



Colliers



For Sale

The Pittsburgh Allegheny Thermal Building

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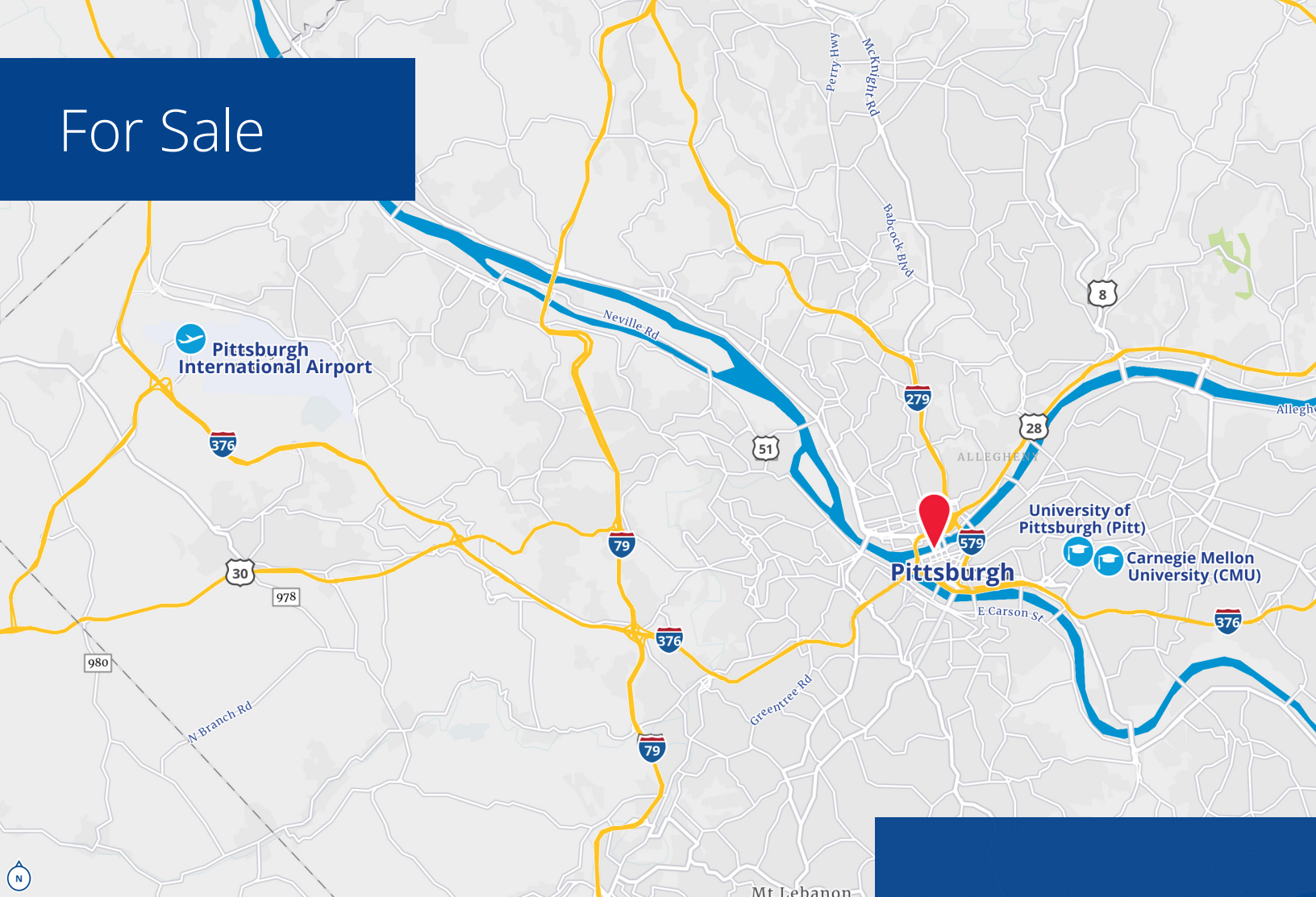
120 Cecil Place Pittsburgh, PA 15222

121,000 SF in Downtown Pittsburgh

- Two (2) buildings totaling 121,000 SF on a .82 acre (35,560 SF) site
- Building is currently being used as a Steam Power Generation Facility
- Prime location overlooking the Allegheny River, PNC Park, and the famed North Shore mixed-use developments
- GT-C zoning (Golden Triangle)
- This offering is for the sale of the real estate only, and does not include any off-site utility tunnels owned by PACT
- Possible uses include: apartments; condos; loft office; self storage; wet lab space; special uses; vacant land play; institutional

Accelerating success.

For Sale



The University of Pittsburgh and Carnegie Mellon University are less than 15 minutes and 3.5 miles from the site, while Pittsburgh International Airport is less than 30 minutes and 18 miles from 120 Cecil Place.

Demographics

	1 Mile	5 Miles	10 Miles
Total Population	19,445	385,848	862,445
Total Households	7,902	177,318	389,390
Average Household Income	\$89,423	\$75,430	\$84,527
Total Businesses	4,087	16,657	34,132
Total Daytime Population	56,562	231,566	439,353

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