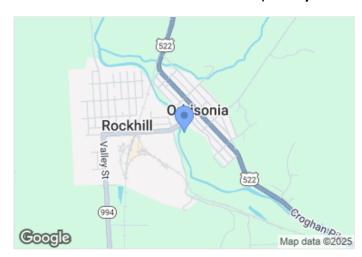


## **Property Flyer**

## 518 & 530 Water St, Orbisonia, PA 17243

\$649,000













MLS #: PAHU2023874

Price/Sq Ft: \$138.09 Type: Retail

**Building SqFt:** 4,700 / Estimated **Business Type:** Other/General Retail

## Remarks:

Location, Space, & Price = BINGO! Just 1 block off the main stop light downtown Orbisonia of Rt. 522 with high traffic load and just blocks from the Orbisonia Railroad Station & Museum. You have the setup on 3.73 city acres (3 parcels) of a large climate-controlled retail showroom of 4,800 sq ft, 2nd floor offices, bathroom, asphalt parking lot for some 10 vehicles. Next to the showroom is a secure 39' x 103' drive thru steel framed warehouse. There is also a 2-story bank barn with storage in the basement, large main floor area for equipment. inventory, machinery, with a loft as a bonus. Rear lot is for large vehicles to enter, turn, and leave out. It has been used for stockpiling building materials, landscaping materials, etc. This former Hardware store has functioned to a large clientele for 42+ years. There are diverse opportunities for this retail/commercial/warehouse space downtown Orbisonia. Call for more details or to schedule a tour. Tax Parcel #3: 35-01-199.1

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