

1211 ZION RD BELLEFONTE, PA 16823






PROPERTY HIGHLIGHTS:

REDEVELOPMENT OPPORTUNITY

- 1.32 acres
- Asking \$675,000
- 270' frontage on Zion Rd, 258' deep
- Zoned Highway Commerical

DEMOGRAPHICS:

	 Population	 Avg. Household Income	 # of Households
1 mile radius	2,205	\$89,202	937
3 mile radius	14,843	\$87,491	6,538
5 mile radius	26,704	\$88,524	9,655

TRAFFIC COUNTS:

ZION RD: ~ 10K ADT 

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BELLEFONTE HIGHLIGHTS:

- 10 miles north of State College
- Easy access to I-99 (18K ADT) & I-80
- Vibrant downtown shopping
- Schools, grocery, & drug store within 1/2 mile
- Healthcare & educational services make up approx. 30% of employment in the area