



## 913 LAKE ROAD, FACTORYVILLE, PA 18419

LATITUDE: 41.508420    LONGITUDE: -75.842510

Established Beer Distributor for Sale! Sale includes: Distributor liquor license, furniture, fixtures and equipment. This is an established business on Lake Winola. Owner is retiring. There is also a used auto dealer office with garage in the building that owner operates which can be vacated or leased back. Financials may be provided with a signed Confidentiality and NDA. **\*\*CONTACT LISTING AGENT DIRECTLY FOR ALL SALE INQUIRIES AND DETAILS. PLEASE DO NOT ENTER OPERATING BUSINESS FOR INFORMATION.**

## PROPERTY DETAILS:

- 3,200 SF+/- Building
- 0.48+/- Acres
- PIN: 21-053.2-048-00-00-00
- Propane Gas Heat (Split Unit)
- Central A/C
- Private Well
- Public Sewer
- 2 Restrooms
- 28 Parking Spaces
- 2 Overhead Doors
- Zoned Commercial
- Two 200 amp Electric Meters
- 2024 Taxes - \$4,111



## For Information Contact:

**Al Guari, Vice President-Brokerage**

aguari@mericle.com

Office: 570.823.1100    \*    Cell: 570.499.2889

Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, prior sale/lease, withdrawal notice, or other conditions.

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## 2023 DEMOGRAPHICS

	5 Minute Drive Time	10 Minute Drive Time	15 Minute Drive Time
POPULATION	1,220	4,642	18,657
HOUSEHOLDS	523	1,948	7,691
MEDIAN HH INCOME	\$64,069	\$66,743	\$77,360

Esri

