

1967 Oakland Avenue

Indiana, PA 15701



Building Size

Approximately 1,674 SF

Site Size

Approximately 0.63 acres

Parcel ID

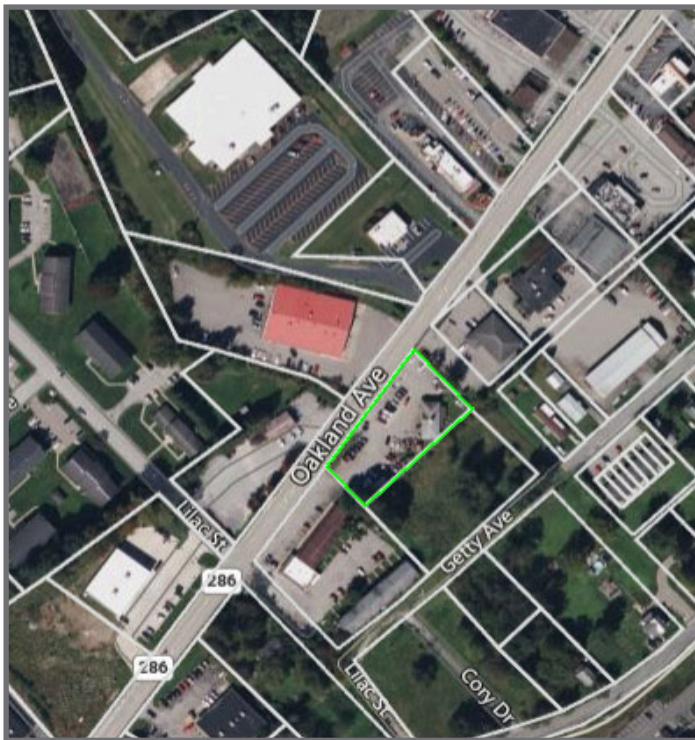
42-033-509 (Indiana County)

Sale Price

\$700,000.00

Property Highlights

- Three (3) bay service station, with office, restrooms and three (3) storage areas
- Prime retail location along the highly sought after Oakland Avenue (Route 286) the main retail corridor in Indiana
- Located a few blocks from Indiana University of Pennsylvania
- Current tenant lease with Aamco expires 1/31/26; Tenant may consider extension of lease if Buyer is interested



AVERAGE DAILY TRAFFIC

15,148 Vehicles Daily - Oakland Avenue

DEMOGRAPHICS

	1-MILE	3-MILES	5-MILES
Population	8,063	27,393	34,862
Avg. HH Income	\$70,626	\$69,607	\$70,144



For more information please contact:

Arthur J. DiDonato, Jr.

Senior Vice President, Retail Brokerage

Oxford Realty Services, Inc.

412.261.0200, ext 3436

adidonato@oxfordrealtyervices.com

Alec Parchinski

Associate

Oxford Realty Services, Inc.

412.261.0200, ext 3485

aparchinski@oxfordrealtyervices.com

OXFORD

REALTY SERVICES, INC.

2865 Railroad Street, Suite 202

Pittsburgh, PA 15222

www.oxfordrealtyervices.com

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