

Residential Development Opportunity For Sale

235 - 237 Center Avenue
Pittsburgh, PA 15202 | Emsworth Borough

0.28 Acres



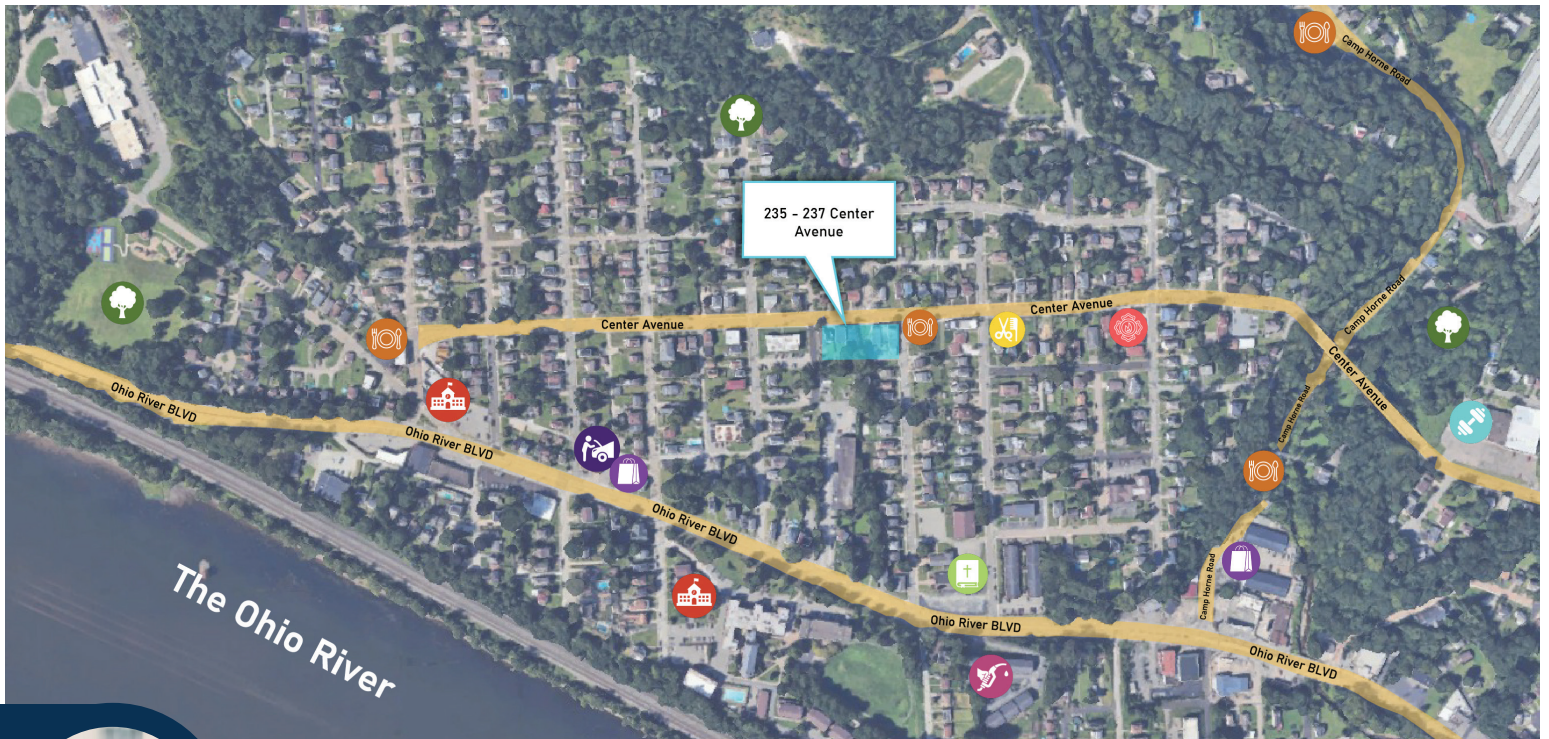
www.massaroproperties.com
412 - 490 - 1710



PROPERTY HIGHLIGHTS

- Outstanding location in downtown Emsworth.
- Zoning C-1 Neighborhood Commercial District/R-3.
- Parcel ID: 0276-J-00262-0000-00.
- Proposed 10 (2) bedroom units (20 spaces needed). Each unit contains a 2 car tandem garage (20 spaces total).

Potential Schematic Design, Up to Ten Row Homes | Town Homes



Brandi Welsch | Office: 412-490-1710 | Cell: 813 - 924 - 3657 | bwelsch@massaroproperties.com

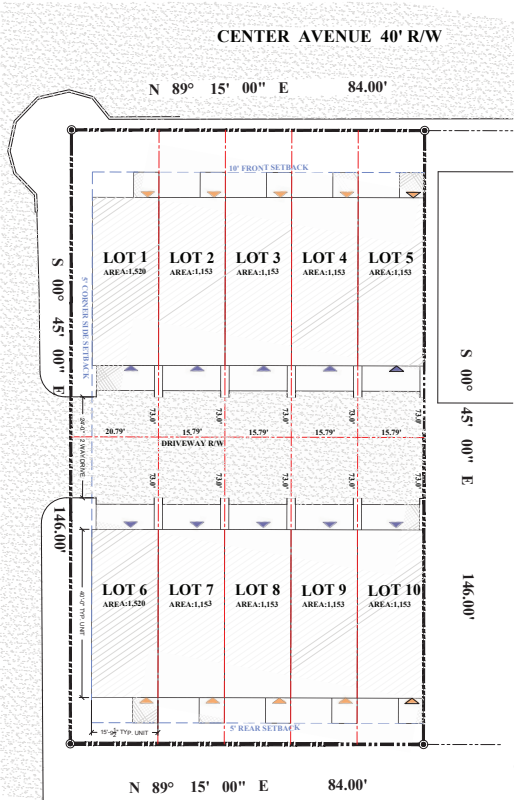
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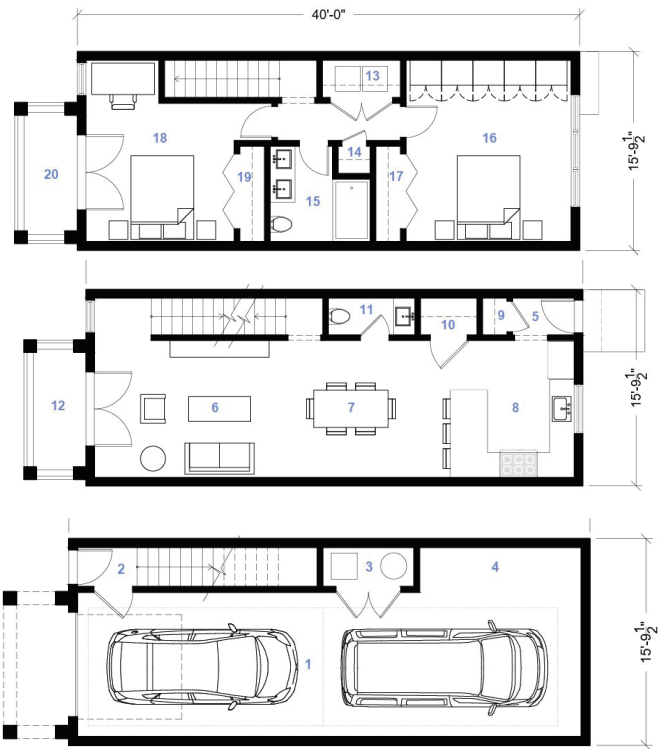


Second Floor

First Floor

Ground Floor

Typical Unit Floor Plan



Demographics - Emsworth Borough

	One Mile Radius	Five Mile Radius
2020 Population	4,156	47,049
2024 Population	3,777	43,522
2029 Projection	3,650	42,223
Average Household Size	2.3	2.2
2024 Average Household Income	\$100,321	\$98,737
2024 Median Household Income	\$78,992	\$73,855



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