	2.0	2.2	2.2
Average HH Income	\$46,892	\$45,594	\$52,219
Average House Value	\$81,555	\$88,929	\$92,036

* Demographic data derived from 2020 ACS - US Census



Sean Fitzsimmons
Director - Sales & Leasing
717.731.1990 x3013
sfitzsimmons@landmarkcr.com

Nick Sallack
Senior Associate
717.731.1990 x3033
nsallack@landmarkcr.com

425 N. 21st Street, Suite 302, Camp Hill, PA 17011

LANDMARKCR.com