



906 Fifth Avenue
Pittsburgh PA 15219

FOR SALE

Bradley Ring • Commercial Brokerage • 412.261.6532 x224 • brad@prudentialrealty.com
Michael Damian • Commercial Brokerage • 412.261.6532 x253 • michael@prudentialrealty.com

PROPERTY HIGHLIGHTS

FEATURES:

- Two-Story brick retail/professional building
- Wide open layout - Highly adaptable for a variety of uses
- Directly adjacent to PPG Paints Arena
- Zoned: Uptown Subdistrict A/UPR-A Mixed-Use Urban Core
- Lot & Block: 0002-F-00327

Join neighbors like UPMC Vision Institute, FNB Tower, Duquesne University, and more

Easy access to Downtown Pittsburgh, Oakland, I-579, Liberty Bridge & I-376

Excellent visibility, high foot traffic, and strategic location make this a rare opportunity for retail, service, or specialty use



BUILDING SIZE:

4,000 +/- Sq. Ft. Total

AVAILABLE SPACE:

2,000 +/- SF 1st Floor Retail

2,000 +/- SF 2nd Floor Office

SALE PRICE:

\$350,000

All information furnished regarding this property for sale, rental, or financing is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease, financing or withdrawal without notice. PRC Commercial will make no representation and assume no obligation regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property that will ultimately be leased or purchased.

LOCATION & DEMOGRAPHICS

DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
2024 Population	22,491	160,485	390,743
Median HH Income	\$65,724	\$52,363	\$69 838

