



SHELTER FOR FLEDGLING FIRMS

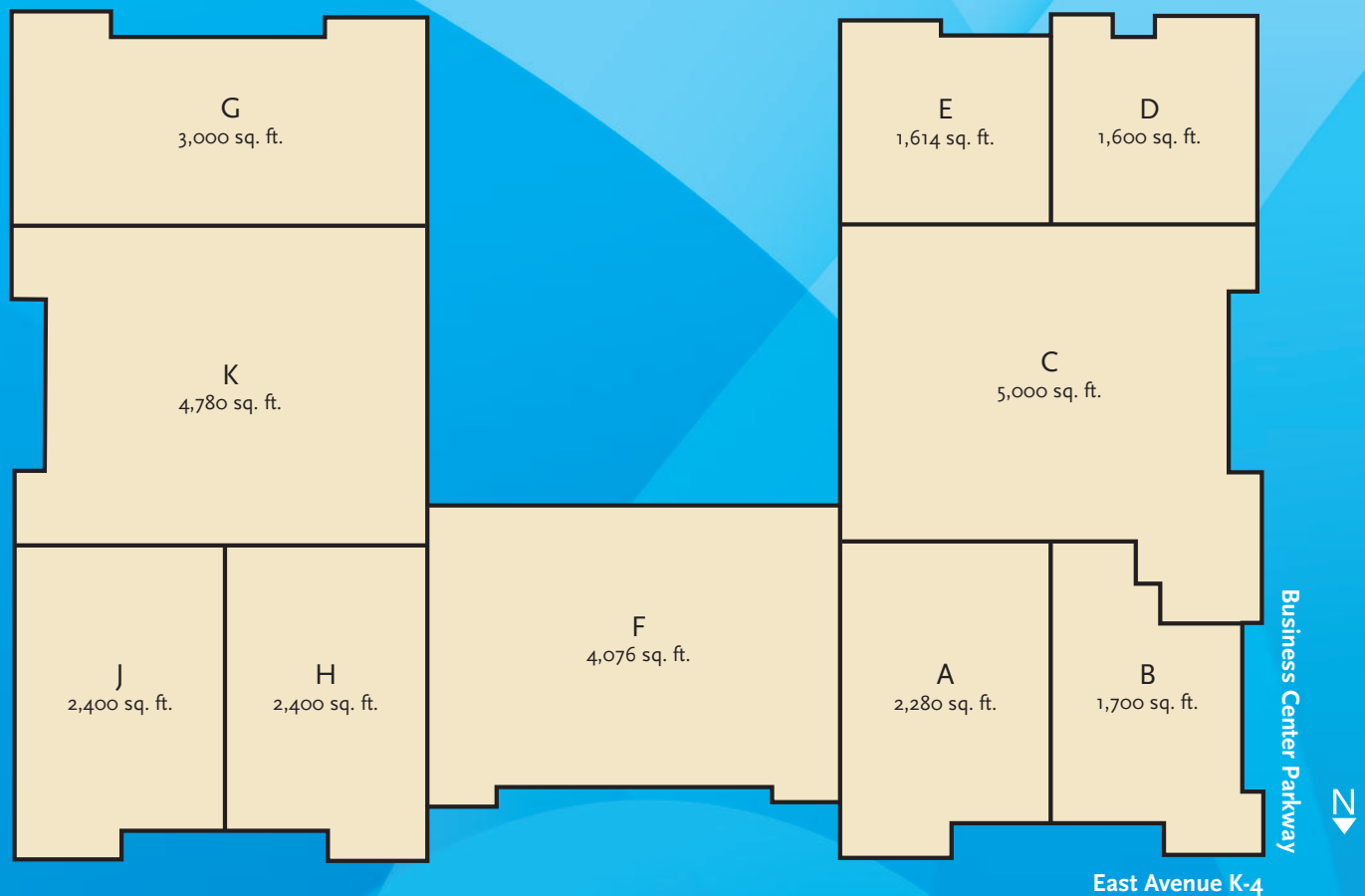
Lancaster Small Business Incubator

104 East Avenue K-4 (at Business Center Parkway)

Attractive, 30,000-square-foot, fully landscaped, multi-tenant building designed for growing businesses

- Ideal for start-ups and younger companies
- Suited for R&D, light manufacturing and distribution
- Low-cost/no-cost business counseling
- Peer networking and mentors
- SBA finance assistance available
- Flexible lease options





- Units from 1,600 to 5,000 square feet
- Central location, excellent visibility
- Finished office space plus unfinished shop/warehouse
- Office: carpeted, central air and heat
- Warehouse: evaporative cooler and space heating
- 12-foot overhead doors
- 16-foot ceilings
- 20-foot bays

Conveniently located within the campus-like setting of the Lancaster Business Park, home to Lance Camper, Deluxe Corporation and Morton Manufacturing.



For more information, please contact the Economic Development Department
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