

FOR SALE

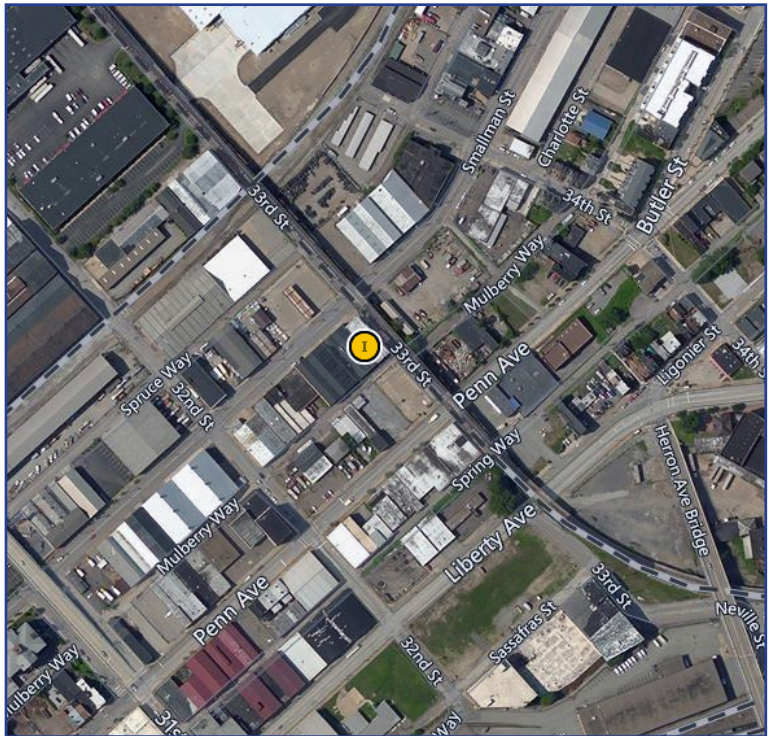
Strip District Warehouse

102 33rd Street
Pittsburgh PA 15201



Property Highlights:

- Three floors + usable lower level
- 11,000 +/- Square Feet (800 +/- sf Office)
- Freight Elevator
- Loading dock on Smallman Street
- Traffic Count: 6,086 +/- vehicles per day
- Sale Price: \$625,000
- **Reduced Sale Price: \$615,000 \$595,000**



Demographics

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
2017 Population	16,654	168,569	349,037
Median HH Income	\$41,899	\$42,200	\$45,703



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