

MLS #: C2814704A (Active) List Price: \$79,500

129 East Main Street Allensville, PA 17002



**Business Type:** Other  
**Apx Year Built:**  
**Main SqFt:** 3300  
**SqFt Down:**  
**2nd Lvl SqFt:**  
**3rd Lvl SqFt:**  
**4th Lvl SqFt:**  
**Total SqFt:**  
**Stories:** 2  
**Garage Spaces:**  
**Off Street Parking:** yes

**Unit #:**  
**Area:** Mifflin  
**Region:** Menno  
**County:** Mifflin  
**Zoning:**  
**Flood Zone:**  
**Apx Acreage:**  
**Land SqFt:**  
**Frontage Feet:**  
**Depth Feet:**

**Legal Description:**

**Tax ID:** 18,11-0200-00018,02-0122B

**Total Taxes:** 1846.27

**Tax Year:** 2018

**Special Assessment:**

**Assessed Value:**

**Land Assessment:**

**Building Assessment:**

**Commercial Features:** High Traffic Location, Highway Frontage, Lighted Parking, Other/See Remarks

**Property Features:** Deed Restrictions, Electric to Property, Rolling, Stream, Mountain View, Year Round Access, Valley View, On Paved Road, On Public Road

**ElemSchl:**

**Jr/Midl:** Mifflin Co

**HighSchl:** Mifflin Co

**Cash Flow Statement Avail:**

**Annual Property Operating Data Available:**

**Income Op Data Available:**

**Rental per Ft Net:**

**Rental per Ft Gross:**

**Schedule Operating Income:**

**Schedule Operating Income Actual:**

**Vacancy/Loss:**

**Vacancy/Loss Actual:**

**Operating Expense:**

**Operating Expense Actual:**

**Net Operating Income:**

**Net Operating Income Actual:**

**Water Type:** Public

**Sewer Type:** Other

**Fuel Type:** Combination, Electric

**Exterior:** Stone, Vinyl Siding

**Ceiling Height:**

**Overhead Door Height:**

**Elevator:** No

**Dock:** No

**Sprinkler:** No

**Rent As Is:**

**Business for Sale:**

**Building for Sale:** Yes

**Trade/Exchange:**

**Inventory Included:**

**Fixed Equipment:**

**Permits Reg:**

**Space for Lease:**

**Environmental Study:**

**Soil Test:**

**Instructions/Directions:** Coming from Mill Creek, drive to north end of Allensville on Rt. 655. Property on right.

**Public Comments:** Enjoy life in scenic Big Valley. Operate a business on the main floor & live upstairs or rent them both out for income. Lots of possibilities and minimal work to do in order to occupy the upstairs apartment. Priced right! Newer shingle roof & vinyl siding, thermopane windows main floor, 400 amp electrical service, septic is a 2000 gallon holding tank, large commercial space on main floor, 2nd floor has 3 BR apt. that needs some work, lots of parking space. Endless possibilities.

Information Herein Deemed Reliable but Not Guaranteed

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