

431 E BROAD ST
TAMAQUA, PA 18252

FOR
SALE

\$2,300,000

Owner willing
to do a lease
to purchase
on a 5-year
term.



INDUSTRIAL OPPORTUNITY

Currently operating Iron Works
business for sale in
Tamaqua, PA.

All equipment is included.

**Zoned:
General
Commercial**

Two parcels - 7 Acres
with 4 buildings:

- 20,160 SF
- 4,000 SF
- 4,000 SF
- 2,400 SF

Concrete floors in main building are poured 2 feet deep.



KELLERWILLIAMS.
REAL ESTATE

Each office is individually owned and operated

James Balliet, President
C 610-972-6808
James@JBPropertyGroup.com

Ryan McGeehan, Realtor
C: 484-695-6120
Ryan@JBPropertyGroup.com

 **James Balliet**
PROPERTY GROUP

www.JBPropertyGroup.com
Office: 610-435-1800
1605 N Cedar Crest Blvd, Ste 309
Allentown, PA 18104

**4 BUILDINGS
30,560 SF TOTAL**

**ALL EQUIPMENT
INCLUDED**



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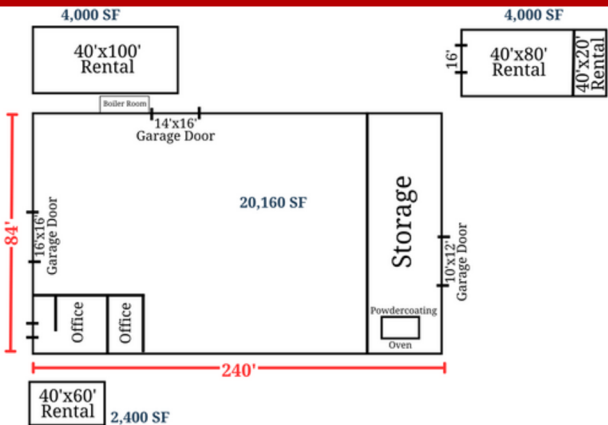
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**TWO PARCELS
TOTALING 7 ACRES**



**FOUR BUILDINGS
TOTALING 30,560 SF**

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Equipment Included:

- Press Brakes
 - Pacific 200 Ton Hydraulic 14'
 - SteelWeld 250 Ton Mechanical 10'
 - Verson 60 Ton Mechanical 10'
- Lift Trucks
 - 1 Big
 - 4 Small - Hyster, Clark, Cat, Baker
- Lifts
 - 2 Clark
 - Hyster
 - Caterpillar
 - Baker
 - Clark Dual Tire
- Saws
 - Band Saws Marvel- Hydraulic
 - 2- DoAll small/medium
 - Wells saw
- Iron Workers
 - 60 Ton Piranha Hydraulic
 - 100 Ton Mechanical
- Hand Brakes
 - 8' Light Gauge Material
 - 5' Light Gauge Material
- Lathes
 - LeBlonde- 5' Bed
 - Lodge Supply- 8' Bed
 - Milling Machine
 - Shaper
- Punch Press
 - 200 Ton Punch Press
 - 2- Bliss Punch Press
 - 3- Small Punch Press
- Shears
 - Cincinnati 10'x1/4' Mechanical
 - Cincinnati 6'x1/4' Mechanical
 - Lodge & Shipley 12'x1/2' Mechanical
- Welders
 - 300 Amp
 - 3 Miller
 - Aluminum
 - Gas-powered Portable- 300 Amp
 - Sub Arc- for Railroad Wheels
- Drill Press
 - Radial Drill - East German
 - Drill Press - 1 ½ Drill
 - Small Drill Press
- Rolls Pinch
 - 10' Roll
 - 2- 6' Rolls
- Miscellaneous
 - Grove Crane Off-Road
 - Threader Machine
 - Acorn Table
 - Powder Coating Gun
 - Grieve 6x6 Oven
 - Weld Mg Positioner
 - 750,000 BTU Boiler
 - 4- 250 Gallon Tanks



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