



## 6671 Silver Crest Rd

Bath, Pennsylvania 18014

### Property Highlights

- Flexible Commercial Zoning
- Two Access Points to Parcel
- Access to Essential Utilities
- Concept Plans Available (Call for Details)

### Property Overview

This 4.83-acre commercial/industrial lot boasts a great location north of Rt 22 and wide range of opportunities for developers. Near the lighted intersection of Route 512 and Silver Crest, the parcel is well-suited for a variety of users. Great opportunity for flex building. The property has access to essential utilities, including public sewer, public water, 3-phase power, and natural gas, making it an ideal choice for development.

### Offering Summary

Sale Price:	\$999,500
Lot Size:	4.83 Acres

VIDEO



### For More Information

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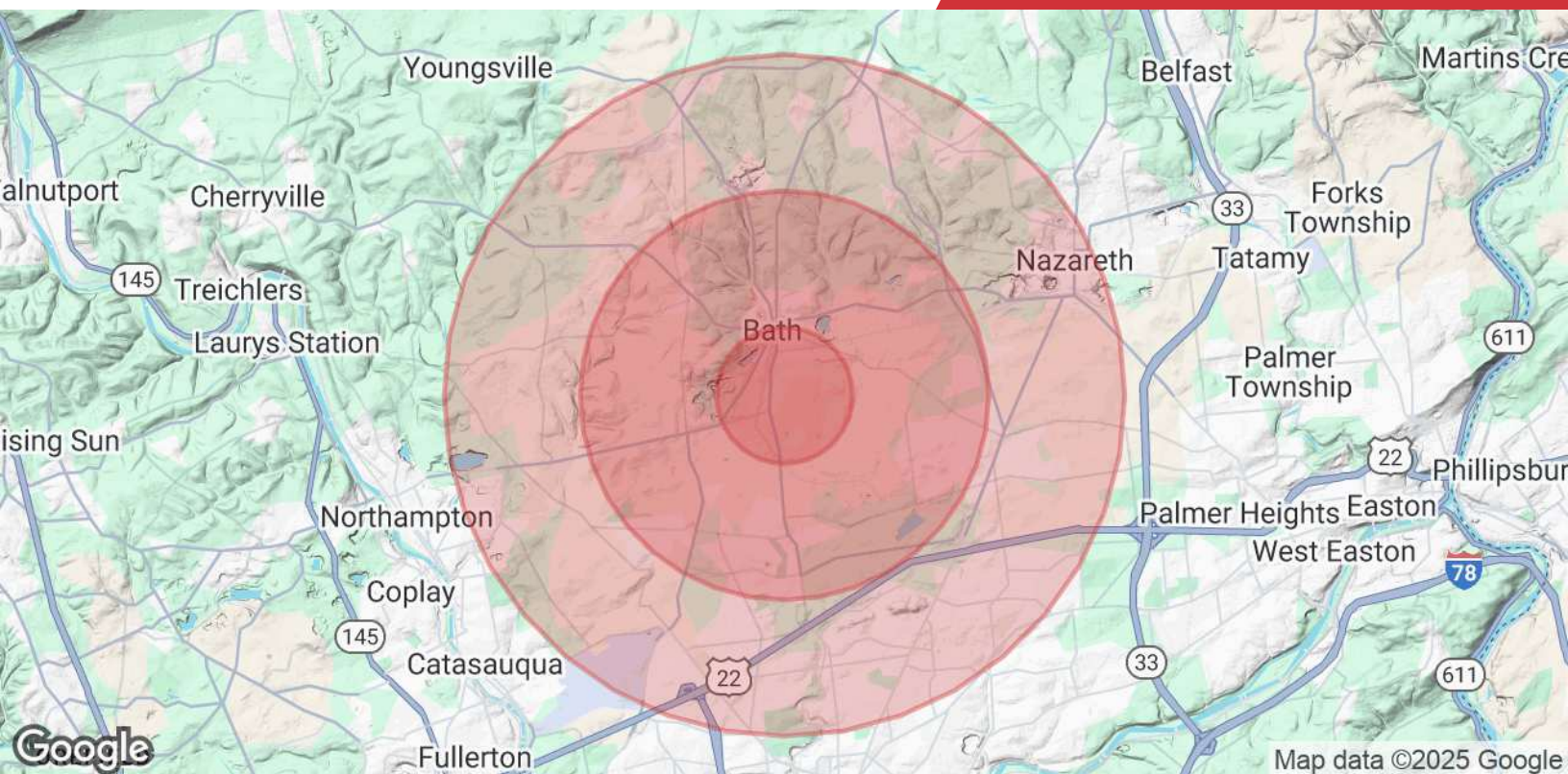
#### Frank T. Smith

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### Population

	1 Mile	3 Miles	5 Miles
Total Population	2,158	20,206	79,831
Average Age	45	46	46

### Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	825	7,276	30,748
Average HH Income	\$97,599	\$129,271	\$122,522

### Traffic Counts

	Count Year	
Route 512 & Chrisphalt Dr	2022	12,704/day

Demographics data derived from AlphaMap