



# BUILDING & LOT FOR SALE

2850 Brownsville Road, South Park, PA 15129

## PROPERTY SUMMARY

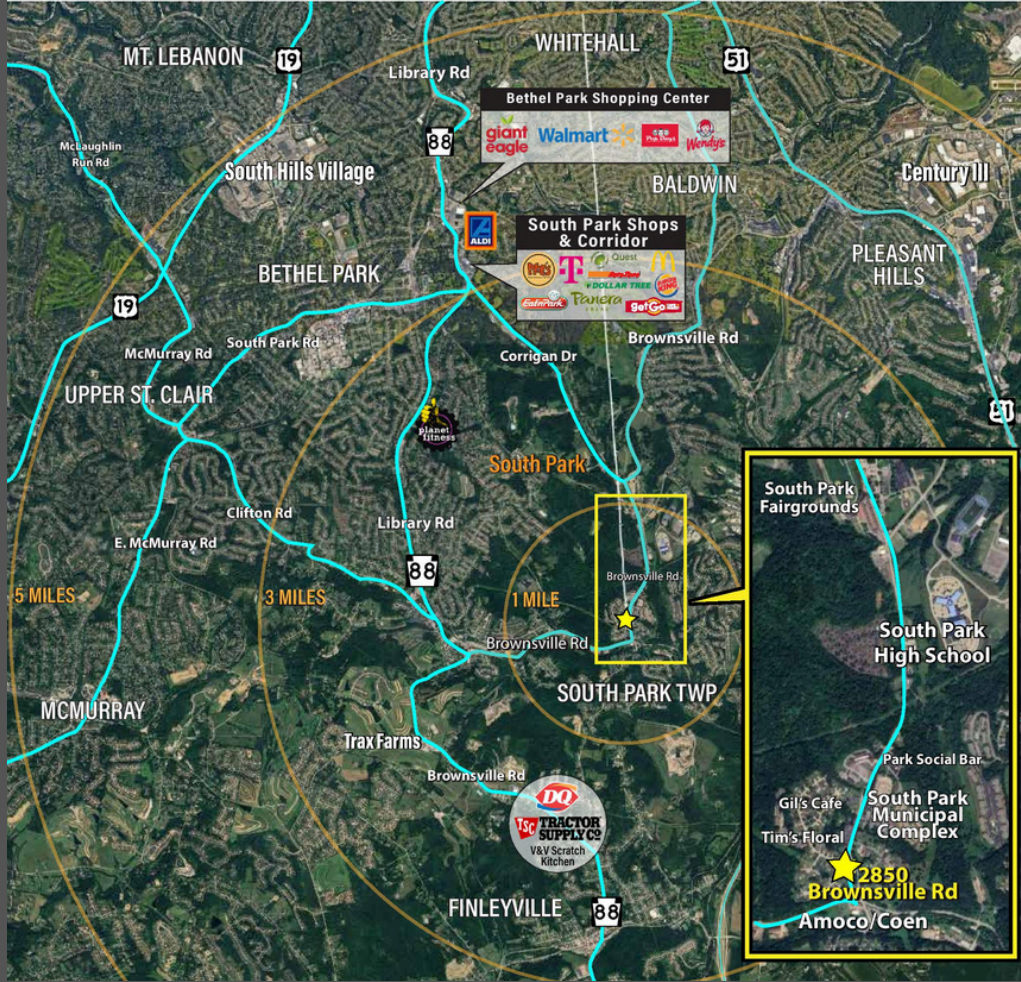
Sale Price:	\$995,000
Building Size:	10,000 SF
Acres:	2.04
Zoning:	Community Commercial District (C1)
Parcel #:	885-N-350
Market/Submarket:	Pittsburgh / South Pittsburgh/Rte19



## PROPERTY HIGHLIGHTS

- Existing Drive Thru
- Retail / Office / Flex Use
- Power: 3 phase 240v / 900 amps
- Parking Type: Surface – 23 spaces
- Conveniently located in the heart of South Park
- Perfect for Owner Occupant  
or Investment Opportunity
- Street Level: 5,000 SF - Retail/Office  
Lower Level: 5,000 SF- Storage/Office





Traffic Count Brownsville Road: Avg. Daily Volume 10,907



## DEMOGRAPHICS

	2 MILE	5 MILE	10 MILE
Population	17,422	111,230	483,719
Households	7,139	45,583	209,769
Average HH Income	\$106,635	\$110,965	\$91,524