

LMS

Commercial Real Estate

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Lancaster County

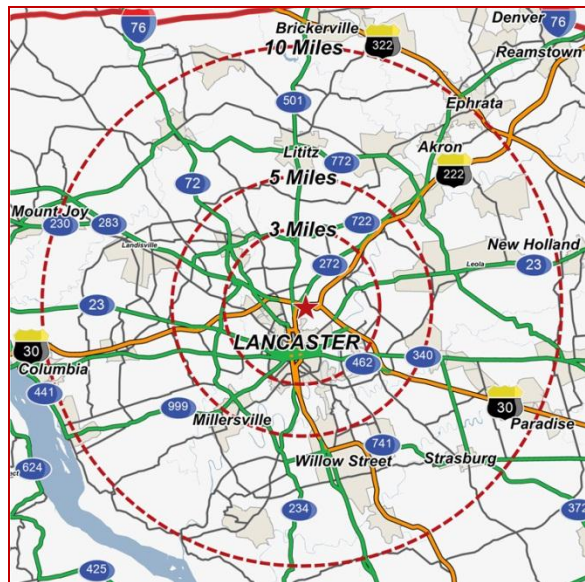
Medical Office Building

810 PLAZA BOULEVARD

Total GLA: ± 30,190 SF

Lancaster, PA 17601

Lancaster City



Managed By: **PMA** Property Management Alternatives, inc.
PROPERTY AND ASSET MANAGEMENT

2011 DEMOGRAPHICS:

| | <u>3 Mile</u> | <u>5 Mile</u> | <u>10 Mile</u> |
|--------------------|---------------|---------------|----------------|
| Population | 75,934 | 170,425 | 323,512 |
| Avg. HH Income | \$70,328 | \$71,104 | \$71,252 |
| Daytime Population | 67,437 | 112,664 | 184,272 |

810 Plaza Boulevard

Is a prime facility with 30,190 square feet, a commercial building located on the "ring" road for Park City Mall, a major retail shopping destination for the surrounding markets.

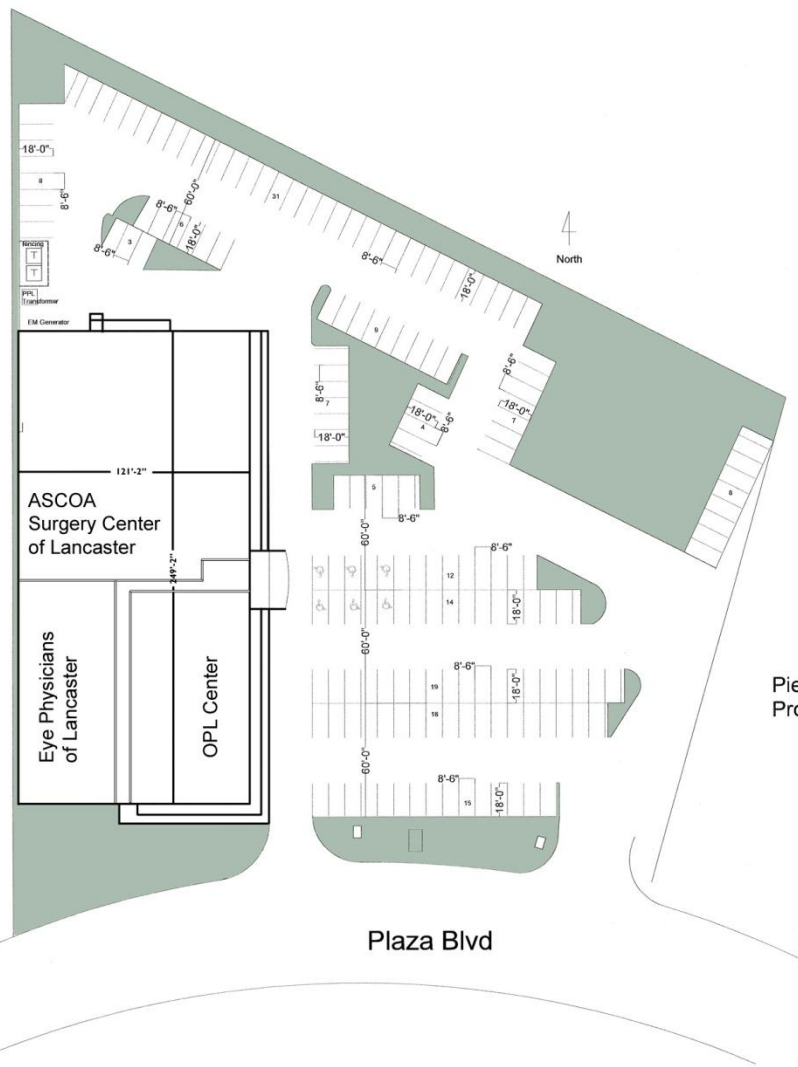
In 2005, a new roof, new HVAC systems, new exterior façade, new parking lot lights and many other renovations were completed.

*See reverse side for **site plan**

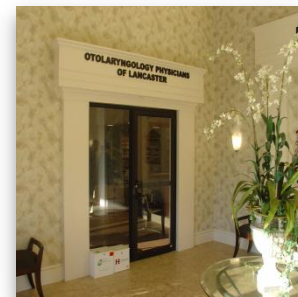


810 Plaza Boulevard

100% Occupied



Pier 1 Property



Subject to Change:

| | | |
|-------|-----------------------------|-----------|
| 810-1 | ASCOA | 16,304 SF |
| 810-2 | OPL Center | 7,147 SF |
| 810-3 | Eye Physicians of Lancaster | 6,739 SF |



For additional information, please contact:
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