

INVESTMENT OPPORTUNITY

FOR SALE

111 SHERIDAN STREET, PITTSBURGH, PA 15209



PROPERTY FEATURES

- First time offered for Sale - located in the heart of Millvale
- Long Term UPMC Tenant - 20 + years
- 5,000 SF Single Story Medical Facility
- On-site Parking for 14 Vehicles
- Gross Rent - \$102,900 year
- Offered @ \$800,000
- Easy Access to Rt 28 and Pittsburgh CBD
- On-site Back up Generator

JAY PHOEBE

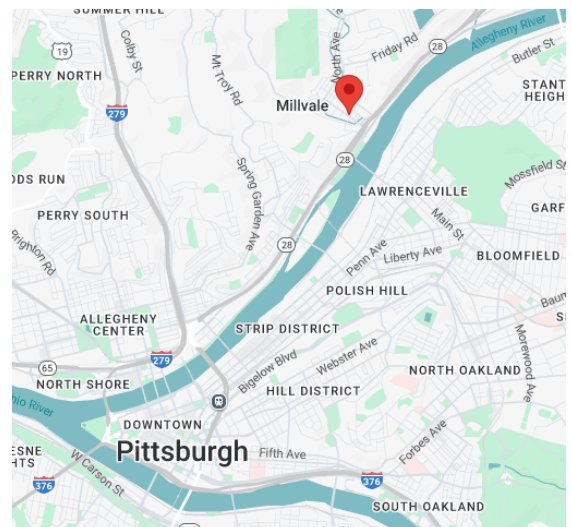
jphoebe@hannacre.com

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GARY WILSON, SIOR

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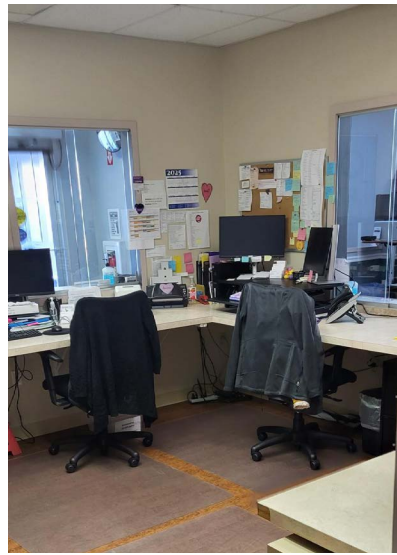
HANNA COMMERCIAL REAL ESTATE

11 STANWIX ST., SUITE 1024

PITTSBURGH, PA 15222

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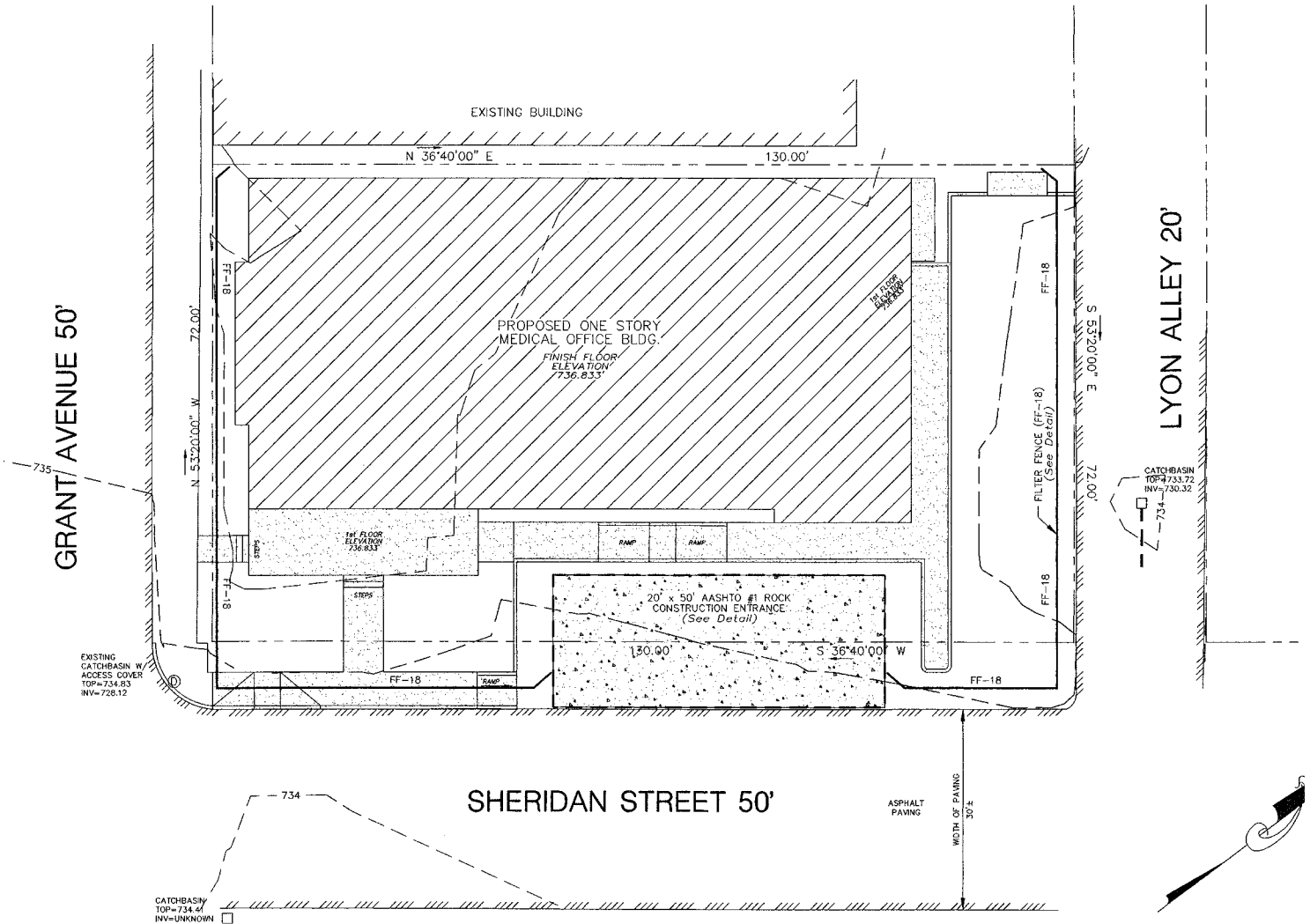


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