

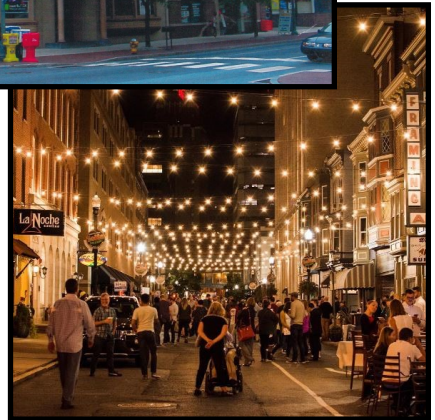
# Prime Retail Space

**225 Market Street, Harrisburg, PA**  
**(Corner of Market & 3rd Street)**  
**1st Floor - Space #3**  
Approx. 1,946 Rentable Square Feet

Located in the heart of Harrisburg's Central business district. One block away from Strawberry Square's food court, fitness center, restaurants, banking facilities, and parking garages. Close proximity to Hilton Harrisburg, Whitaker Center, county and federal court houses, train station, bus station and restaurant row. 30,000 workforce within a five block radius.

## PROPERTY INFORMATION

Municipality:	Harrisburg
Stories:	5
Basement:	Yes
Parking:	Nearby Garages
Sprinklers:	Yes
Restrooms:	2 per Floor
Elevators:	3
Exterior Lighting:	Yes
Signage:	On Directory, Suite Door and Outdoor Signage
Availability:	Immediate
LEASE RATE:	\$16-\$18/sq. ft./year/Negotiable
TYPE:	Modified Gross
TENANT PAYS:	Utilities & In-Suite Janitorial
OPTIONS:	Negotiable



## **HBG Realty, LLC**

320 Market St., St.273E Phone: 717-255-1058  
Harrisburg, PA 17101 Fax: 717-236-8975  
E-mail: hbgrealty@harristown.net

Tracey J. Tressler, Associate Broker, REALTOR® Direct: 717-255-1025

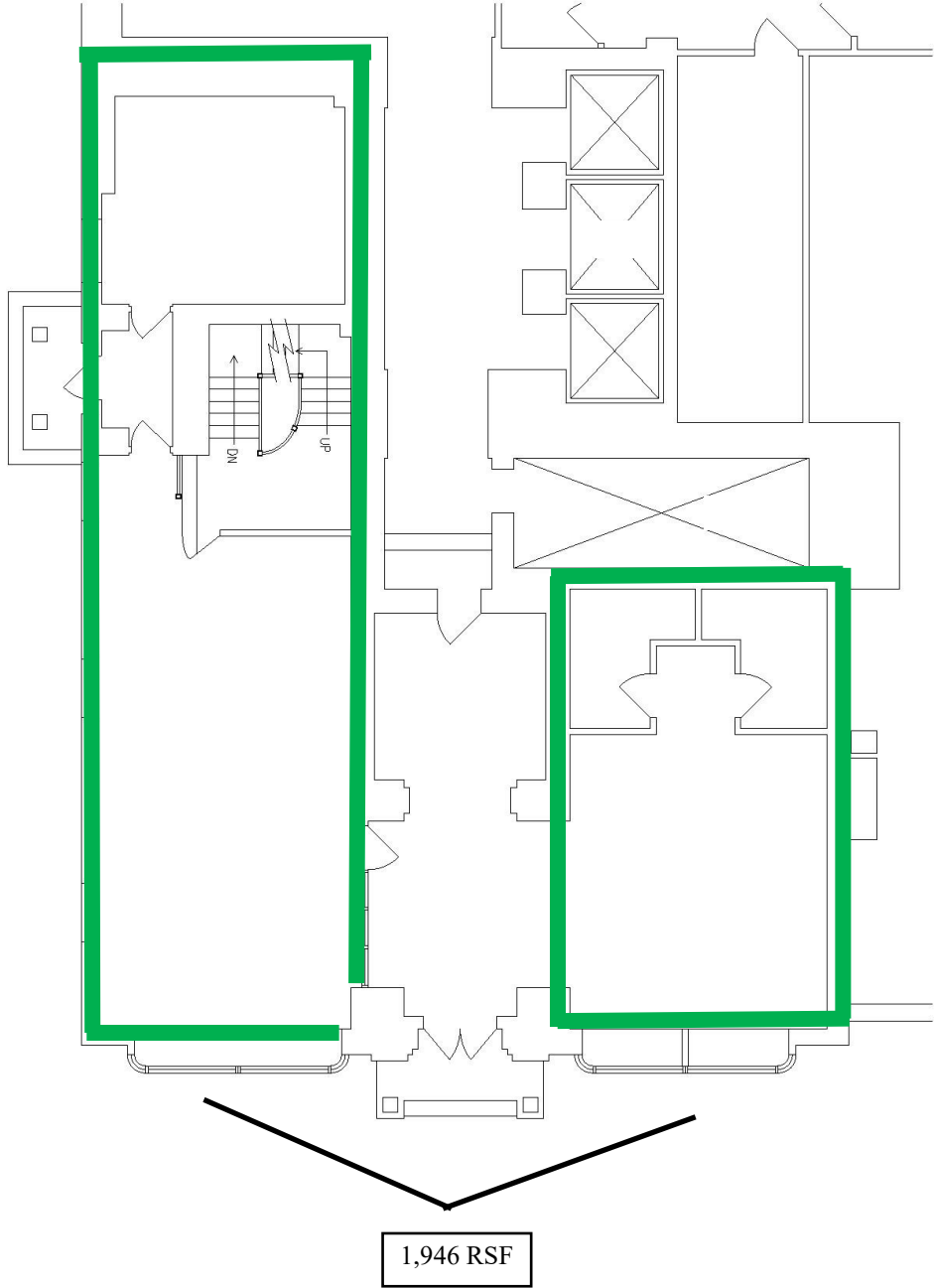


Your Downtown Real Estate Specialist

[www.hbgrealty.net](http://www.hbgrealty.net)

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1st Floor - Space #3



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