



**AVAILABLE  
FOR SALE**

**\$1,000,000.00**

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## BERKS COUNTY RESTAURANT FOR SALE

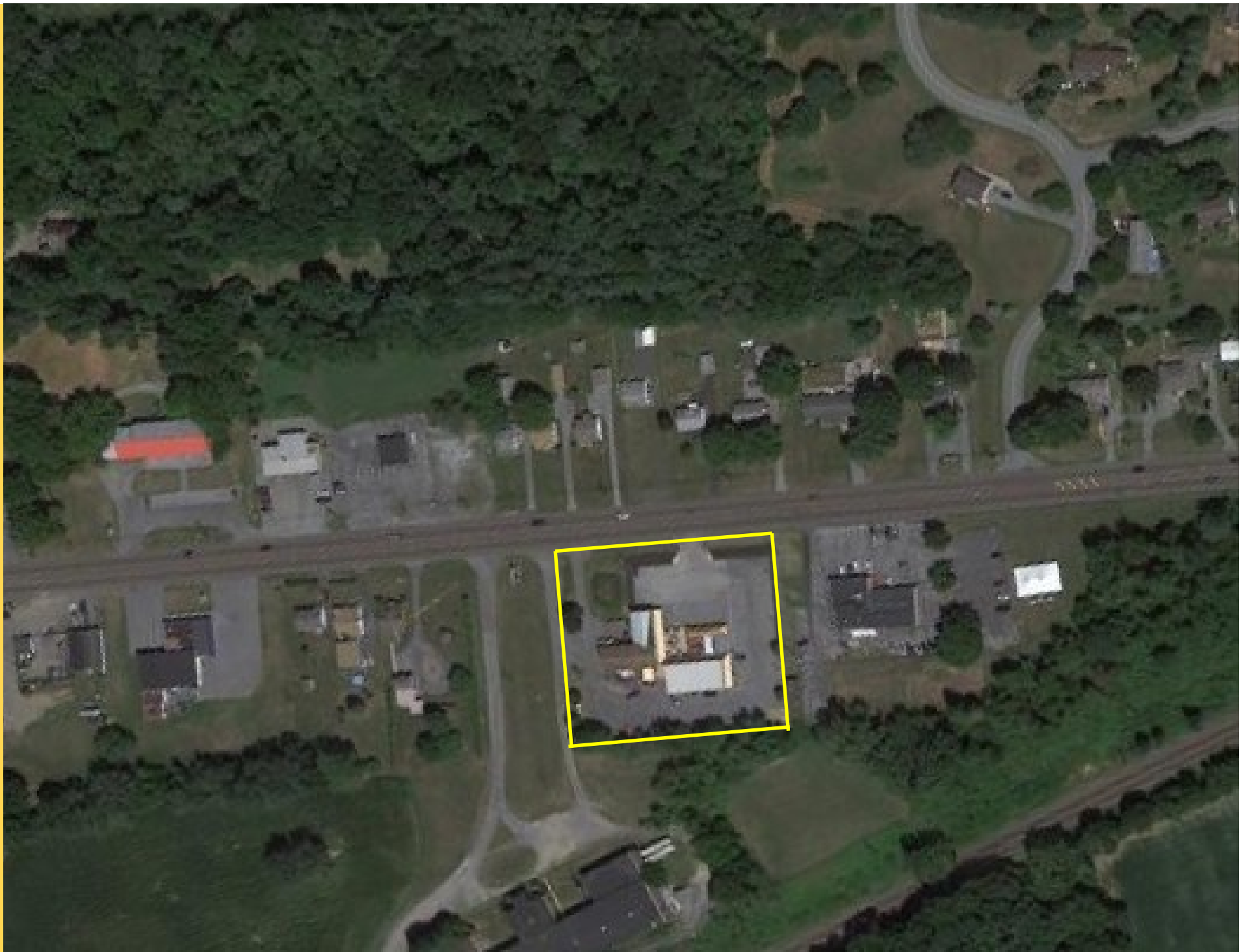


**LOCATION: 924 W Penn Ave Robesonia, PA 19551**

### PROPERTY HIGHLIGHTS:

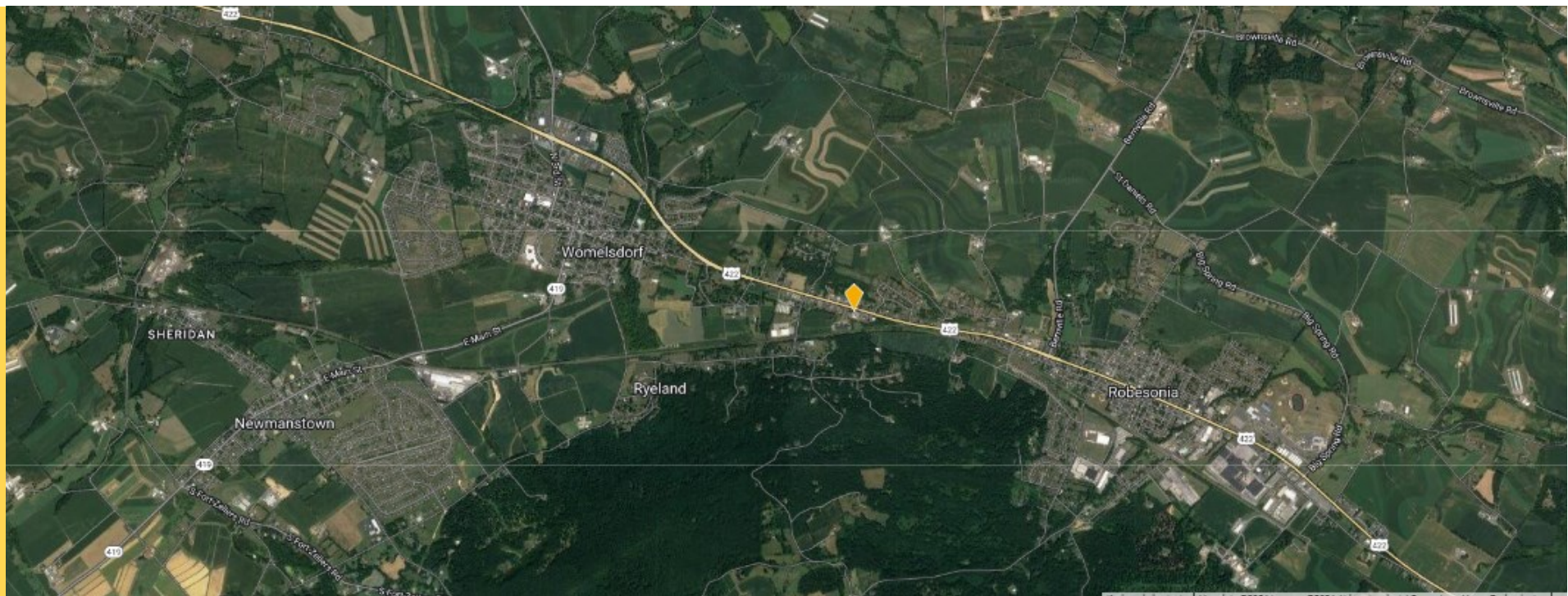
- ◆ FULL SERVICE BAR & RESTAURANT + BANQUET HALL
- ◆ FF&E & LIQUOR LICENSE INCLUDED
- ◆ LONG STANDING BUSINESS EST. 2010
- ◆ BANQUET HALL SEATS: 200
- ◆ LOT SIZE: 1.5 ACRES; BUILDING SIZE: +/- 9,400 SF
- ◆ **VERY** HIGH VISIBILITY ON PENN AVE
- ◆ +/- 16,000 COMBINED ADT
- ◆ PARKING SPACES: 120

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is Buyer/Lessee responsibility to independently confirm its accuracy and completeness. This is not intended to solicit another Broker's listing. Some properties may be in cooperation with another broker.



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| Radius                     | 2 mile    | 5 mile    | 10 mile   |
|----------------------------|-----------|-----------|-----------|
| <b>Population</b>          |           |           |           |
| 2020 Population            | 6,420     | 22,971    | 123,188   |
| 2024 Population            | 6,641     | 23,418    | 122,911   |
| 2029 Population Projection | 6,705     | 23,599    | 123,358   |
| Annual Growth 2020-2024    | 0.9%      | 0.5%      | - 0.1%    |
| Annual Growth 2024-2029    | 0.2%      | 0.2%      | 0.1%      |
| <b>Households</b>          |           |           |           |
| 2020 Households            | 2,603     | 8,763     | 45,851    |
| 2024 Households            | 2,695     | 8,916     | 45,695    |
| 2029 Household Projection  | 2,723     | 8,985     | 45,866    |
| Annual Growth 2020-2024    | 0.1%      | 0.7%      | 0.5%      |
| Annual Growth 2024-2029    | 0.2%      | 0.2%      | 0.1%      |
| Avg Household Vehicles     | 2.00      | 2.00      | 2.00      |
| <b>Housing</b>             |           |           |           |
| Median Home Value          | \$180,192 | \$229,577 | \$249,042 |
| Owner Occupied Households  | 1,980     | 7,111     | 36,538    |
| Renter Occupied Households | 743       | 1,874     | 9,328     |

| Radius                  | 2 mile   | 5 mile   | 10 mile   |
|-------------------------|----------|----------|-----------|
| <b>Household Income</b> |          |          |           |
| < \$25,000              | 328      | 922      | 4,749     |
| \$25,000 - 50,000       | 510      | 1,705    | 7,554     |
| \$50,000 - 75,000       | 484      | 1,588    | 8,011     |
| \$75,000 - 100,000      | 425      | 1,433    | 6,809     |
| \$100,000 - 125,000     | 459      | 1,260    | 5,187     |
| \$125,000 - 150,000     | 222      | 682      | 3,947     |
| \$150,000 - 200,000     | 137      | 511      | 4,501     |
| \$200,000+              | 130      | 815      | 4,937     |
| Avg Household Income    | \$88,979 | \$99,034 | \$107,213 |
| Median Household Income | \$76,500 | \$79,239 | \$84,302  |

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