

AVAILABLE  
FOR SALE  
OR LEASE

# 8,125 SF (±) MIXED-USE COMMERCIAL BUILDING

6164 US Highway 6 | Linesville, PA 1424



**OFFERED  
FOR SALE:**  
\$450,000

**OFFERED  
FOR LEASE:**  
\$6.00/SF  
– NNN

## HIGHLIGHTS:

- 8,125 SF (±) Mixed-Use Commercial Building
- Built in 2004
- Situated on 0.86 Acres
- 23+ Parking Spaces
- Zoned General Commercial
- Currently Leased to Dollar General  
– Lease Expires May 31, 2019
- Annual Taxes: \$9,965 (2017-2018)



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## FOR MORE INFORMATION PLEASE CONTACT

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