



FOR SALE: OFFERING MEMORANDUM

VIRTUAL TOUR



OWNER/USER OPPORTUNITY OAKDALE, PITTSBURGH

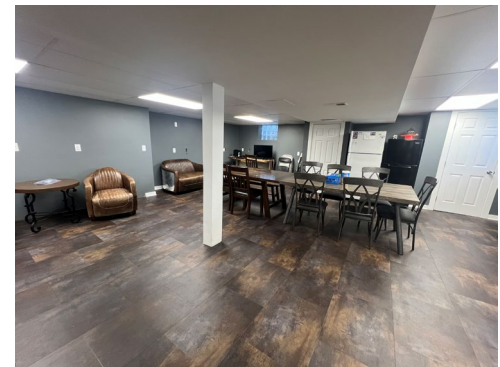
1050 OAKDALE ROAD, NORTH FAYETTE TOWNSHIP, PA 15071

OFFERING HIGHLIGHTS

OWNER/USER OPPORTUNITY

1050 OAKDALE ROAD, NORTH FAYETTE, PITTSBURGH

Hanna Commercial Real Estate as exclusive advisor, is pleased to offer the opportunity to acquire the purchase offering (the "Property") located at 1050 Oakdale Road in Pittsburgh, Pennsylvania. The Property is being offered to qualified investors at a price of \$739,000. Click [HERE](#) for virtual tour.



INVESTMENT HIGHLIGHTS

0.26 ACRES

4,700+/- GSF BUILDING

CURRENTLY CONFIGURED FOR MEDICAL USE WITH LOWER LEVEL AT GRADE STORAGE/STAFF LOUNGE

GREAT LOCATION

MINUTES FROM ROBINSON TOWNE CENTER & PITTSBURGH INTERNATIONAL AIRPORT

2 FLOORS:

ADA COMPLIANT

27 CAR PARKING LOT

ZONED M-U:

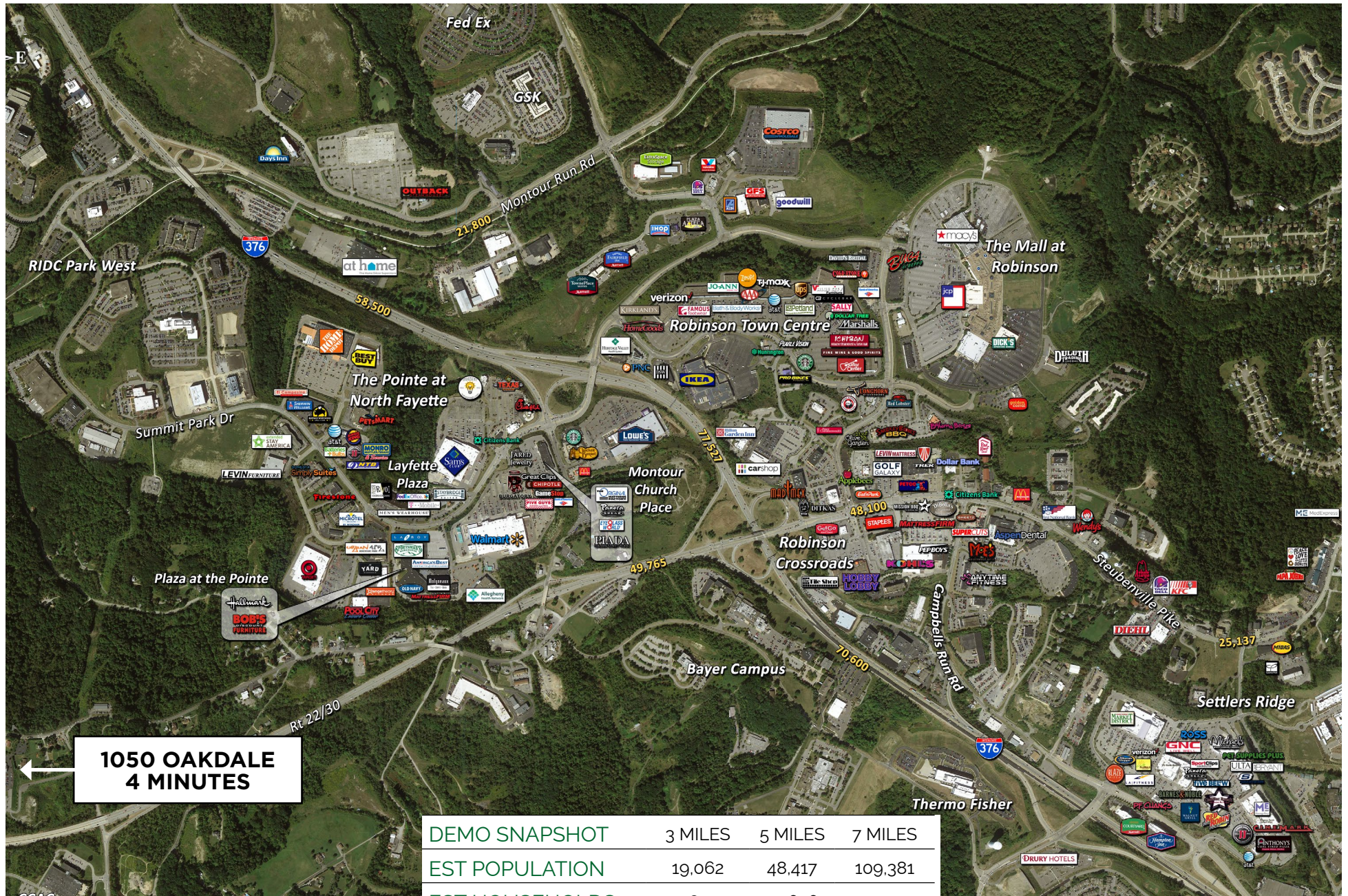
MIXED USE DISTRICT

HIGH VISIBILITY ON RT. 30

DIRECTLY OFF OF HANKY FARMS ROUTE 22./30 EXIT



NEARBY RETAIL AMENITIES

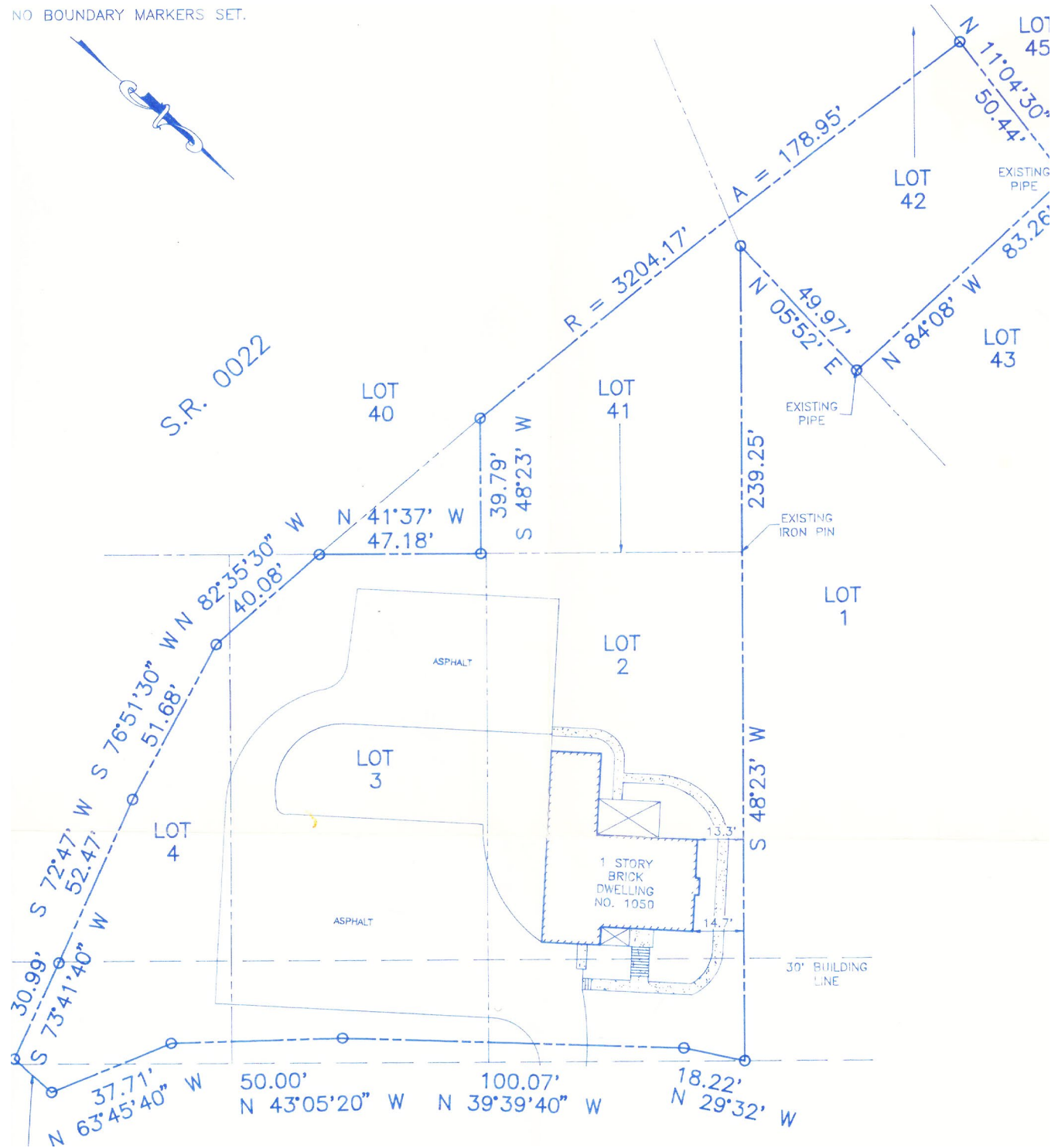


← **1050 OAKDALE
4 MINUTES**

DEMO SNAPSHOT	3 MILES	5 MILES	7 MILES
EST POPULATION	19,062	48,417	109,381
EST HOUSEHOLDS	7,895	19,636	45,104
EST AVG HH INCOME	\$106,806	\$114,875	\$106,222

SURVEY

NO BOUNDARY MARKERS SET.





OWNER/USER OPPORTUNITY OAKDALE, PITTSBURGH

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