



ODD-LOT
OUTLET

POPCORN
SOUVENIRS
MUSIC

HOUSEWARES
HOME DECOR

HOLIDAY
MERCHANDISE

PET TOYS
PARTY GOODS

BARGAINS
CLOSEOUTS

FOR SALE: \$ 2,450,000.00
2889 Route 611 Tannersville, Pa 18372



**Offered For Sale By: Dana Sheffer, Realtor
Davis R Chant Realtors Inc.
106 E Harford St Milford, Pa 18337**

FIREWORKS
—OUTLET—
LOWEST PRICES
PoconoFireworks.com

ODD-LOT
OUTLET

CANDY SHOP
CHOCOLATE FUDGE GUMMIES SODA
'U Pick -N- Pack'

\$4.99
CANDY BAR

\$4.99
CANDY BAR
'U Pick -N- Pack'



Property Information: 2889 Route 611 Tannersville, Pa 18372

Offering Price:	\$ 2,450,000.00
Total Building Square Feet:	15,214 Total Square Feet
Total Acreage:	1.54 Total Acres
Total Lot Square Feet:	67,082 Total Square Feet
Water Source:	Public
Sewer Source:	Public
Annual Taxes:	\$ 26,441.99
Year Built:	1964
Zoning:	Commercial

Property Highlights: 2889 Route 611 Tannersville, Pa

15,214 total square feet of Commercial space located along busy Route 611 in the Poconos! Property includes two separate buildings both generating a total monthly income of \$14,900 and operating on NNN month to month leases. Property is currently being utilized for Retail purposes. Additional small storage shed on-site near rear of lot. Top location!!! Seconds from I-80 E/W access ramps and the Premium Shopping Outlets in Tannersville! Camelback Resort and Great Wolf Lodge are both within a five minute drive and Kalahari is within a ten minute drive from this well maintained Commercial site. 1.54 Acre lot with 303 total square feet of road frontage along highly traveled Route 611 with a Daily Traffic Count of 12,579! Exterior and Interior of property provide an open, spacious plot and floor plan allowing for endless creative possibilities! Public Water and Public Sewer. Large, vertical sign with high visibility to showcase your business(es)!! Schedule your tour of this site today to add this rare, unique, and income producing opportunity to your Investment Portfolio.





FREE GIFT BAR HERE

WELCOME
If you like it,
buy it now.

\$4.99
AND FREE

\$4.99
CANDY BAR
EVERY DAY

Mikberry
Booster

TOYS

POORNO

20X10
TAMP
49.99

APRILLO







ODD LOT

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ODD LOT

ODD LOT

ODD LOT

ODD LOT
FIREWORKS

FIREWORKS

ODD LOT

ODD LOT

ODD LOT

ODD LOT

ODD LOT





ODD-LOT
OUTLET

CELEBRATING
50 YEAR
OF AMERICA!

POCONO
SOUVENIRS
T-SHIRTS

FIREWORKS
FIREWORKS
LEGAL
PA RESIDENTS

HOUSEWARE
HOME DECO

HOLIDAY
MERCHANDISE

TOYS
GOODS

BARAINS
closeouts















FREE GIFT BAR HERE

WELCOME If you like it, buy it now.

\$4.99 AND FREE

\$4.99 CANDY BAR

TOYS

POORNO

McBerrin Booster

20X10 TAMP 49.99

APRILLO



ODD-LOT
OUTLET

POCONO
SOUVENIRS
T-SHIRTS

FIREWORKS

HOUSEWARE
HOME DECO

HOLIDAY
MERCHANDISE

TOYS
GOODS

BARGAINS
closeouts

CELEBRATING
50 YEARS
OF AMERICA!









ODD-LOT
OUTLET

POCONO
SOUVENIRS

OPEN

FIREWORKS

HOUSEWARES
HOME DECOR

HOLIDAY
MERCHANDISE

PET TOYS
PARTY GOODS

BARGAINS
CLOSEOUTS





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SWEETS
ICE CREAM
Pick n' Pack

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FREE GIFT
with purchase

ORKS

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150 YEARS OF AMERICA!





Dana Sheffer Realtor®

Office: 570-296-7717

Cell: 570-703-3468

dsheffer@chantre.com

www.ChantRE.com

106 East Harford Street
Milford, PA 18337





**Contact: Dana Sheffer, Listing Agent - Davis R Chant Realtors Inc to schedule tour and/or submit an offer. Cell Phone #: (570) 703-3468 / Office#: (570) 296-7717
Davis R Chant Realtors Inc - 106 E Harford St. Milford, Pa 18337**