



**For Sale
Mixed Use Site
in Bucks County, PA
1400 Easton Rd
Kintnersville, PA**

**KWCommercial
542 Lewis Rd
Limerick, PA 19468
Cell 610-551-5830
Office 484-762-8149**

Location : Located on Route 611 near Routes 212, 412 & I-78

Property Type: Mixed use Apartment over Storefronts

Lot Size : +/- .82 Acres

Current Zoning : PC-I

Taxes: \$1,487/ 2010



5100 Sf Mixed Use Commercial Property in Durham Twp on busy Route 611. Three commercial storefronts on first floor. Storefront #1 consists of 1885 sf with Roll Up side door and formally used as antique store. Storefront #2 Consists of 600 sf currently vacant, Storefront #3 consists of 560 sf and is vacant. Second Floor consists of 1800 sf 3 BR apartment. Zoned PC-1. AS of Right Uses include Restaurant, Retail, Service Business, Financial Establishment, Veterinary Clinic, Auto Repair, Car Wash, Offices, Medical Offices, Motel / Hotel, Community Center, Commercial School, Manufacturing, Wholesale Business, Truck Terminal, Auto Sales & Nursery. Conditional Uses include Kennel, Mini Market, Amusement Hall, and Professional Studios. Special Exception Uses include Tavern & Adult Commercial Use. Located on Route 611 (Easton Rd) Property is adjacent to Delaware River Canal. Triangular shaped Site. Parcel is in 100 Year Flood Plain. Close to Routes 212, 412, I-78

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Asking Price : \$375,000