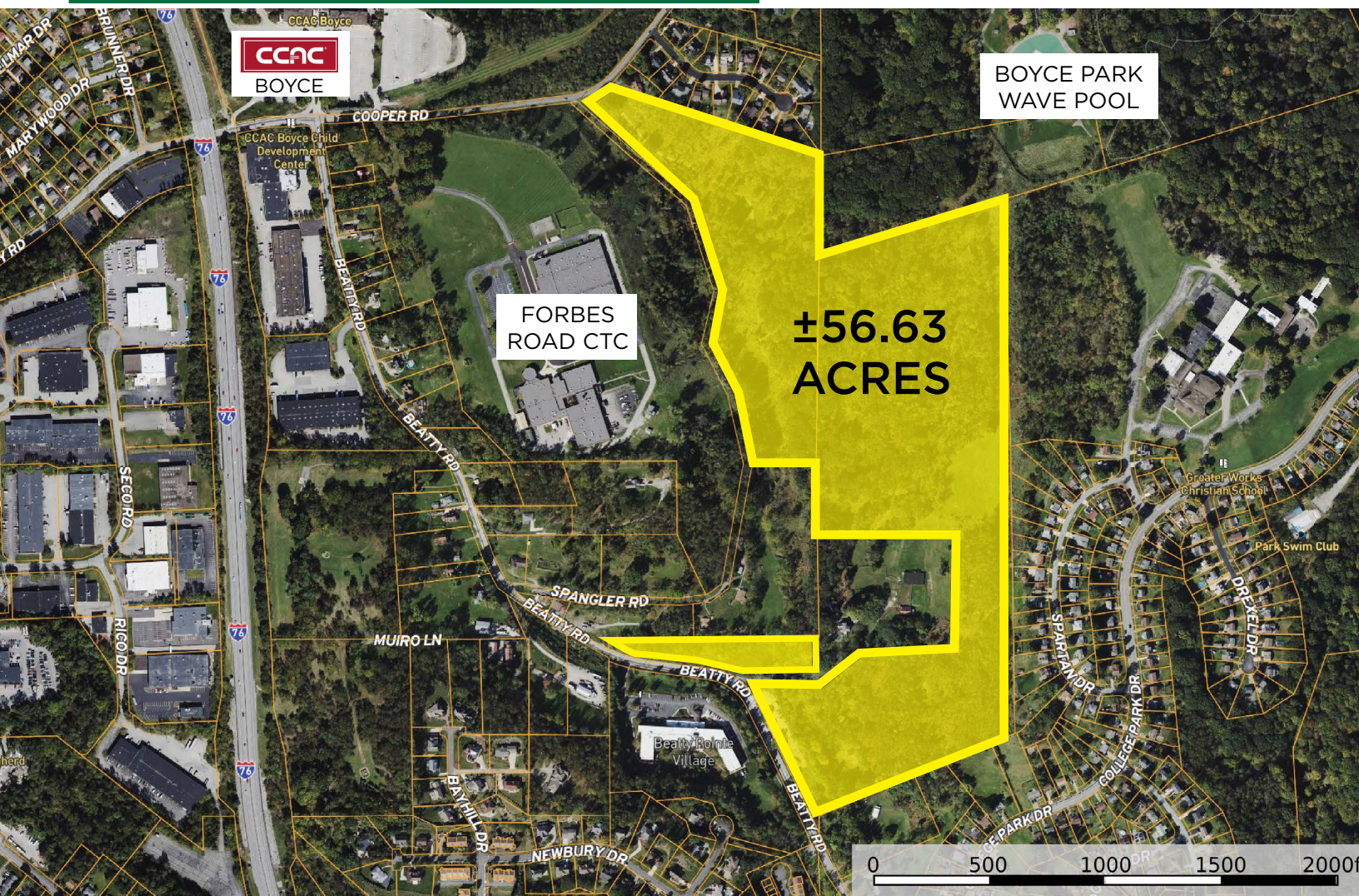


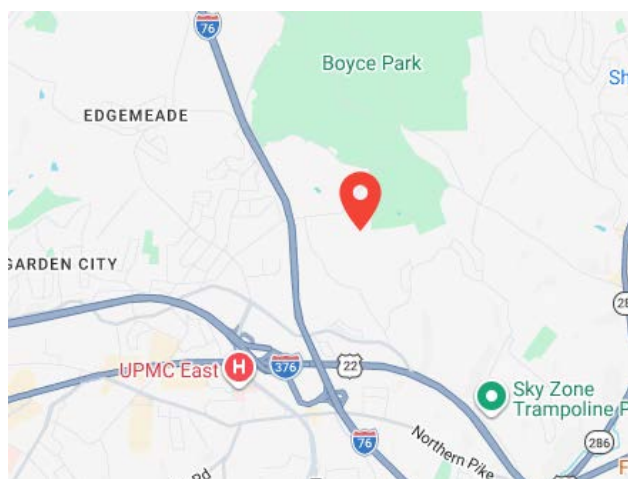
DEVELOPMENT OPPORTUNITY LAND FOR SALE

628 COOPER ROAD, MONROEVILLE, PA 15146



PROPERTY HIGHLIGHTS

- ±56.63 Acres For Sale — Monroeville
- Direct adjacency to Boyce Park
- Borders CCAC Boyce Campus & adjacent to Forbes Road CTC— strong daytime population and institutional presence
- Minutes to PA Turnpike (I-76) & Monroeville's retail corridor
- Flexible development potential — residential, mixed-use, institutional, or recreational concepts (sewer and water on site)



CONTACT:

BRENDAN MCMANUS

bmcmanus@hannacre.com

412 261 2200

HANNA COMMERCIAL REAL ESTATE

11 STANWIX ST., SUITE 1024

PITTSBURGH, PA 15222

HANNACRE.COM

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Commercial Real Estate will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.

DEVELOPMENT OPPORTUNITY LAND FOR SALE

628 COOPER ROAD, MONROEVILLE, PA 15146



CONTACT:
BRENDAN MCMANUS
bmcmanus@hannacre.com
412 261 2200

HANNA COMMERCIAL REAL ESTATE
11 STANWIX ST., SUITE 1024
PITTSBURGH, PA 15222
HANNACRE.COM

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Commercial Real Estate will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.