

**1126 NORTHAMPTON ST  
EASTON, PA 18042**

**FOR  
SALE**

**\$375,000**



## **MIXED-USE INVESTMENT**

- Private rear parking lot with 6 spaces for tenants or patrons
- Separately metered utilities for all units
- New furnace recently installed
- Rents currently below market, allowing for increased future returns
- Building would benefit from aesthetic upgrades to maximize value

Seize the opportunity to own a 3-unit mixed-use property at 1126 Northampton Street in Easton, PA, featuring a first-floor restaurant space and two residential apartments above. This property combines stable income with value-add potential—perfect for investors looking to expand their portfolio in one of the Lehigh Valley's fastest-growing markets.

Located just minutes from Downtown Easton's thriving restaurant scene, entertainment venues, and waterfront attractions, this property offers strong tenant demand and long-term appreciation potential. With Easton's real estate market continuing to grow and revitalize, 1126 Northampton Street represents an exceptional income-producing investment with room to elevate both cash flow and value.

**kww**  
**KELLERWILLIAMS**  
REAL ESTATE  
Each office is individually owned and operated

James Balliet  
President  
O 610-435-1800  
C 610-972-6808

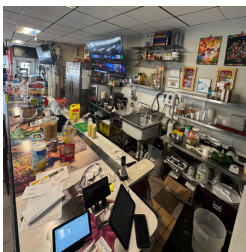
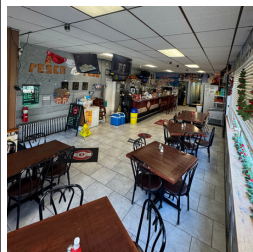
James@JBPropertyGroup.com  
JBPropertyGroup.com



Michael G. Makhoul  
Realtor  
O 610-435-1800  
C 610-390-3839

Mike@JBPropertyGroup.com  
JBPropertyGroup.com

The first floor offers a visible, established restaurant location with strong street exposure, while the upper floors include a 3-bedroom apartment and a 2-bedroom apartment, both on month-to-month leases for added flexibility.



James Balliet  
President  
O 610-435-1800  
C 610-972-6808  
James@JBPropertyGroup.com  
JBPropertyGroup.com



Michael G. Makhoul  
Realtor  
O 610-435-1800  
C 610-390-3839  
Mike@JBPropertyGroup.com  
JBPropertyGroup.com