

**Howard
Hanna**

Premier Properties
By Barbara Alexander
COMMERCIAL REAL ESTATE

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South Dents Run Rd & Fairmont Rd, Westover, WV

For Sale
\$2,850,000

I-79 Interstate
Exit 152

Westover /
Mall Exit

19.66+/- acres

High
Visibility

Curb Cut

Corner
Site



- Corner Site
- 19.66 +/- Acres
- Commercial/Industrial
- Interchange/Exit 152
- I-79 ADT/42,099 (2019)
- US19 ADT / 9,380 (2020)
- Level Site to Sloping
- All Utilities Available

Commercial Opportunity off Exit 152 of I-79. Site is across from the Morgantown Mall entrance at the intersection of Fairmont Rd & South Dents Run Rd. This 19.66 acre site is situated in a hot area of the community for commercial expansion. The property has high visibility to I-79 and zoned for Commercial and Light Industrial use. All utilities are available. Possible uses are Retail, Commercial, Storage, Light Industrial and more! Don't miss this opportunity! Call listing agent for an appointment!



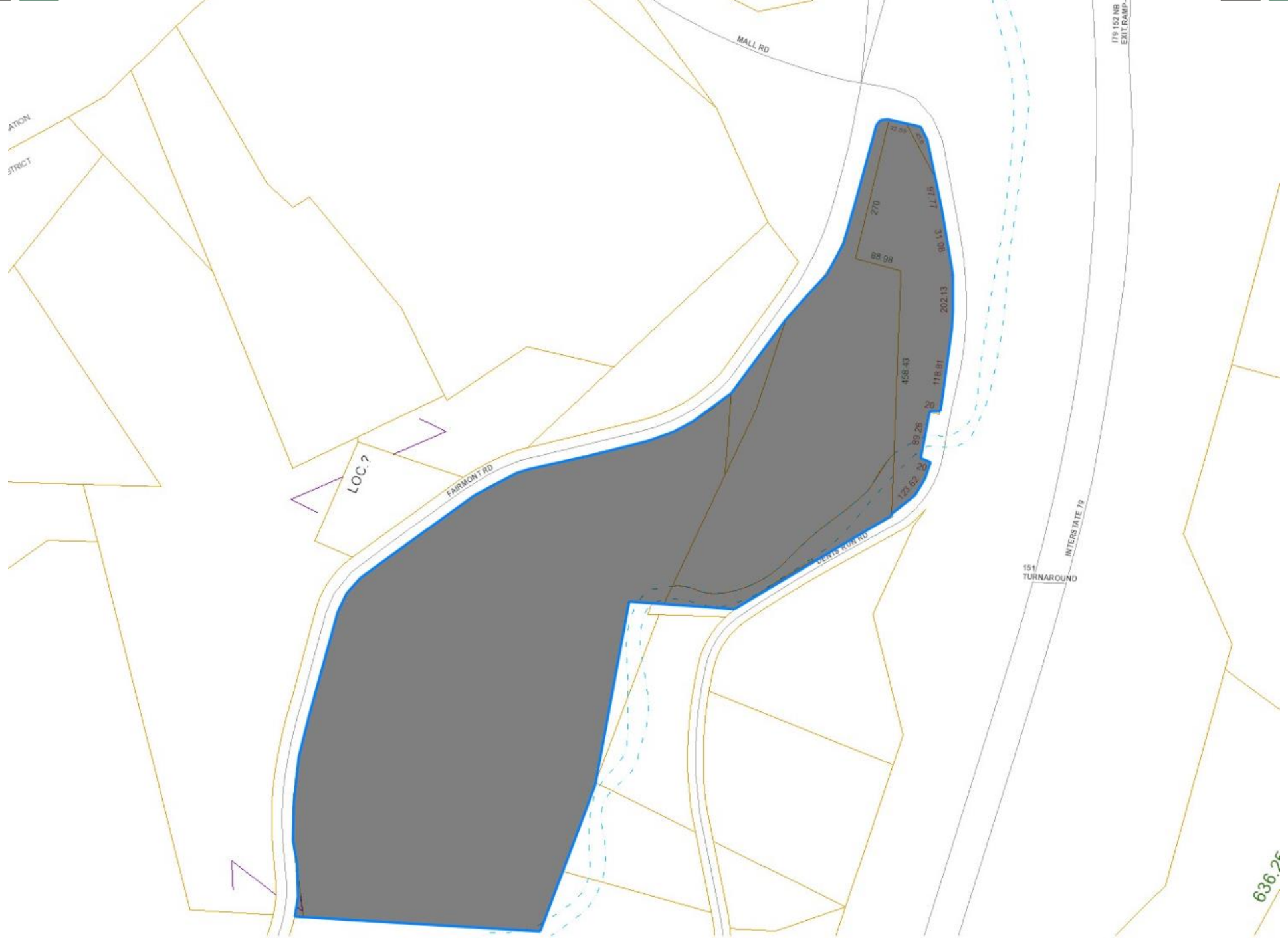
Aerial Site Map



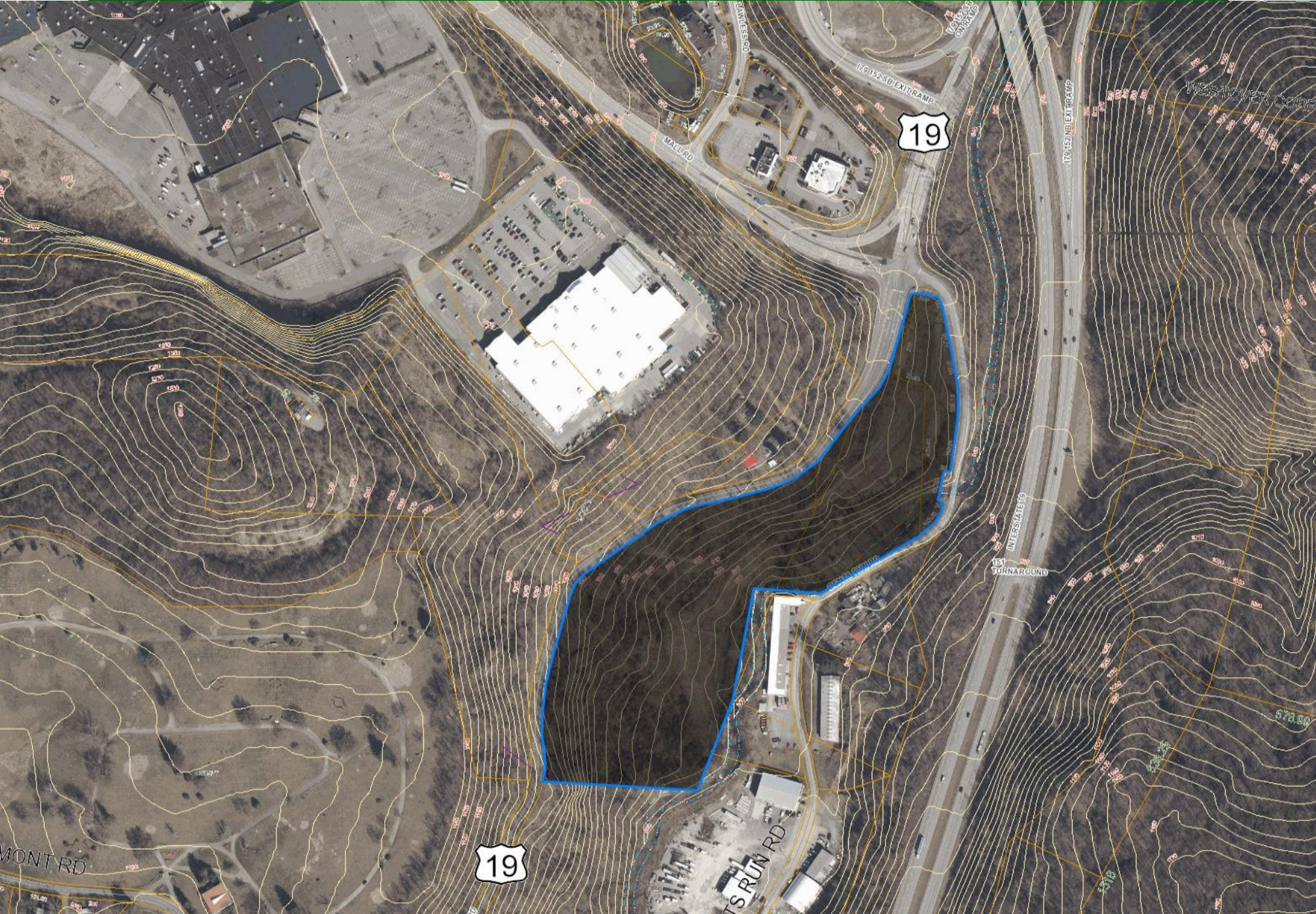
Aerial Site Map



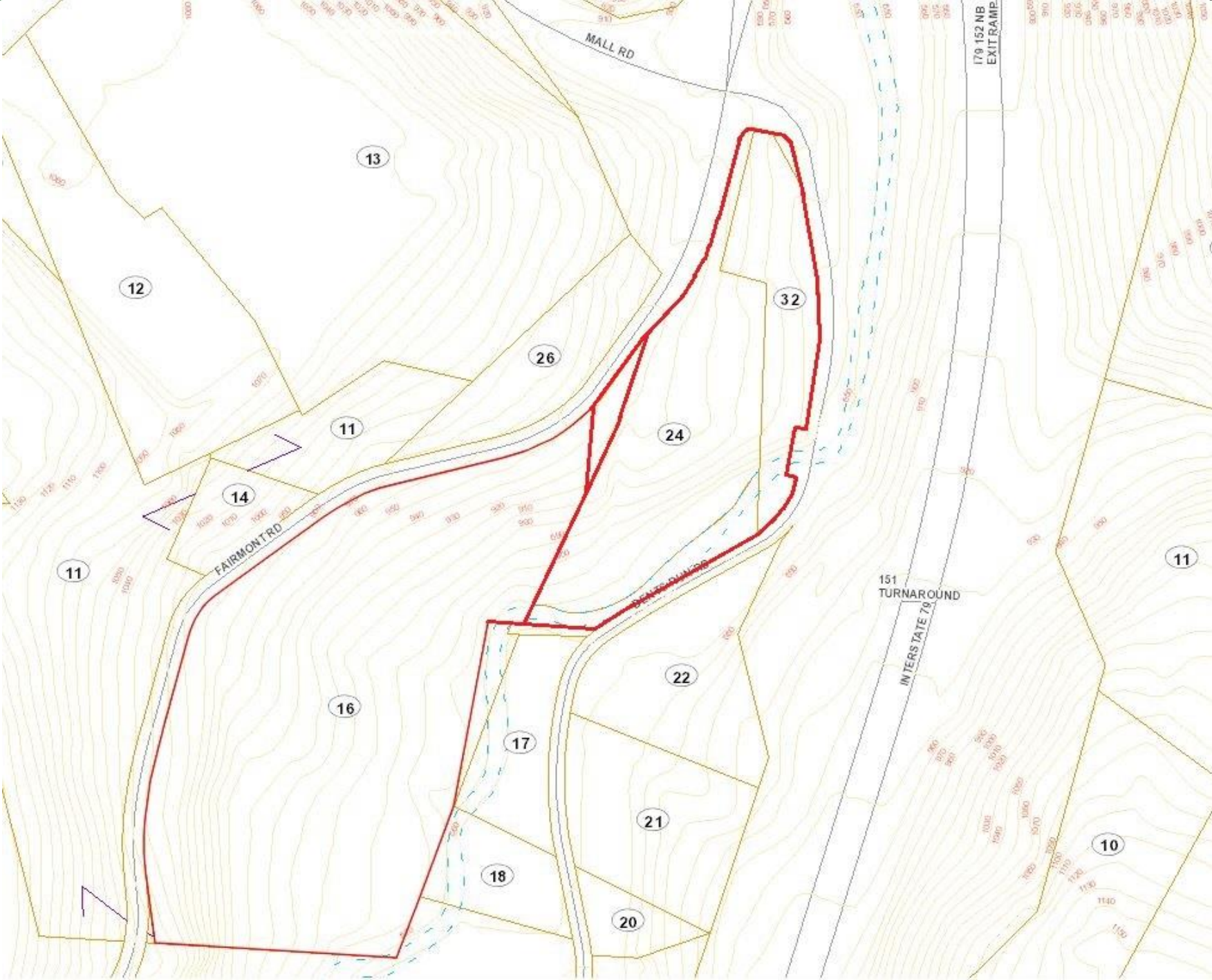
Aerial Tax Map



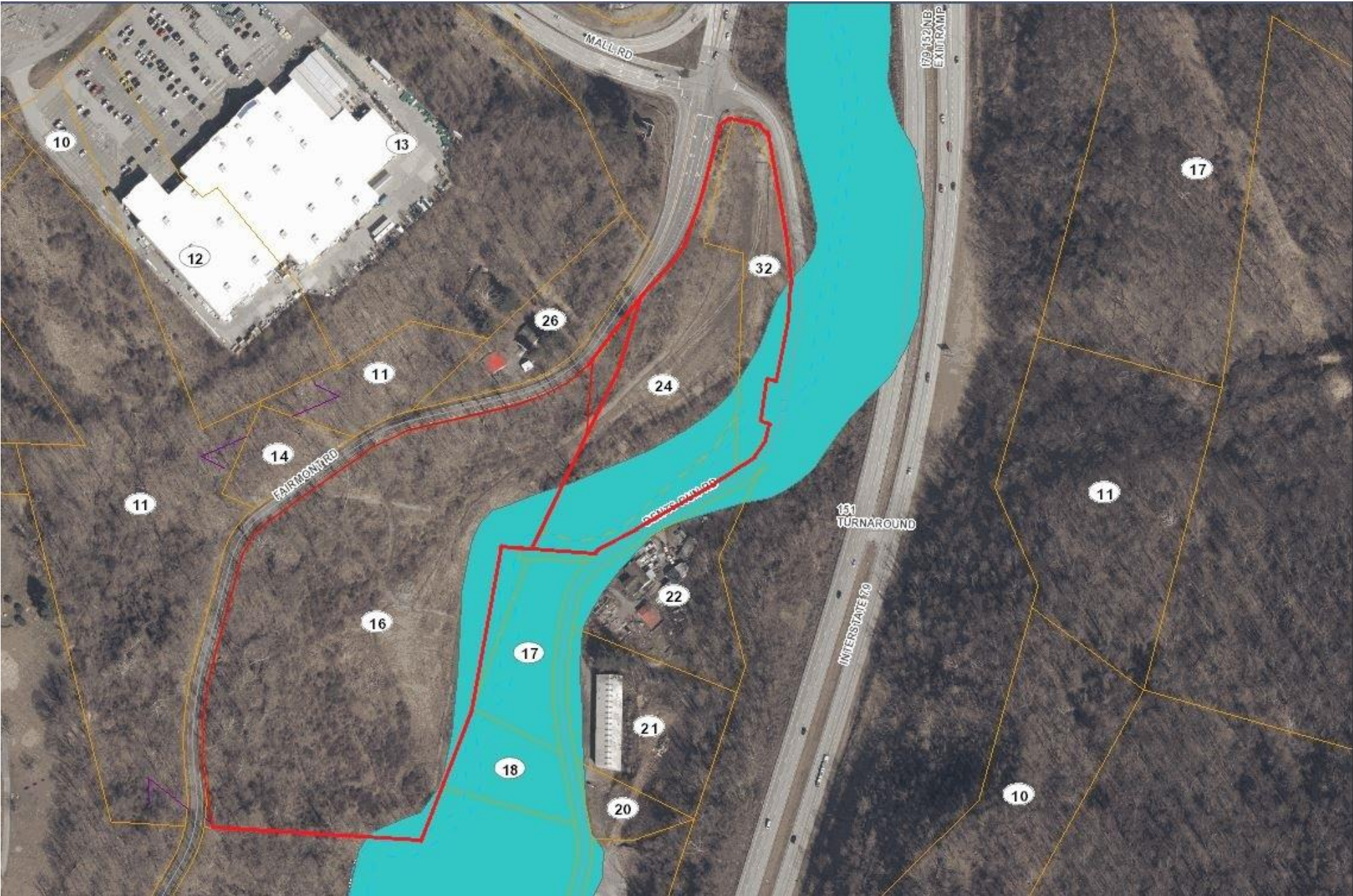
Aerial Topo Map



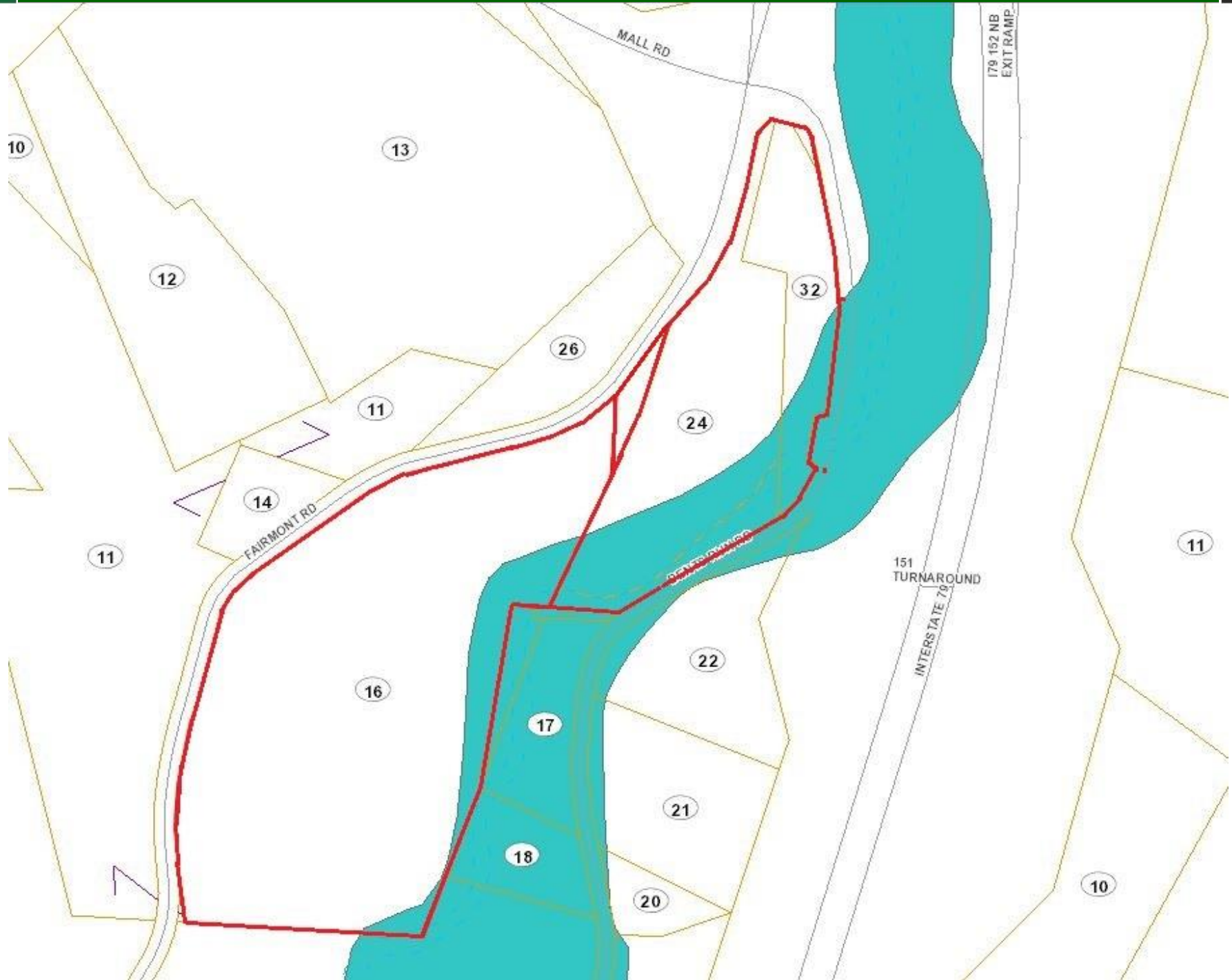
Topo Tax Map



Aerial Flood Zone Map



Flood Zone Tax Map



Aerial Location Map



Aerial Location Map



Aerial Location Map



Aerial Map



Aerial Map



Site Photo



Site Photo



Site Photo



Site Photo



Westover Zoning Map





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COMMERCIAL DIVISION

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Leaders in Real Estate!*

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At Howard Hanna Premier Properties by Barbara Alexander, LLC we strive to bring the best service to our clients utilizing a wide variety of tools, media, technology, and our national network of commercial brokers, companies and resources.

