



**630 Industrial Park Road**  
EBENSBURG, PA

**Phone:**  
**814-535-8675**



**ADDRESS:** 630 Industrial Park Road  
Ebensburg, PA 15931  
[\(Map\)](#)

**COUNTY:** Cambria

**BLDG. SIZE:** 3,500 Sq. Ft.

**LOT SIZE:** 2 Acres

**Property Description**

YEAR BUILT:	1994	RAIL:	No
QUALITY:	Excellent	GAS:	Peoples
OFFICE SQ.FT.:	1,000 sq. ft. office area 2,500 sq. ft. with 6 offices	WATER:	Ebensburg Borough
ROOF:	Metal	SEWER:	Ebensburg Borough
FLOORS:	Fully carpeted and professional looking	POWER:	Penelec
WALLS:		HEAT:	Natural Gas - Hot Air
CEILING:	8 ft.	AIR CONDITIONING:	Central
ELEVATOR:	No	MISCELLANEOUS:	
CRANES:	No	ZONING:	Industrial and Manufacturing
LOADING DOCKS:	No	PARKING:	Plenty of free parking for 25 cars
MAJOR HIGHWAYS:	.5 miles to Route 22	LAST USE:	
AIRPORT DISTANCE:	20 miles to Johnstown	EXTRAS:	Owner will subdivide

**Listing Information**

Asking Price:		Possession:	Immediate
Price per SF:	\$3,000/month - Negotiable	Pricing Comments:	
Listing Agent:	Himanshu Pandya 814.472.6685 or <a href="mailto:pandya@pandyusa.com">pandya@pandyusa.com</a> or <a href="mailto:janet@pandyausa.com">janet@pandyausa.com</a>		

**Johnstown Area Regional Industries \* 245 Market Street, Suite 200 \* Johnstown, PA 15901**  
**Phone: 814-535-8675 Fax: 814-535-8677 Web Address: [www.jari.com](http://www.jari.com)**

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**COMMENTS:**

Excellent property for many different uses. Great for health and human services, DOD service provider.