

For Sale

Industrial Property

\$400,000



111 Chestnut Street

111 Chestnut St
Mohnton, Pennsylvania 19540

Property Highlights

- 14,349 SF industrial/flex space
- Versatile layout for various industrial uses
- Owner User Opportunity
- Potential for adaptive reuse or redevelopment
- Heavy Power (800a/208 - 240v 3p)

Property Description

Explore a prime Owner User opportunity with the industrial/flex space property in Mohnton, PA. Boasting a substantial 14,349 SF building, this offering encompasses the potential to have 2 separate units or one contiguous space. With a strategic location in the Mohnton area, this property presents an exceptional chance to invest in a versatile commercial space with strong growth potential.

OFFERING SUMMARY

Sale Price	\$400,000
Lot Size	0.36 Acres
Building Size	14,349 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
0.3 Miles	1,244	\$111,394
0.5 Miles	2,723	\$116,141
1 Mile	5,100	\$115,002

For more information

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PROPERTY NAME: 111 Chestnut Street

PROPERTY ADDRESS: 111 Chestnut St
Mohnton, PA 19540

PROPERTY TYPE: Industrial

APN: 65439517129063

LOT SIZE: 0.36 Acres

BUILDING CLASS: C

CROSS STREETS: W Summit St

YEAR BUILT: 1921

NUMBER OF STORIES: 2

NUMBER OF UNITS: 2

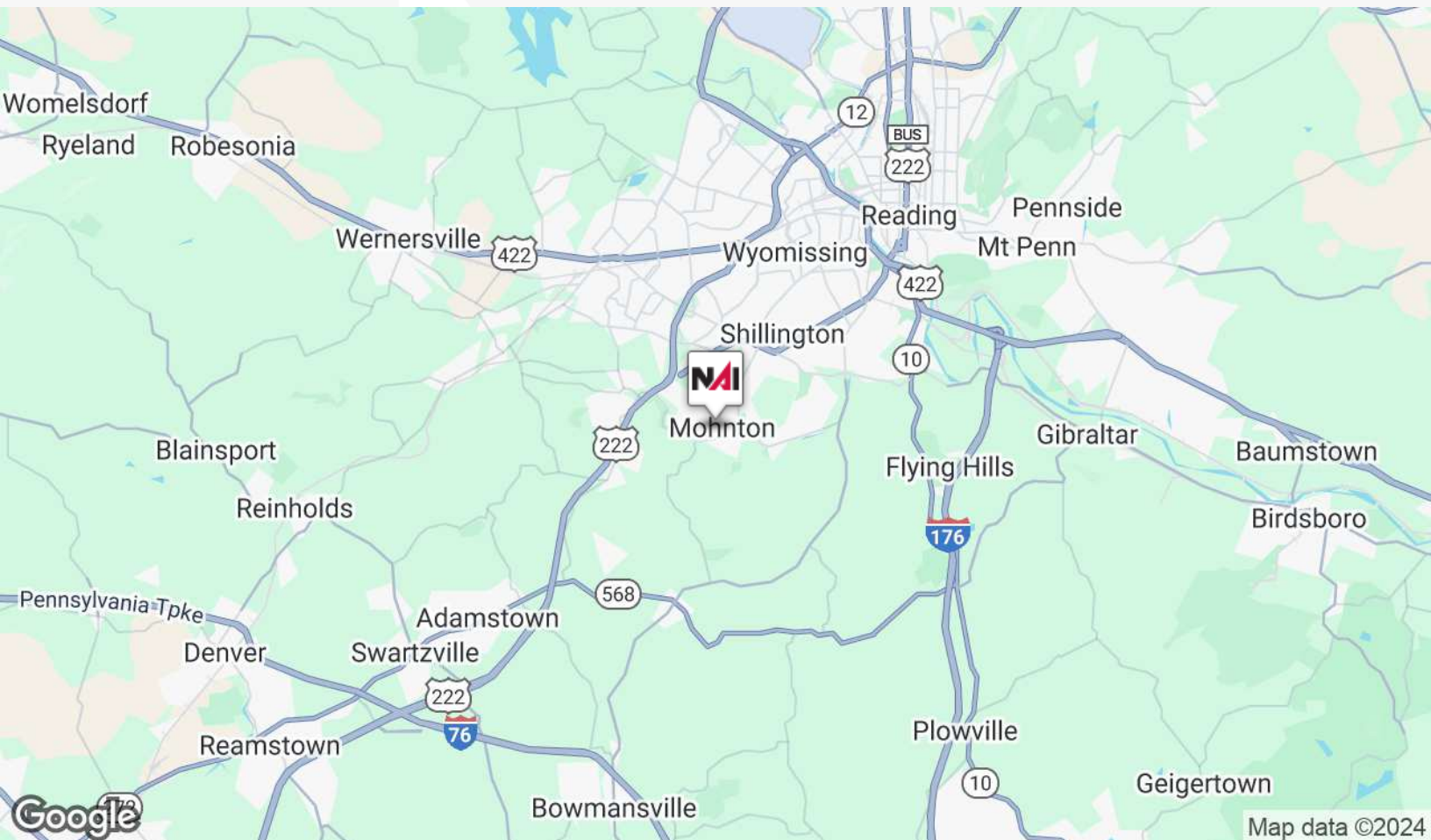
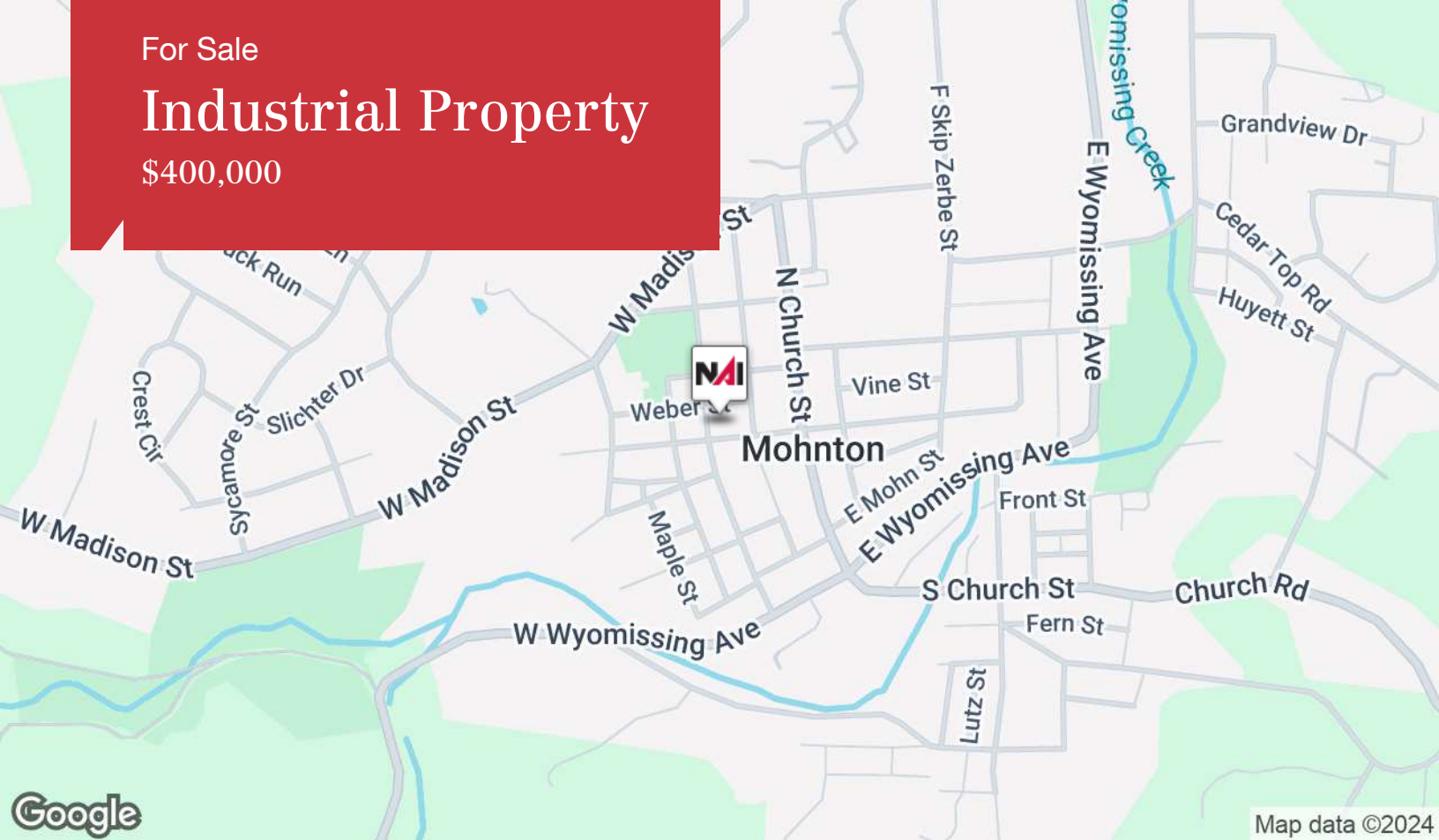
POWER: 800a/208 - 240v 3p



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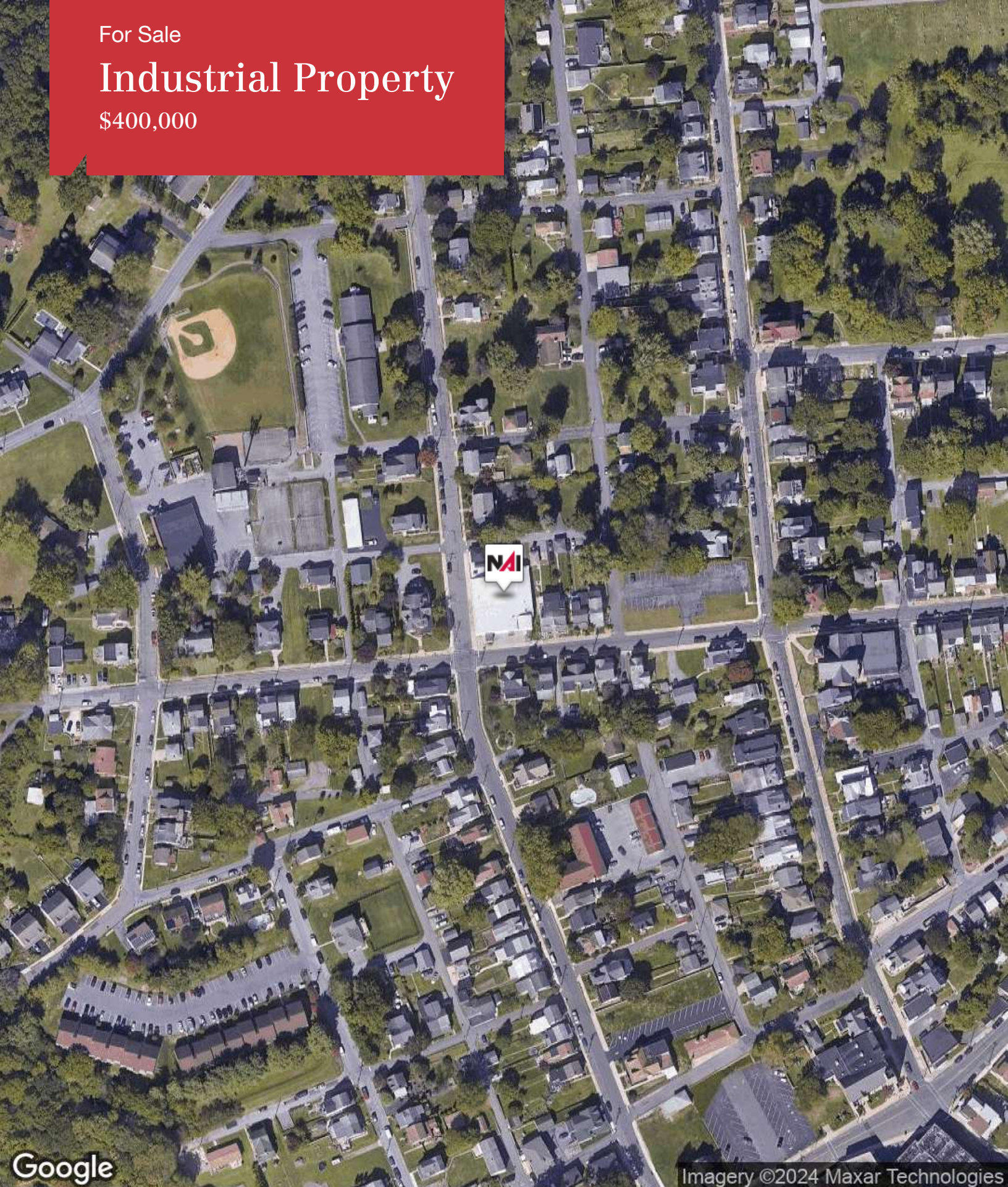
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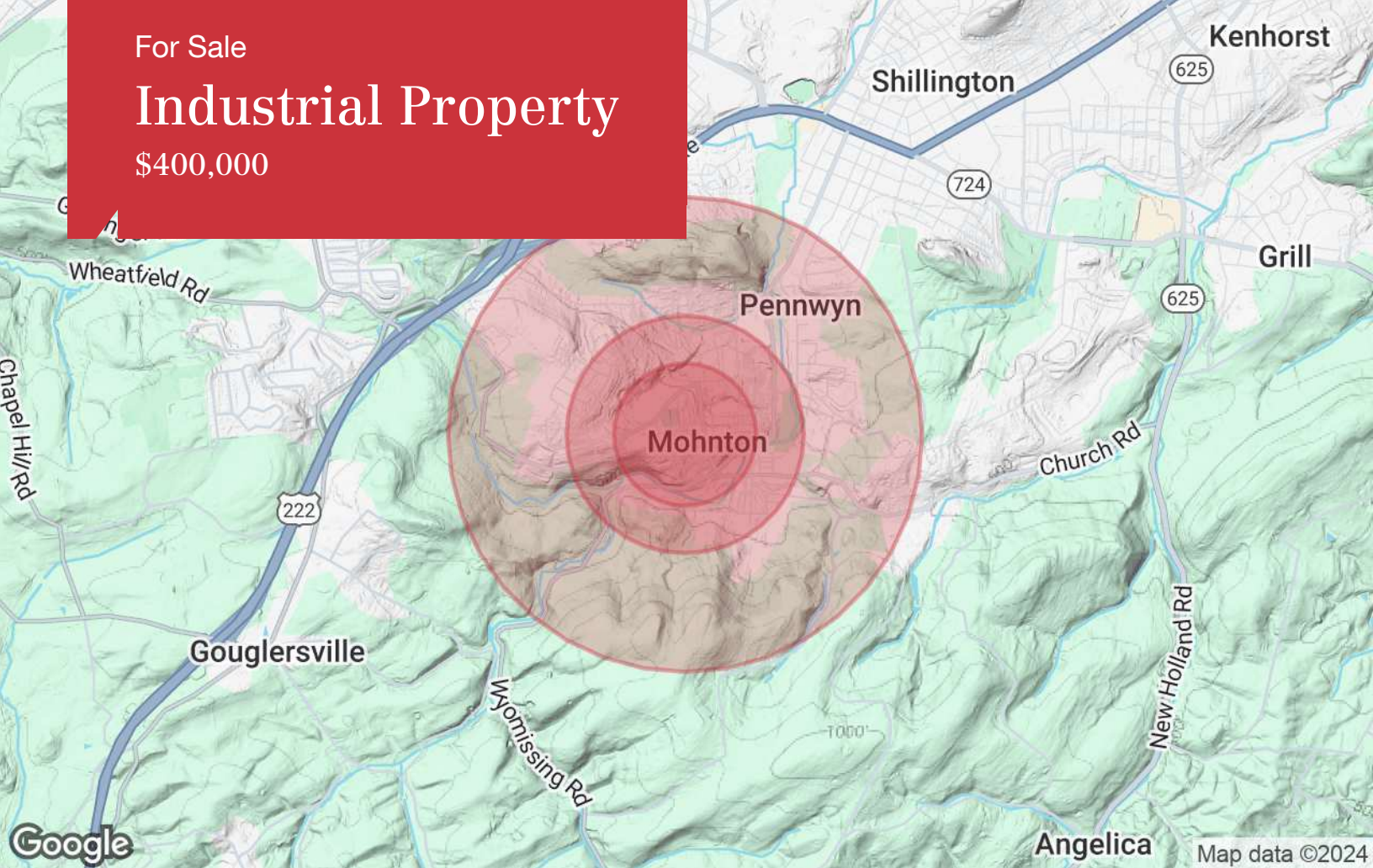
Google

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Population

	0.3 Miles	0.5 Miles	1 Mile
TOTAL POPULATION	1,244	2,723	5,100
MEDIAN AGE	41	42	42
MEDIAN AGE (MALE)	41	41	41
MEDIAN AGE (FEMALE)	42	42	43

Households & Income

	0.3 Miles	0.5 Miles	1 Mile
TOTAL HOUSEHOLDS	533	1,154	2,118
# OF PERSONS PER HH	2.3	2.4	2.4
AVERAGE HH INCOME	\$111,394	\$116,141	\$115,002
AVERAGE HOUSE VALUE	\$250,635	\$265,588	\$276,640

Race

	0.3 Miles	0.5 Miles	1 Mile
% WHITE	88.9%	89.0%	88.0%
% BLACK	4.5%	4.0%	4.5%
% ASIAN	0.6%	1.1%	1.6%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.2%	0.1%	0.2%
% OTHER	5.7%	5.8%	5.7%

Ethnicity

	0.3 Miles	0.5 Miles	1 Mile
% HISPANIC	15.5%	14.8%	14.3%

* Demographic data derived from 2020 ACS - US Census