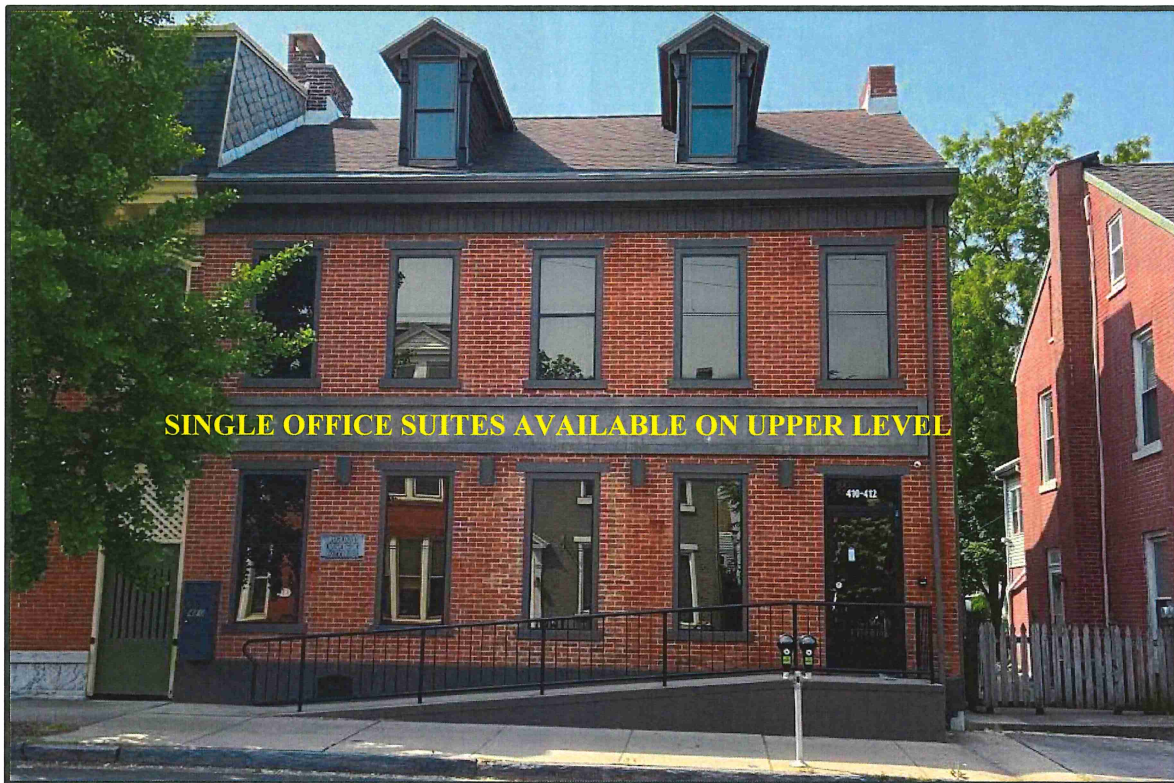


Raymond N. Herb, Jr.
Michael L. Myer
Susan M. Herb
Kathleen M. Herb
Jeffrey A. Carpenter



Realtors / Since 1927
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FOR SALE OR LEASE in Lebanon County
410 Cumberland Street, Lebanon, PA 17042



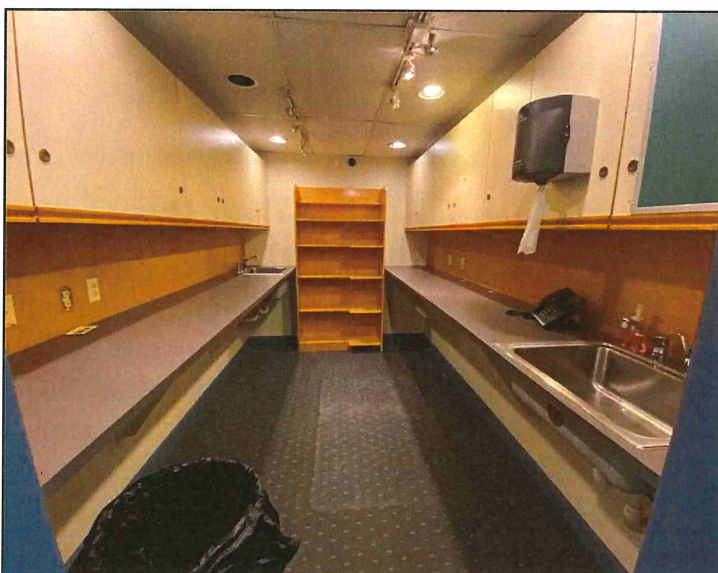
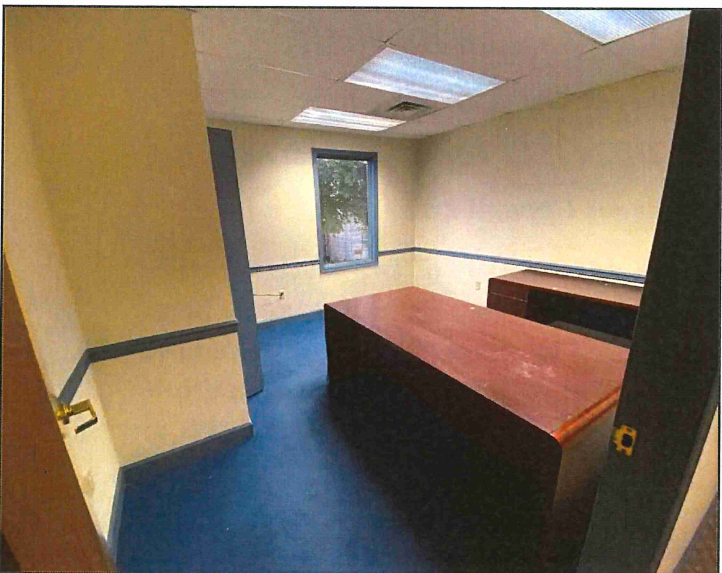
- ◆ *3,600 SF Each Level*
 - ◆ *ADA Compliant Lower Level*
 - ◆ *Ample Bath Facilities*
 - ◆ *Standard Electric Svc.*
 - ◆ *Streetscape Improvement Zone*
 - ◆ *GREAT Downtown Location*
 - ◆ *Zoned Central Business District*
 - ◆ *Has Warm Air Heat w/AC*
 - ◆ *Front and Rear Entrance*
 - ◆ *1/1/24 R.E. Taxes \$10,113/YR*
- ◆ *Single Office Suites Available on Upper Level*

This property is located in the City of Lebanon and consists of two levels of office space which is ideal for Professional or Medical office use. Reception area, large waiting room, 7 Exam Rooms, conference room, X-Ray room, and file/storage area on lower level. Upper level includes kitchenette, large executive office, and multiple staff offices. If you would like more information, please give us a call or email at info@gellerrealestatecompany.com.

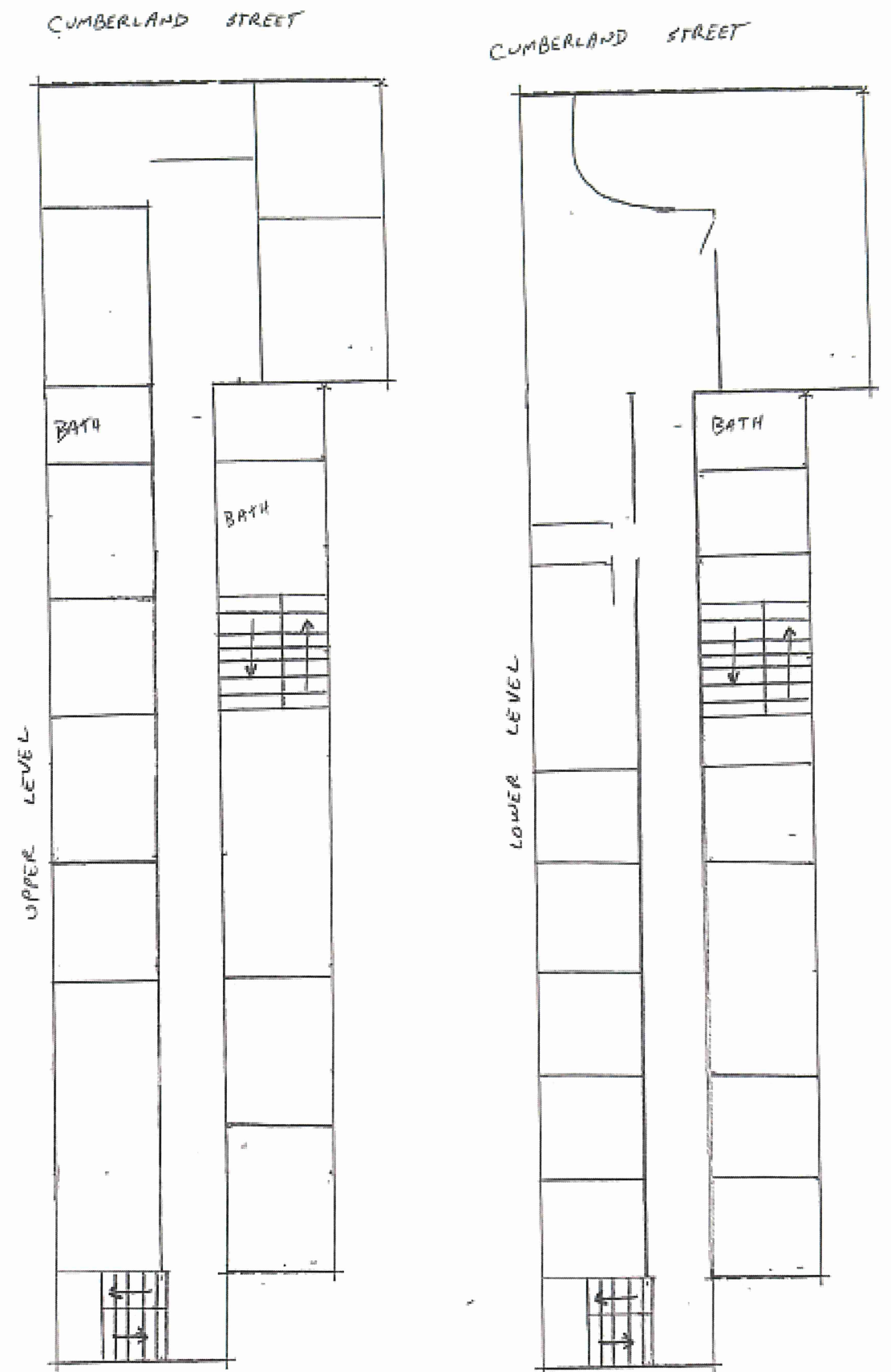
Call Ray Herb, Jr. or Mike Myer at (717) 272-5637
Commercial/Industrial Sales and Leasing

Mailing Address: 749 E. Cumberland Street, Lebanon, PA 17042

Photos

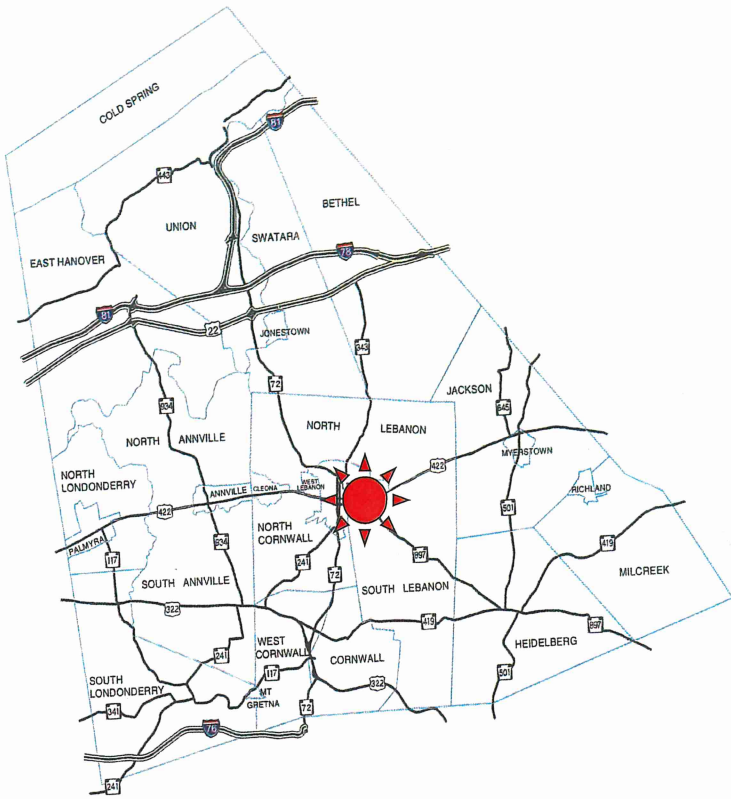


Floor Plan

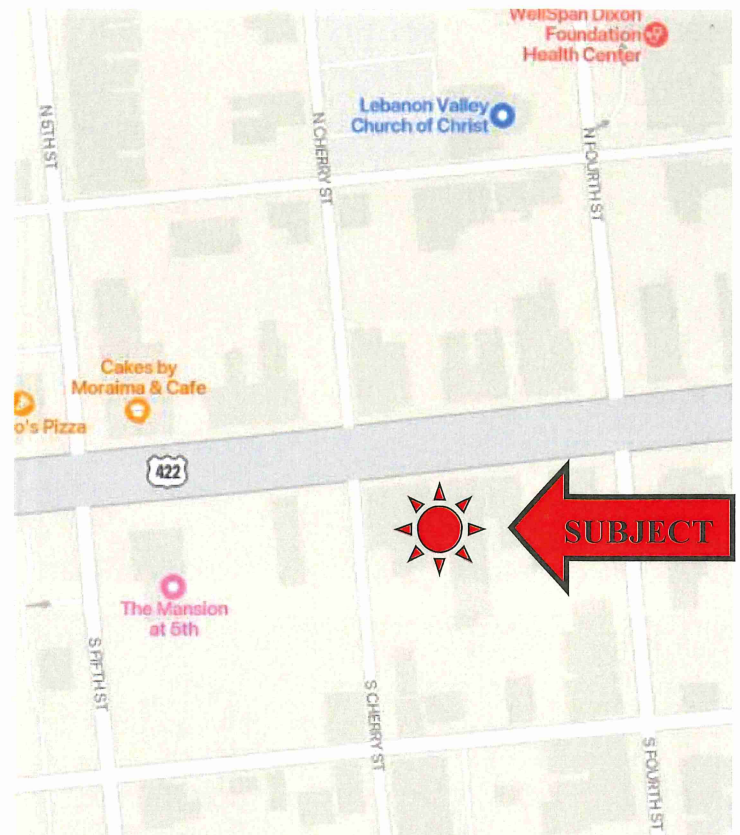


NOT TO SCALE

COUNTY MAP



LOCATION MAP



Lebanon County Pennsylvania

Located in south central Pennsylvania, just twenty-five miles east of the state capital (Harrisburg), the Lebanon Valley offers easy access to most major markets. The City of Lebanon has a population of about 26,581. Lebanon County has over 143,000 with a labor force of 75,000.

Known as “**Pennsylvania Dutch Country**”, Lebanon County is noted for its beautiful pastoral landscape, manicured farmlands, and outstanding dairy and pork products, especially Lebanon Bologna. At the same time, it has a strong industrial heritage, with a history of manufacturing dating back to Colonial times.

Designated an “**URBAN AREA**” by the US Department of Commerce, Lebanon and its surrounding communities support a highly diversified group of manufacturers, transport companies, wholesale and retail merchandisers, financial institutions, and a variety of service businesses. Backing them are utilities offering up-to-the-minute services and technical support at lower-than-average rates.

The Lebanon Valley is also blessed with excellent hospitals and clinics, including the Milton S. Hershey Medical Center, one of America’s leading research and treatment facilities.

The Lebanon Valley offers an unparalleled quality of life. The region’s educational system includes public and parochial, primary and secondary schools, career technical center, excellent under-graduate and graduate studies at Lebanon Valley College, and a variety of nearby universities. In addition, the Valley offers an outstanding array of cultural and recreational resources.