

WES PACE APPRAISAL AND AUCTION SERVICES
PRESENTS

AUCTION

FRIDAY JUNE 23, 2017

12 PM

PRIME COMMERCIAL INDUSTRIAL RETAIL
REAL ESTATE



551 South Grand Street
Lewistown, PA 17044

GUARANTEED TO SELL IF THE BID REACHES

\$149,900.00

W/O BUYERS PREMIUM OF 11%

Open House June 30 and July 12 2PM until 4PM

PRE-LIVE AUCTION BIDDING ENCOURAGED
CALL WES PACE 610-745-1972 E-MAIL WES@WESPACEAUCTIONS.COM
PA LICENSE #AU005521

OPEN HOUSE JUNE 7 & JUNE 14

551 South Grand Street
LEWISTOWN (MIFFLIN COUNTY), PA 17044

FEATURES

12,342 SF+-
1.17ACRES IN TWO PARCELS
CORNER PROPERTY ONE & TWO STORY BUILDING
8300 SF CLEAR SPAN WAREHOUSE HEAVY CONCRETE
FLOOR
MUNICIPAL/BOROUGH WATER/SEWER
TWO 16FT LOADING DOCKS ONE INDOOR & ONE
EXTERIOR
30FT X 66FT SHOWROOM & OFFICE AREA
FENCED YARD, STORAGE SHEDS & YARD AREA
NEWER ROOF WAREHOUSE
RETAIL AREA BASEMENT & SECOND FLOOR
30 MINUTES TO STATE COLLEGE
60 MINIUTES TO HARRISBURG

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ADDITIONAL INFORMATION

PRIMARY LOT ZONED INDUSTRIAL .76ACRE+-
SECONDARY LOT ZONED R2 RESIDENTIAL .41ACRE+-
16FT CEILING OPEN WAREHOUSE
30 X 66 RETAIL AREA BASEMENT & SECOND FLOOR
TWO HALF BATH ROOMS
CENTRAL AIR (RETAIL FIRST FLOOR)
220VOLT SINGLE PHASE POWER (3PHASE AVAILABLE)
OIL HEAT (OFFICE/RETAIL) GAS AVAILABLE
FLOURESCENT LIGHTING
NEWER ROOFS
BLOCK CONSTRUCTION
WINDOWS TRADITIONAL & GLASS BLOCK
TAX# 96-4396-08-89-5244
BUILT 1907 WAREHOUSE RENOVATED 1996