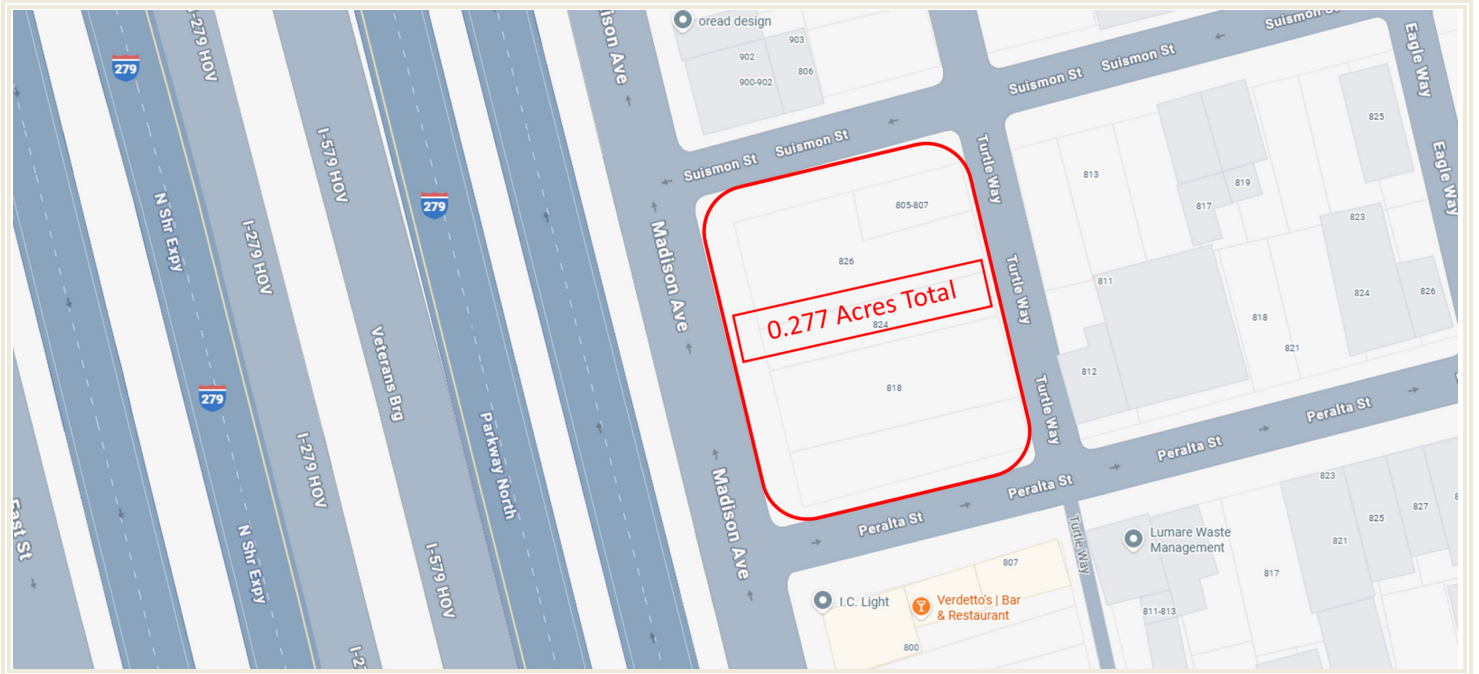


FOR SALE



# Major North Side Assemblage!

Madison Ave, Pittsburgh, PA 15212



### Prime Location!

This multi-property assemblage is located on Madison Avenue in Pittsburgh's North Side neighborhood! Enjoy the convenience of easy access to downtown Pittsburgh and major roadways including I-279, I-579 and Route 28.

### Property Highlights

- 0.277 acres for sale in Pittsburgh's North Side
- Zoned NDO (Neighborhood Office District)
- Versatile development potential
- Accommodates various uses
- Positioned for ongoing growth



### Offering Summary

Sale Price:	\$600,000
Lot Size Total:	12,045 SF

### PRESENTED BY:

**RAY THIMONS**  
 O:412.391.3500 | C:412.638.1681  
 rthimons@penncom.com



**PENNSYLVANIA  
 COMMERCIAL  
 REAL ESTATE INC.**

FOR SALE



# Major North Side Assemblage!

818 Madison Ave, Pittsburgh, PA 15212



## Block And Lot Description

Parcel ID	Street	Lot Size/SF
24-J-200	Madison Ave	1,685
24-J-203	Madison Ave	4,400
24-J-204	Madison Ave	1,610
24-J-206	Madison Ave	3,350
24-J-207	Suismon St	1,000



### PRESENTED BY:

RAY THIMONS  
O:412.391.3500 | C:412.638.1681  
rthimons@penncom.com



**PENNSYLVANIA  
COMMERCIAL  
REAL ESTATE INC.**