

LAND FOR SALE

1 SANDSTONE WAY

DUNBAR, PA 15431

DUNBAR TOWNSHIP BUSINESS PARK

DUNBAR TOWNSHIP
FAYETTE COUNTY, PA



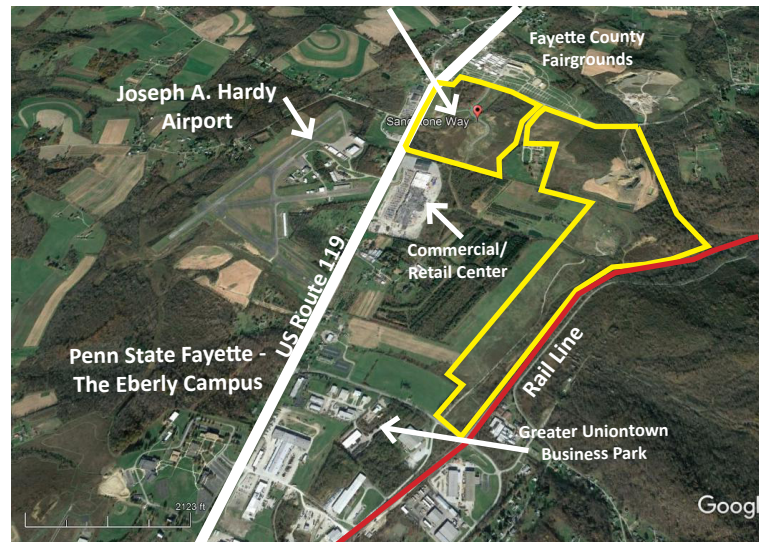
See other side for parcel acreage

PRIME INDUSTRIAL AND COMMERCIAL DEVELOPMENT SITES

MINUTES DRIVE TO PA TURNPIKE!

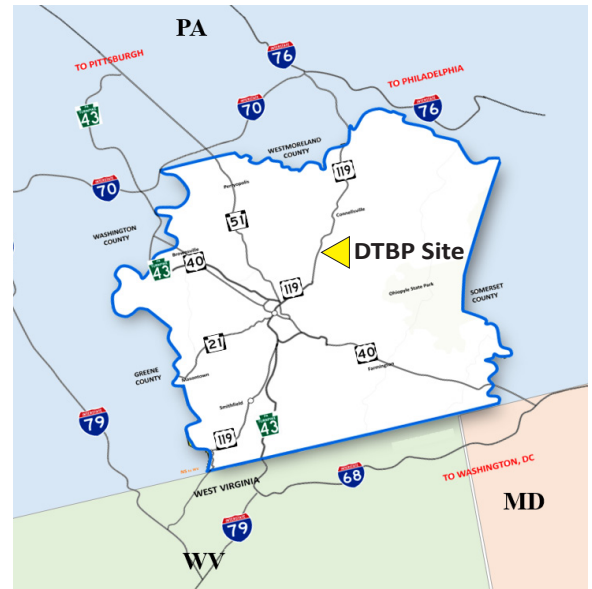
PROPERTY HIGHLIGHTS

- Fully-developed commercial and industrial acreage available in a quality established business park location
- 129+ acres - can be subdivided. Lots in Phase I range from 3.81 acres to 7.11 acres.
- All utilities, i.e. water, sewage, gas, electric, telecommunications.
- Phase I Environmental Audit and Archaeological Phase I & II Clearances obtained.
- Easily accessible to markets in PA, WV and OH via highway, air and rail.
- Located along US Route 119, 5 miles from PA Turnpike 43 (Mon-Fayette Expressway).
- Within close proximity to Air, Highway and Rail Transportation.
- 4-6 miles to the cities of Uniontown and Connellsville.



DUNBAR TOWNSHIP BUSINESS PARK

DUNBAR, PA 15431



Four (4) Interstate Highways within 30 minutes drive
(from County center)

Within a 500 mile radius
of over half of the US &
Canadian population



DUNBAR TOWNSHIP BUSINESS PARK, DUNBAR TOWNSHIP, FAYETTE COUNTY, PA

Total Available Acres: 129.65
Total Available Building (SF): 102,100 SF

Available Sites	
Location	Acreage
Phase 1 Lots	
Lot 3	7.11
Lot 6	6.93
Lot 8	6.80
Lot 9	3.81
Rail Site	105
TOTAL:	129.65

Available Building	
LOCATION	Acreage
Phase 1 Lots	
102,100 SF	19.38
<small>Under construction</small>	



Phase 1 Lots
Fully Developed

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The information contained herein has been obtained from sources believed to be reliable and is subject to change. Fay-Penn makes no guarantee, warranty or representation about information obtained from other sources. Clients and/or their representatives will be responsible for conducting a careful, independent investigation of the property to determine to their satisfaction the suitability of the property for your needs.

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