

FOR SALE



Prime Development Site! (Lot #1)

5711 Forward Ave, Pittsburgh, PA 15217



Lot #1 Description:

Prime real estate in Squirrel Hill! Convenient access to I-376 East and West & Downtown Pittsburgh. This 1.213-acre lot is located in the heart of Squirrel Hill at the intersections of Murray Ave, Forward Avenue, and I-376 East and West. Lot and Block # 0087-F-218.

Property Highlights:

- 1.213-acre, level lot
- ADT: 13,879 vehicles (+/-)
- Excellent access to I-376 E&W and Murray Avenue
- Zoned P (Park)
- Lot and Block 0087-F-218: \$750,000
- Lots 1 & 2 can be combined for a total of 1.4906 acres: \$1,675,000.00



Offering Summary

Sale Price:	\$750,000
Lot Size:	1.213 Acres

PRESENTED BY:

PORTER SCOTT
 O:412.391.3500 | C:412.720.8279
 pscott@penncom.com



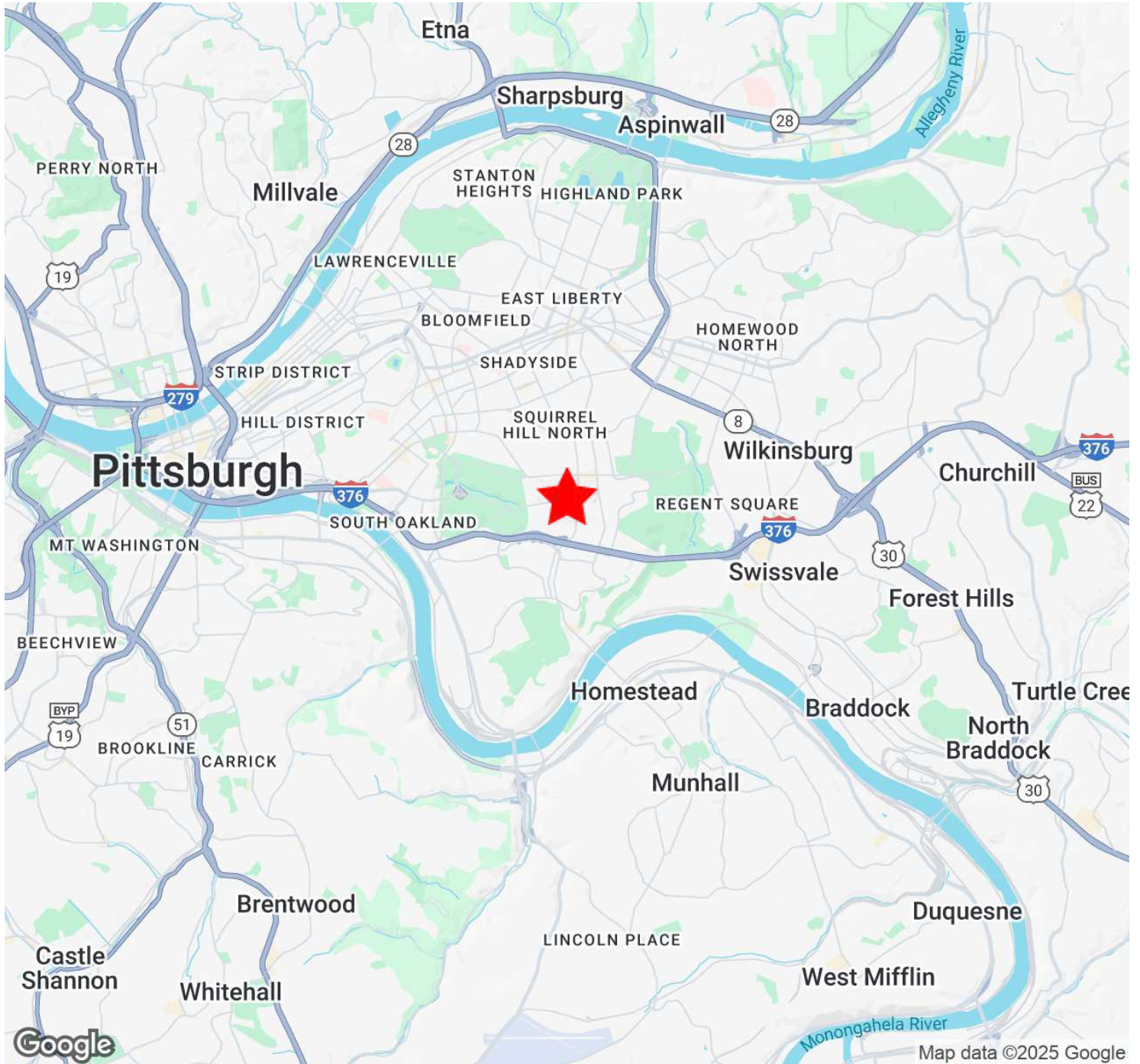
**PENNSYLVANIA
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