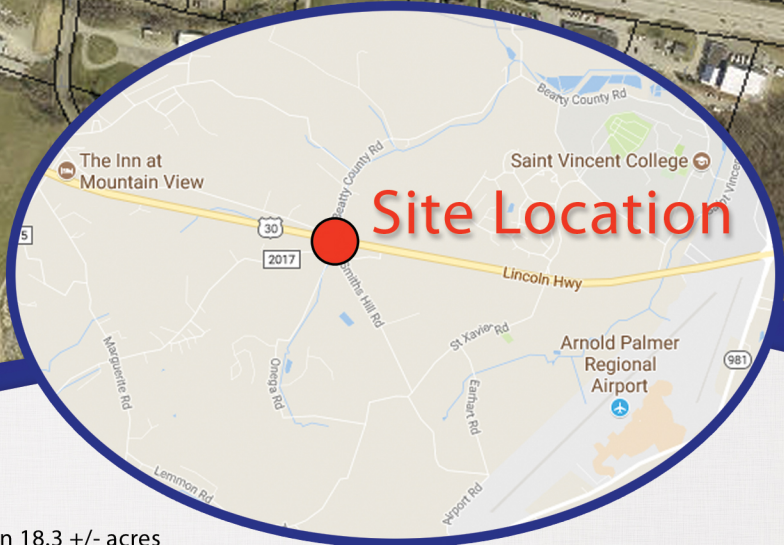


SALE DEVELOPMENT

US ROUTE 30 & SAND HILL ROAD, LATROBE, PA 15650



Certified Agent

BRADRING

HIGHLIGHTS

- Prime land for development situated on 18.3 +/- acres
- Located at signalized intersection along Route 30 within close proximity to Arnold Palmer Regional Airport and numerous retail sites
- Public utilities located on-site along Route 30
- Traffic Count: 34,000 +/- vehicles per day
- Lot & Block: 61-12-00-0-140
61-13-00-0-107
- Zoning: B-2

ASKING PRICE: **\$1,200,000**

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2017 Population	1,309	14,649	46,800
Med. HH Income	\$66,521	\$68,887	\$58,048



CONTACT:
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