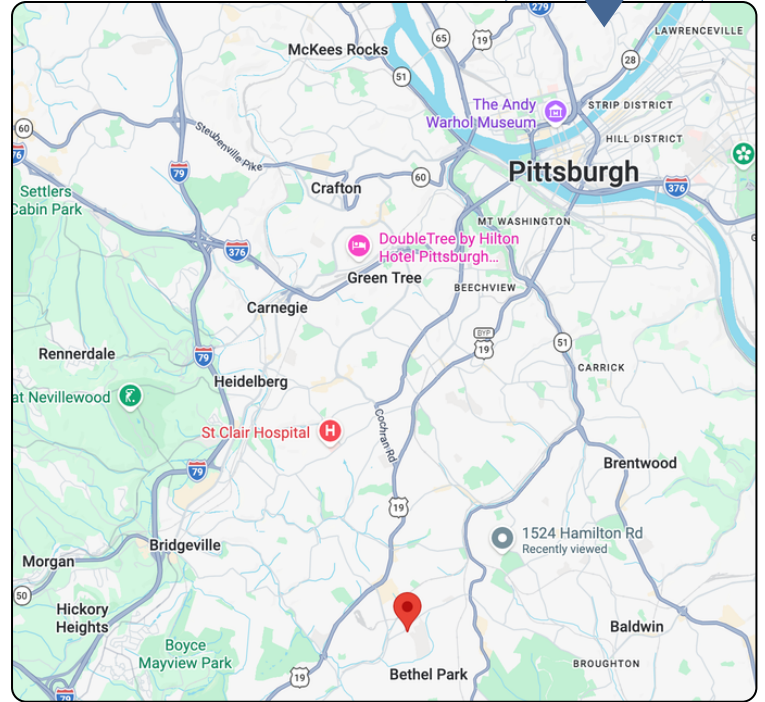


For Sale

Former Bethel Park School District Administration Building

301 Church Road, Bethel Park, PA 15102

\$1,400,000



Key Features:

- **Land: ±1.64 Acres**
- **Building: ±17,528 SF**
- **Parking Spaces: 47 Spaces**
- **Zoned: CD (Conservation District)**
- **2-Story Structure**
- **Concrete/Masonry Construction with Hip/Shingle (Asphalt) Roof**
- **Very Accessible South Hills location in the heart of Bethel Park Borough**

Pat Morosetti

Principal
Director of Brokerage

412-231-4444

FOURTH RIVER
DEVELOPMENT LLC

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