

1.22+/- Acres Commercial Land For Sale

612 Route 28, West Yarmouth, MA



1.22 acres of land consisting of **two parcels**. The small parcel fronts Route 28 and is .15 acres. A small residential home is currently located on the piece but is not currently livable. The larger piece is 1.07 acres and requires the small parcel for access to the state highway. The property has been owned by the same family since the late 1930's and has seen many uses through the years, both commercial and residential. Currently, the small parcel is **zoned commercially** and is part of the **Yarmouth Overlay District Village Center 1**. A phase one ESA is available on both parcels for serious buyers.

Asking
\$349,000

For more information about this opportunity contact:

Brian Sullivan

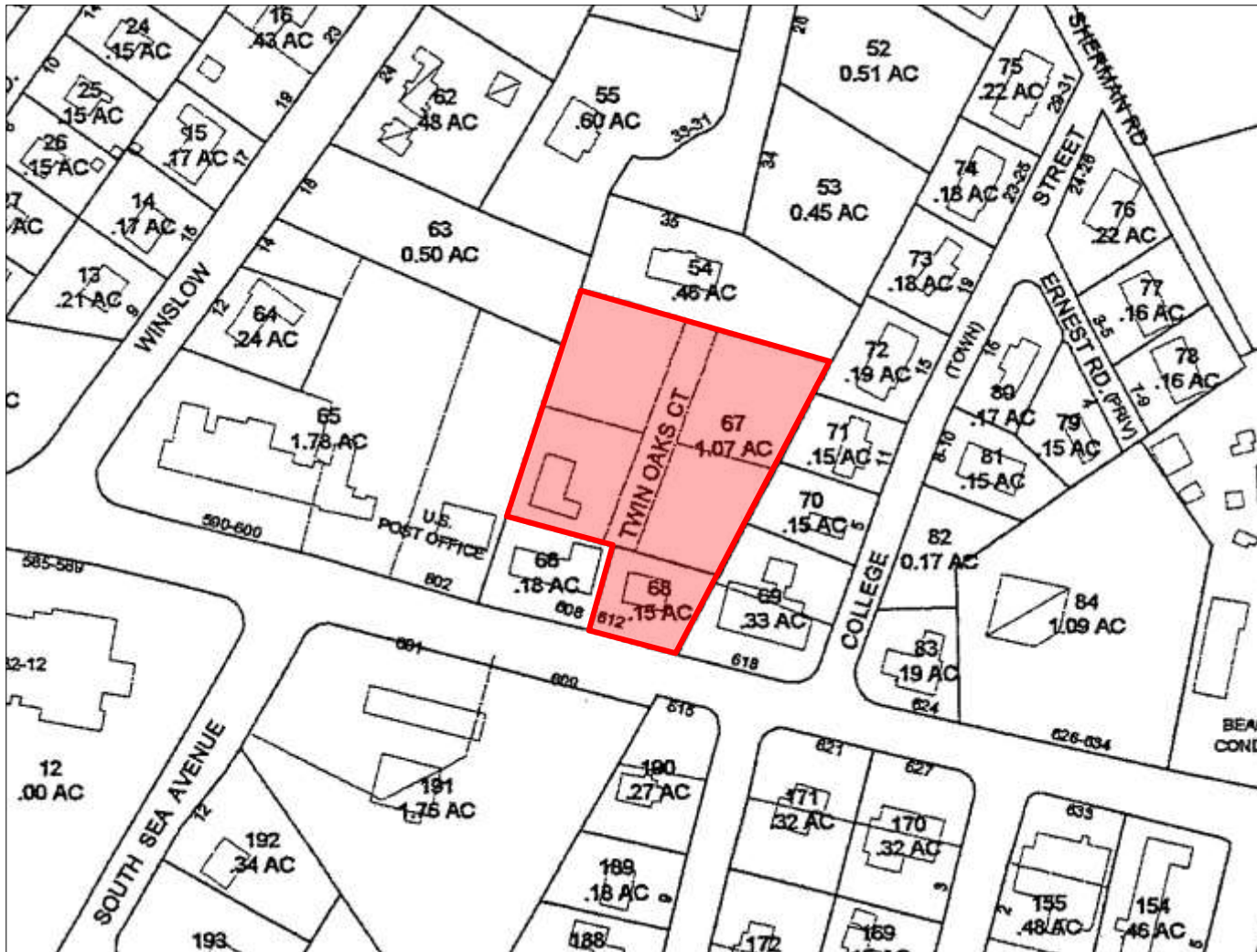
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Commercial Realty Advisors, Inc.

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This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. Referenced square footage and acreage and sketched outlines of the property are approximate. Buyer must verify all the information and bears all the risk for any inaccuracies.



Property Outline Approximate

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