

# For Sale or Lease

Bar/Restaurant With Liquor License + Apartment

Lower Level Ideal for Private Events

775 Freeport Road,  
Cheswick, PA 15024



\$1,650,000  
~~\$1,850,000~~



## Key Features:

- ±7,000 SF Bar/Restaurant (includes liquor license and 2nd floor apartment)
- .94 Acre Site
- Two Floors – Bar on Each Floor - Lower Level Ideal for Private Events
- Recently Updated Throughout
- Ample Parking

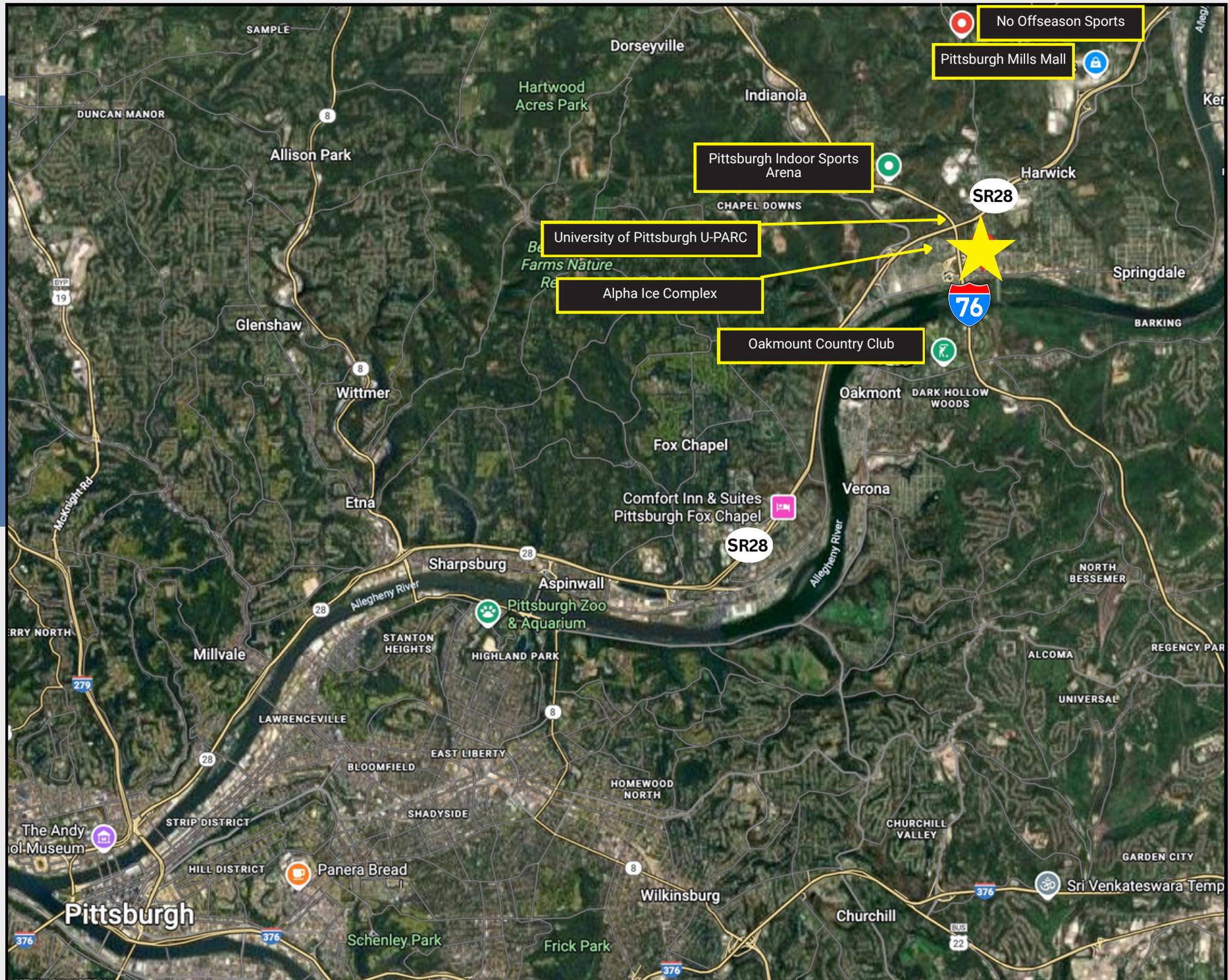
**For Lease:**  
**\$20 NNN Per Square Foot**



Fourth River Development LLC  
7112 Front River Road  
Pittsburgh, PA 15225  
[www.fourthriverdevelopment.com](http://www.fourthriverdevelopment.com)



**Great Accessible Location** - Minutes from PA Turnpike, State Route 28, Oakmont Country Club, University of Pittsburgh U-Parc, Pittsburgh Mills Mall; as well as various sporting complexes – such as Pittsburgh Indoor Sports Arena, No Offseason Sports, and Alpha Ice Complex



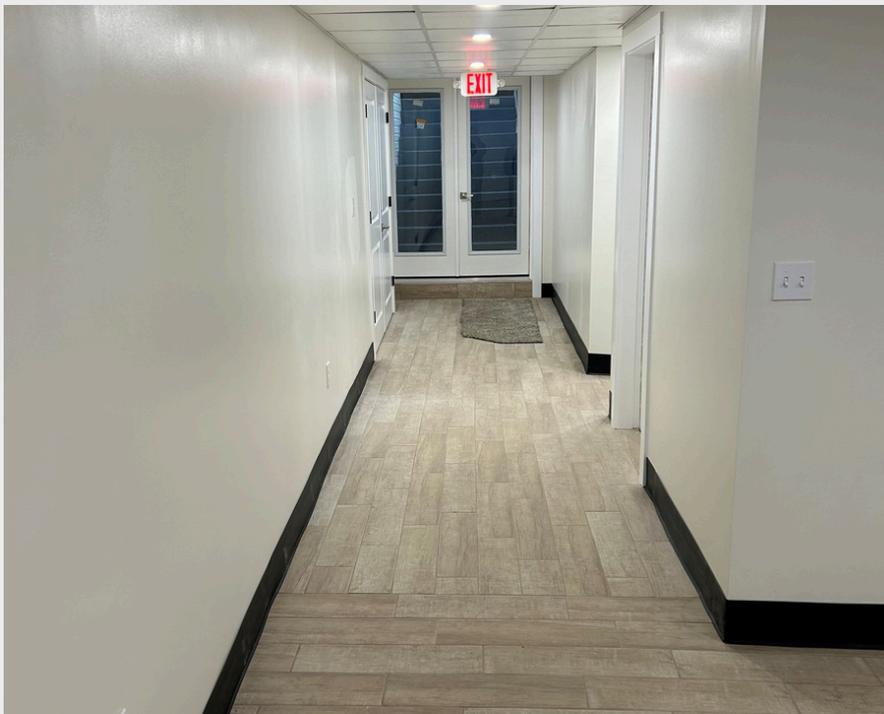
Pat Morosetti **412-231-4444**  
Principal  
Director of Brokerage

**FOURTH RIVER**  
DEVELOPMENT LLC  
Fourth River Development LLC  
7112 Front River Road  
Pittsburgh, PA 15225  
[www.fourthriverdevelopment.com](http://www.fourthriverdevelopment.com)



# Additional Photos

(Lower Level)



Pat Morosetti  
Principal  
Director of Brokerage

**412-231-4444**

**FOURTH RIVER**  
DEVELOPMENT LLC

Fourth River Development LLC

7112 Front River Road

Pittsburgh, PA 15225

[www.fourthriverdevelopment.com](http://www.fourthriverdevelopment.com)