

LAND
FOR SALE

202 LEE STREET
BLOOMSBURG, PA 17815



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1015 Mumma Road
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202 LEE STREET

PROPERTY SUMMARY

FOR SALE
\$1,200,000



PROPERTY HIGHLIGHTS

- 6.47 acres
- Signalized intersection
- Major highway - Interstate 80
- Close proximity to Exit 236 on/off ramp
- Amongst major retailers
- Average Daily Traffic: 14,564 VPD eastbound Route 80
- Average Daily Traffic: 15,353 VPD westbound Route 80
- Average Daily Traffic: 3,249 VPD northbound Route 487
- Average Daily Traffic: 4,088 VPD southbound Route 487

PROPERTY DESCRIPTION

6.47 acres at a signalized intersection in Bloomsburg, PA directly off Interstate 80 at State Route 487 (exit 236). Land is among regional and national retailers including Starbucks, Wendy's, McDonald's, Turkey Hill, Denny's and many more! Farmhouse on site generating income as working farm. The property is 1.5 miles from the main campus of Bloomsburg University. The University hosts approximately 10,000 students and faculty of undergraduate and graduate programs.

OFFERING SUMMARY

Sale Price	\$1,200,000
Lot Size	6.47 Acres
APN	31-01-031-01-000

UTILITIES & ZONING

Zoning	Interchange Commercial
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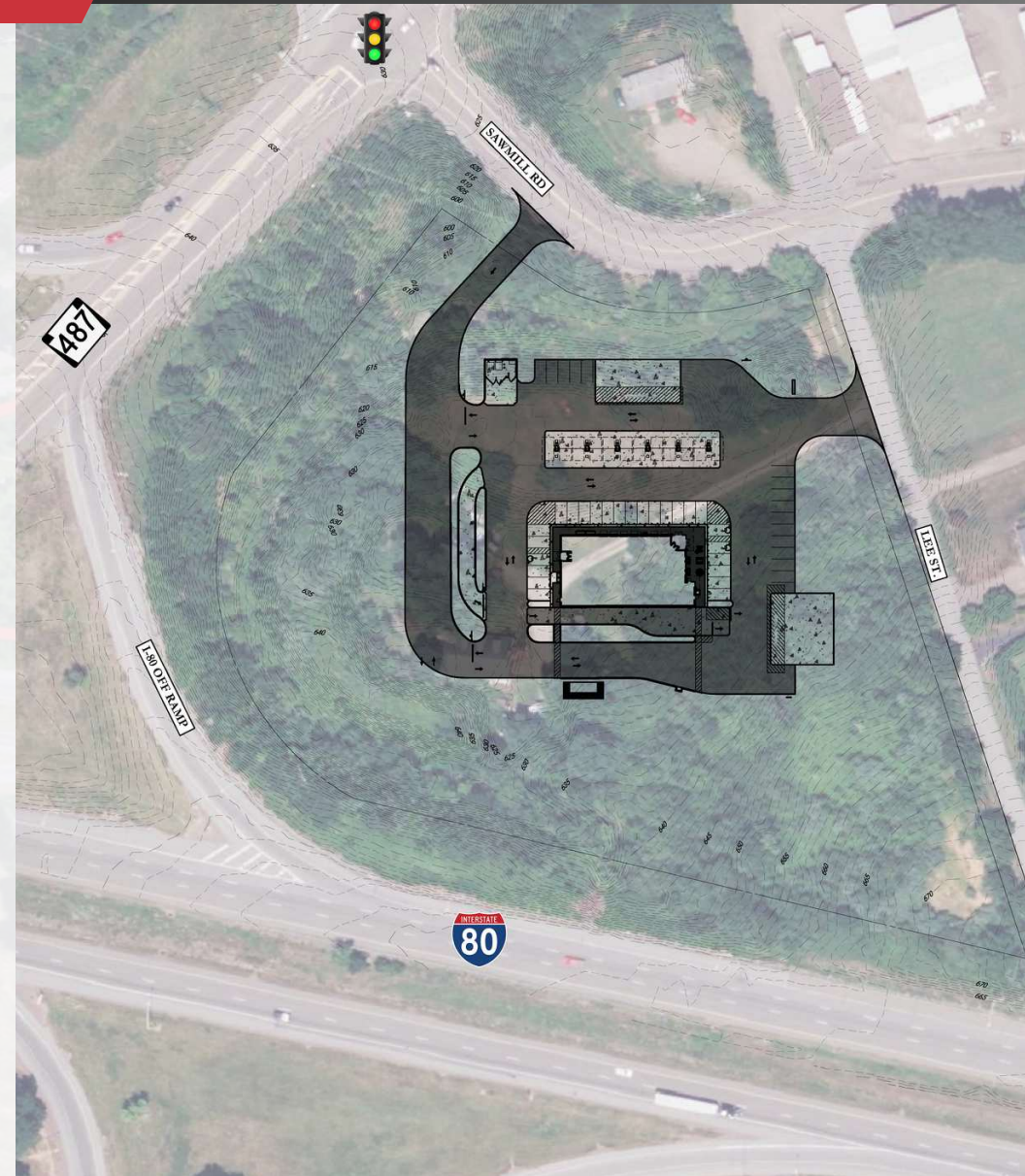
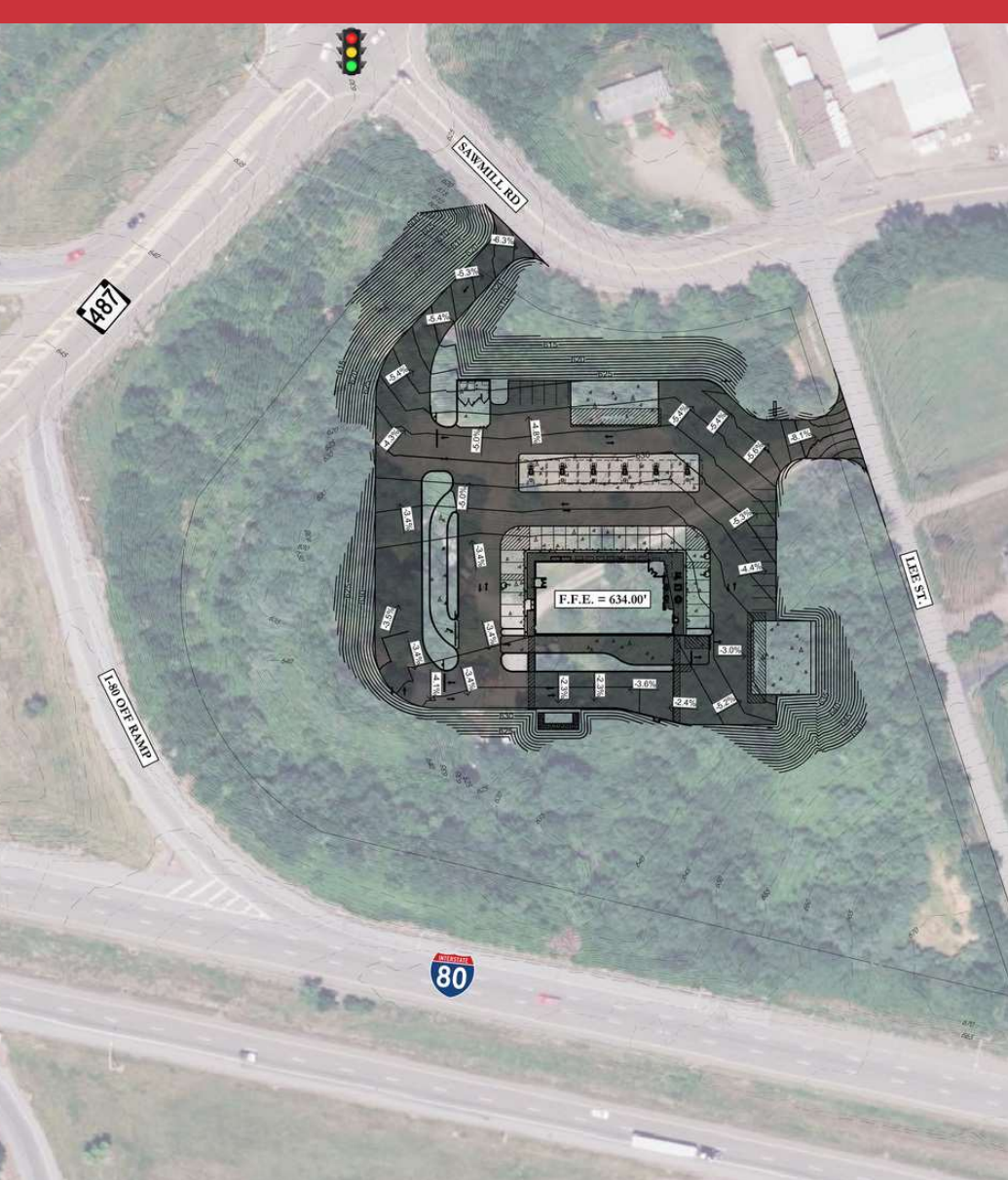
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C-STORE CONCEPT PLANS

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RETAIL MAP

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\$1,200,000



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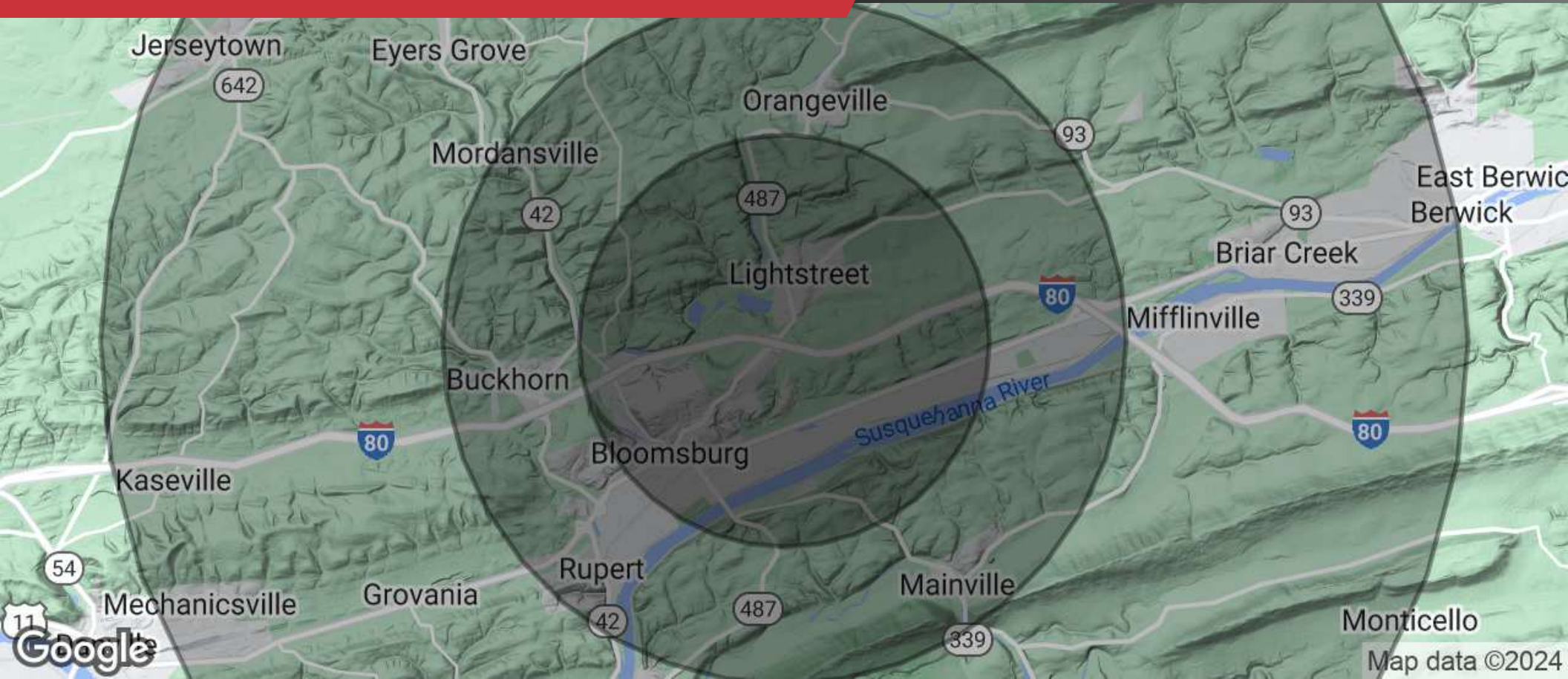
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DEMOGRAPHICS

FOR SALE

\$1,200,000



POPULATION		
3 MILES	5 MILES	10 MILES
18,755	27,345	56,470



HOUSEHOLDS		
3 MILES	5 MILES	10 MILES
7,921	11,706	25,613



INCOME		
3 MILES	5 MILES	10 MILES
\$55,282	\$61,782	\$62,539

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