

18,994 SF Office Building for Sale

451 Valley Brook Road, McMurray, PA 15317



Excellent Owner-Occupier Opportunity

- Located in Peters Township at the Busy Intersection of Valleybrook Road and East McMurray Road
- Full Gym and Locker Rooms
- Elevator
- ADA Restrooms
- Monument Signage Available
- 89 On-Site Parking Spaces



JACOB MACHEL

+1 724.288.6588

jmachel@naiburnsscalo.com

KELLEY HECKATHORNE, SIOR

+1 412.670.4248

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NAI Burns Scalo

Brokerage Services

Photography

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Surrounding Area

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Demographics

CATEGORIES	3 MILES	5 MILES	10 MILES
Avg Household Income	\$155,216	\$138,264	\$118,834
2026 Population	40,482	96,896	374,171
2026 Households	15,138	38,526	157,316



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