



BERKSHIRE HATHAWAY
HomeServices
Fox & Roach, REALTORS®

EXECUTIVE SUMMARY:

Land Development
Executive Offices
49 East Lancaster Avenue
Malvern, Pennsylvania, 19355
Direct 610-306-3933
Office 610-647-2600
Fax 610-993-3257
Email ed.ritti@foxroach.com

2.03 +/- Acres, 47,800 +/- Square Foot Industrial Building, Front / Jeffery / Engle Streets, Chester, Pa.

Located across Front Street from PPL Park-soccer and parking stadium complex
Next to New Jersey bound off ramp and approximately 4 blocks from the Pennsylvania bound off ramp of the Commodore Barry Bridge
Frontage along active rail road line and multiple streets
One / two story industrial building – partially leased -otherwise vacant
Remainder of site is parking area
Public utilities
Building had various large cranes in use throughout- presently crane rails still exist
Some areas have finished offices
Zoned W-1 Waterfront District- which allows office /retail /hotels /amusement /race track / gaming / sports /boat repair /residential or a combination of these uses
Conforming lot size for most uses
Owner has priced this property to sell - \$975,000 cash
For further information contact -

Ed Ritti
ed.ritti@foxroach.com

610-306-3933

Mike Byrne
michaeljbyrne317@gmail.com

610-389-3980

For comprehensive information on all our Listings go to www.wedodirt.com .

ALL INFORMATION FURNISHED REGARDING PROPERTY FOR SALE IS FROM SOURCES DEEMED RELIABLE, BUT NO WARRANTY OR REPRESENTATION IS MADE AS TO THE ACCURACY THEREOF AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OF PRICE OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING OR WITHDRAWAL WITHOUT NOTICE. NO LIABILITY OF ANY KIND IS TO BE IMPOSED ON THE BROKEN HEREIN.



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Regional Land Director
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List of Primary Contacts

City of Chester

William C. Payne
Director
City Hall
1 Fourth Street
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610-364-6517 -cell
610-447-7707 -voice
wpayne@chestercity.com

Chester Water Authority

City of Chester

Jacqueline Z. Parker
Executive Director
City Hall
1 Fourth Street
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610-447-7853- office

jzp@ceda.cc

Chester Sewer Authority