

MERCER COUNTY

# FOR SALE OR LEASE

3434 SHARON ROAD, WEST MIDDLESEX, PA 16159



## PROPERTY FEATURES:

- ±10 acres of highly usable land along Sharon Road
- Just 1 mile from I-80, offering exceptional regional connectivity
- Includes a 2,000 SF garage ideal for storage, equipment, or operations
- Level, table-top topography supporting efficient development and site planning
- Paved lot providing immediate functionality
- Flexible commercial/industrial potential
- Convenient proximity to Sharon, Hermitage, and the Ohio border

CONTACT:

**AJ PANTONI**

ajpantoni@hannacre.com

412 261 7134



**HANNA COMMERCIAL REAL ESTATE**

11 STANWIX ST., SUITE 1024

PITTSBURGH, PA 15222

[HANNACRE.COM](http://HANNACRE.COM)

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Commercial Real Estate will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.

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