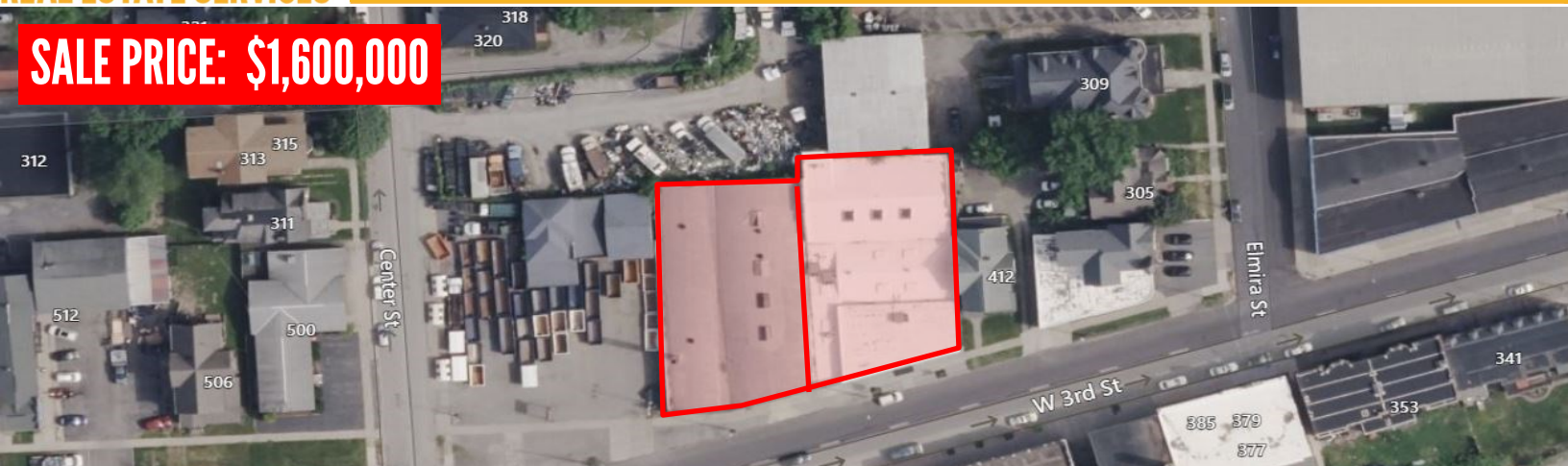


SALE PRICE: \$1,600,000



416, 426 W. THIRD STREET, WILLIAMSPORT, PA 17701

LATITUDE: 41.238380 LONGITUDE: -77.009030

Complete turnkey catering/restaurant business with adjoining warehouse in Williamsport's central business district. Twelve years in business! Sale includes real estate, operating catering business, furniture, fixtures, equipment and inventory. Six figure contracts already sold for 2025! Owner willing to assist with transfer and training. **Business name and tent rental business not included in sale.** Real estate consists of two tax parcels, 416 W. Third St which is the venue/restaurant side and 426 W. Third Street, which is a warehouse. Venue capacity is approximately 400 guests and features a large commercial kitchen, new roof and renovated in last 12 years with sprinklers. Warehouse building features a recently remodeled office, showroom/retail space, 18 ft. ceilings with skylights and wood beams. Both structures are wood frame with brick exterior and insulated with public utilities. Property located in CBD zoned district.

PROPERTY DETAILS:

■ 10,270 SF+/- Restaurant Bldg.

- PIN: 65-001-226
- 0.24+/- Acres
- 81 ft. Frontage
- Gas and Electric Heat
- Carpet/Tile/Concrete Floors
- 3 Restrooms
- One 8 ft. Overhead Door
- Partial Basement
- 2024 Taxes - \$831.05

■ 11,363 SF+/- Warehouse Bldg.

- PIN: 65-001-225
- 0.26+/- Acres
- 86 ft. Frontage
- Gas Heat
- Carpet/Wood/Concrete Floors
- Partially Insulated
- 2 Restrooms
- One 10 ft. Overhead Door
- Full Basement
- 18 ft. Ceiling Heights
- 2024 Taxes - \$7,292.92

Buildings also for sale separately. Purchase 426 W. Third Street (warehouse) for \$400,000. Purchase 416 W. Third Street for \$800,000. Purchase 416 W. Third Street with Business, FF&E for \$1,200,000.

2024 DEMOGRAPHICS

	5 MILE	7 MILES	10 MILES
POPULATION	54,960	65,345	82,880
HOUSEHOLDS	23,316	27,580	33,092
MEDIAN HH INCOME	\$57,828	\$60,283	\$61,873

Source: Esri

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