



University Town Centre Dr, Morgantown, WV 26501

\$2,320,000

University Town Centre Lot - West Place

Hospitality



Samuel Bossio
WV WV 0025067
304.685.9809

Listing Added: 12/23/2021

Listing Updated: Today



Details

Asking Price	\$2,320,000	Property Type	Hospitality, Retail
Subtype	QSR/Fast Food, Restaurant, Shopping Center	Class	A
Tenant Credit	No Credit Rating	Tenancy	Vacant
Number of Tenants	0	Occupancy	Vacant
Units	0	Buildings	0
Permitted Zoning	Commercial	Lot Size (acres)	2.9
Price/Acre (Land Value)	\$800,000/acre	Parking (spaces)	108

Marketing Description

Up to 2.9 acres available for sale or land lease. Site has one of the most incredible views in the Morgantown area.

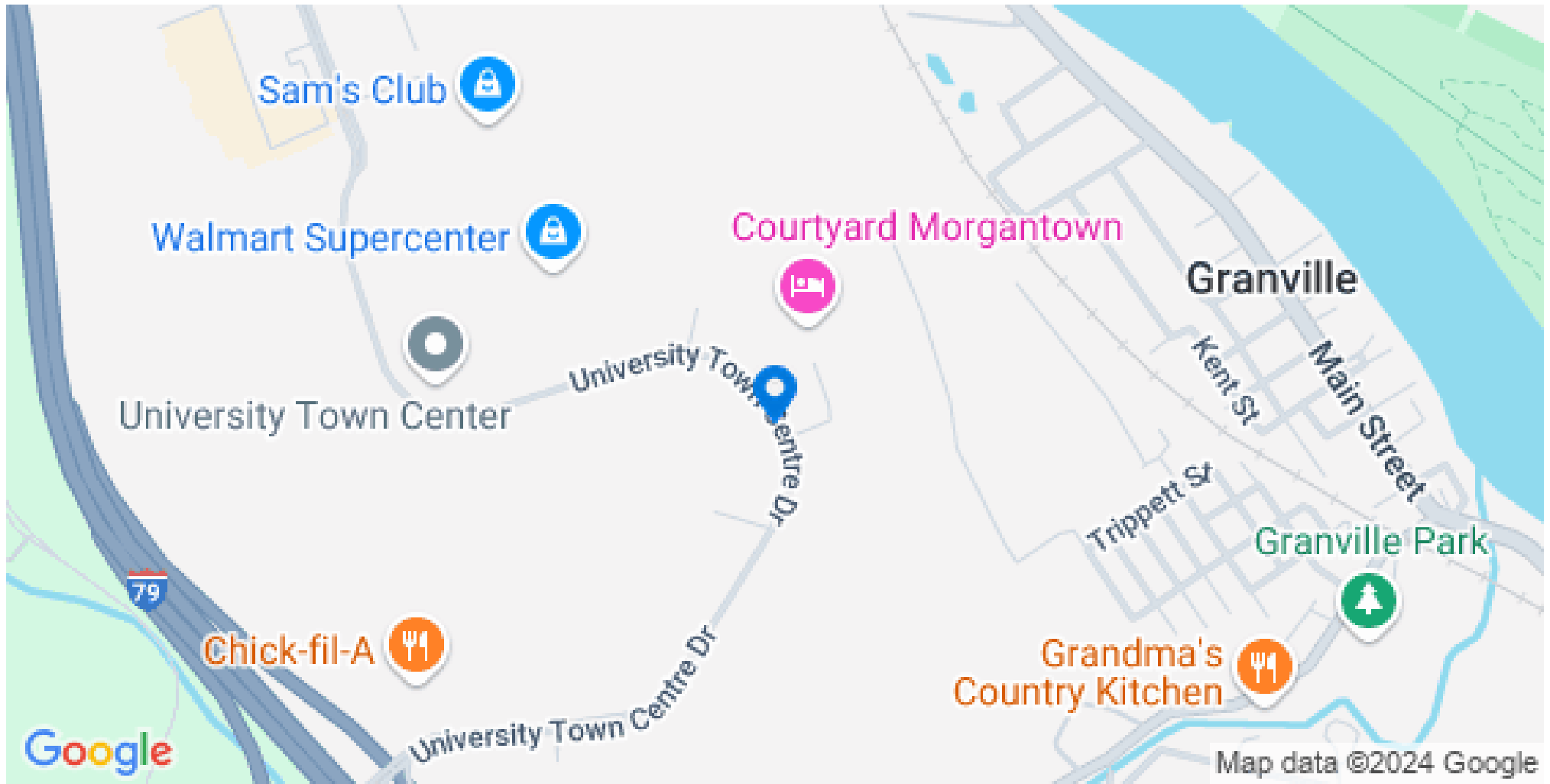
An incredible site, located between The Marriott Courtyard and Star Furniture, across the street from the Monongalia County Baseball Stadium (2016 Best Minor League Stadium), home to WVU baseball and the WV Black Bears (Pittsburgh Pirate minor League affiliate of the New York-Penn League)

- 2.9 acres available in the University Town Centre extension adjacent to Courtyard by Marriott
- Can be subdivided
- Premier location for restaurant
- Neighboring anchors include Walmart, Sam's Club, and Target
- Across the street from WVU Healthcare Complex and the Monongalia County Ballpark, home of WVU Baseball and the West Virginia Black Bears, minor league affiliate of the Pittsburgh Pirates
- 2 out-parcels available
- Roughly 80 games played per year at Mon County Ballpark from March to September, drawing 2,000-4,000 people per game
- Construction currently underway on new interstate 79 interchange that will have on/off ramps a quarter mile from the site
- Daily interstate traffic totals 40,000 cars per day

Investment Highlights

- Restaurant 1 – 10,080 Square Feet
- Restaurant 2 – 5,800 Square Feet
- 108 Parking Spaces

Location (1 Location)



Property Photos (7 photos)

