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For sale


100 AC Prime Industrial Development Land

559 Hunker Waltz Mill Road | Ruffsedale, PA 15679

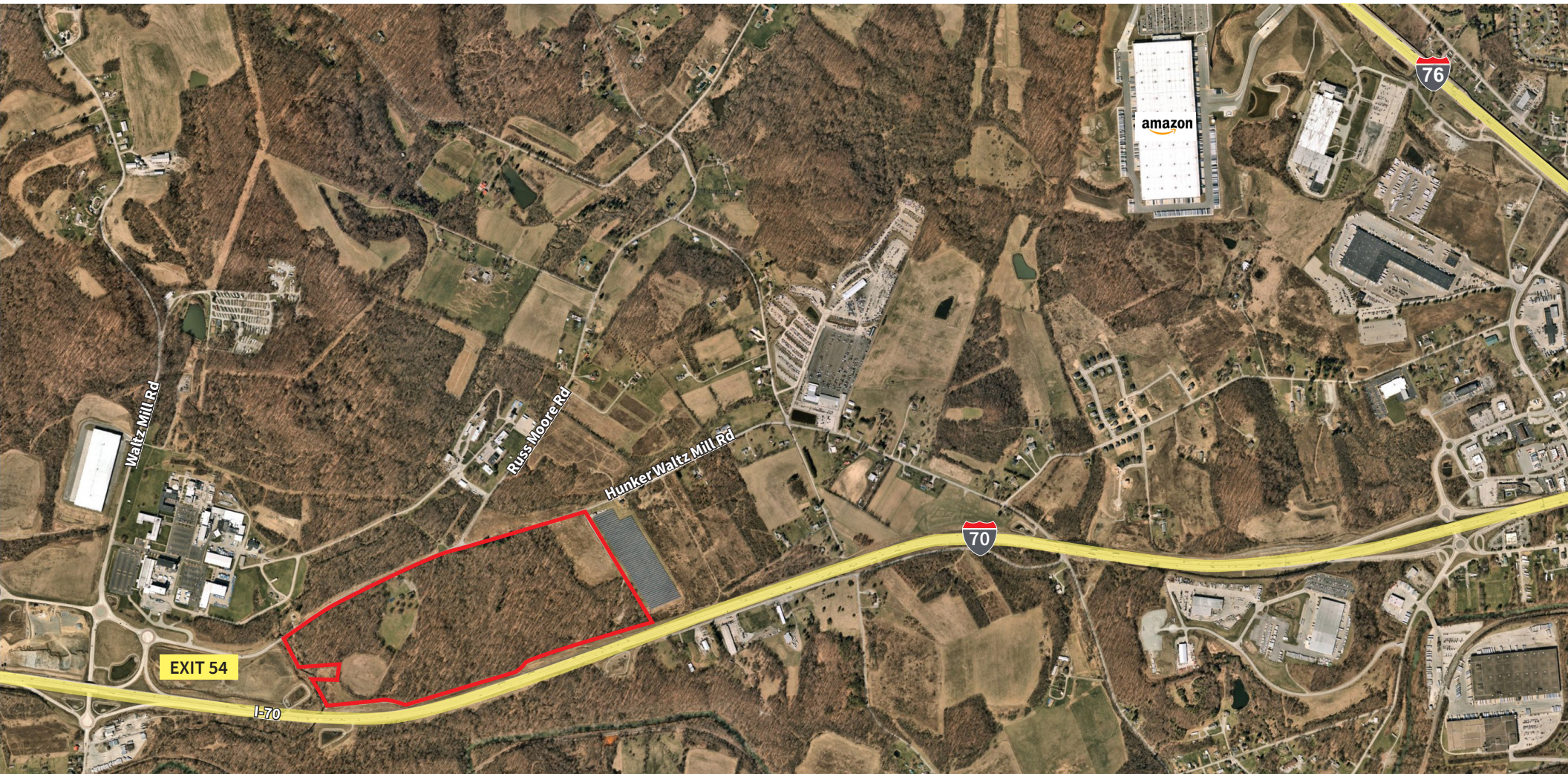
Rick O'Brien, SIOR
412.208.1403
rick.obrien@jll.com

Greg Hopkins
412.770.5295
greg.hopkins@jll.com

Alec Staiger
412.977.4184
alec.staiger@jll.com

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SITE



Property overview

- Prime industrial development opportunity
- Highly visible site with +/- 3,700 feet of frontage along I-70
- Under 1 mile from full I-70 on/off ramps
- 4 miles to I-76

Property specs

- Site size: +/- 100 AC
- Zoning: Light industrial
- Utilities: All utilities available to site
- Topography: Gentle rolling
- Structures: 1,788 SF corporate recreational lodge, pavilion, playground, baseball field

KEY DISTANCES

0.8 miles (3 min) to I-70

41 miles (56 min) to I-79

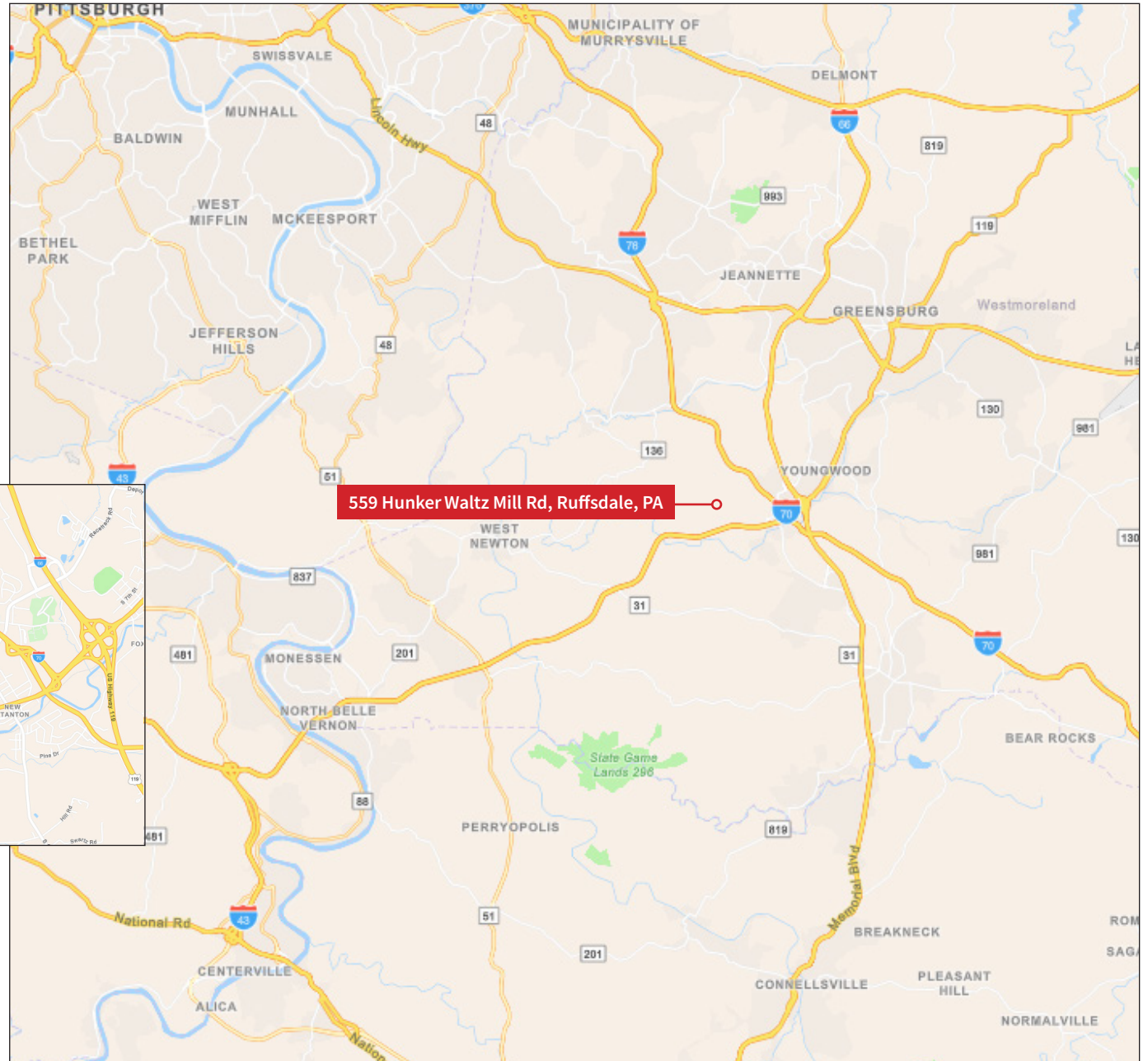
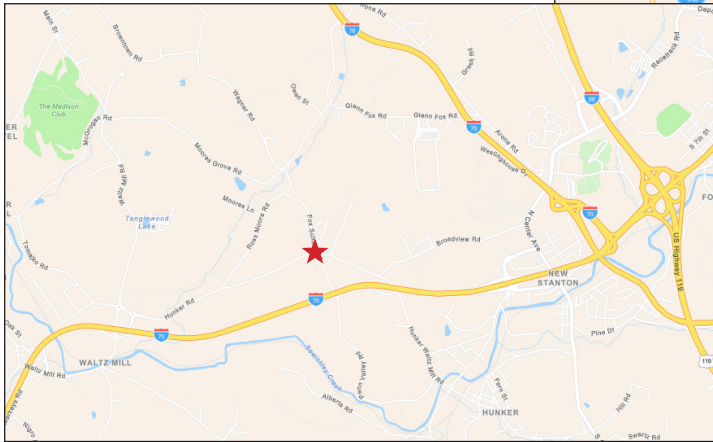
4.3 miles (7 min) to I-76

59 miles (1 hr 13 min) to Cranberry, PA

38 miles (41 min) to Pittsburgh, PA

69 miles (1 hr 16 min) to Wheeling, WV

4.4 miles (9 min) to New Stanton, PA





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