

# FOR SALE

## 343 S 3<sup>RD</sup> ST COOPERSBURG, PA 18036



## COMMERCIAL OPPORTUNITY

**Zoned: GC  
General  
Commercial**

**\$849,500**

Prime commercial opportunity along Route 309 featuring 2.4 acres with over 30k+ in daily vehicle traffic. Previously occupied by professional counseling offices, the property includes a 1,730sf structure and offers a variety of potential commercial, professional, or redevelopment uses.

Excellent exposure, accessibility, and future potential make this a standout investment opportunity. This is a fantastic redevelopment opportunity.

Zoned General Commercial, most general commercial uses permitted by right.

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- Ample Parking- 20+ Spaces
- Frontage on Route 309



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