

Cross Property 360 Property View

359 Mercer Rd, Greenville, Pennsylvania 16125

Listing

Commercial-Industrial-Business

359 Mercer Rd



MLS #: **1680378** Status: **Active**
 Address: **359 Mercer Rd**
 Area: **Hempfield Twp - MER**
 Postal/Mailing City: **Greenville**
 Lease Price:
 Directions:
 Map#/Block#/Lot#/Info: **9-676122**
 Lot: **5 acres**
 Lot Desc:
 Zoning: **Comm**
 For Sale: **Building, Land**
 For Lease:

List Price: **\$259,000**
 County: **Mercer**
 Zip Code: **16125**
 State: **Pennsylvania**
 Lease Per:

Acres: **5.00**
 CIB Type: **For Sale**

Business Name:
 Business Description:



General Information

Office SqFt:
 Warehouse SqFt: **6,875**
 Road Frontage:
 Ceiling Height:
 Are the Listing Images Digitally Altered/Staged?: **No**

Railroad:
 Freight Elev:
 Sprinkler Sys:
 Dock:

GAI:
 GOI:
 Vacancy %:
 Taxes: **\$3,863**

Utilities:
 Maintenance:
 Other Expenses:
 NOI:
 Insurance:

Remarks

Fantastic opportunity to own a unique property. Approximately 5 acres with a large warehouse/garage building, retail building (previously golf pro shop with restaurant), and additional 16 x 32 garage built in 2020! Multiple buildings to use to fit your needs and plenty of acreage to add as needed. Roofs were replaced on pro shop and warehouse in 2019, siding replaced on warehouse 2019. Endless potential! Warehouse is currently leased with \$1200 total income per month from the leased units.

Agent Remarks

Please schedule on showingtime. *All information is deemed reliable but not guaranteed and should be independently verified by buyer (tax, sq footage, zoning, etc.). Seller is retaining OGM rights. Warehouse is currently rented out.

Features

Type Property: **Office, Other, Warehouse**
 Form of Access:
 Parking: **/lot**
 Traffic Count:
 Show: **Other**

Year Built:
 Construction:
 Insulation:
 Utilities Avail:

Office Information

Value: **Assessment Value - \$12,600**
 ENT:
 Seller Consider Concession Y/N: **Yes**
 Owner: **359 Associates, LLC**
 Contact: **ShowingTime**
 Agent: **Shane Woodworth**
 Email: **shane@exppgh.com**
 Agent State License #: **RS364683**
 List Office: **88805 - EXP REALTY LLC**
 List Date: **11/15/2024**

Tenant Occ: **Yes**
 Foreclosure: **No**
 Taxes: **\$3,863**
 Short Sale: **No**
 Tour Date:
 Phone: **800-746-9464**
 Phone: **412-735-8012**
 Tour URL:
 Broker State License #: **RB067456**
 Phone: **888-397-7352 ext.**
 Expire Date: **11/15/2025**
 Cell Phone: **412-735-8012**
 Pending Date:

Tour URL:
 Video Tour URL

Saturday, December 14, 2024 9:13 AM

Requested By: Shane M Woodworth