



### *2 North Main Street, Pittston, Pennsylvania*

Positioned at the signalized corner of Main and Water Streets, this ±7,426 SF freestanding limestone building offers exceptional visibility and presence in the heart of downtown Pittston. Formerly a bank and currently configured for professional office use, the property combines historic character with modern functionality. On-site parking for 7± with additional paid municipal parking located directly behind the property



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## Prominent Downtown Office Building Pittston PA- FOR SALE

- Building Size: ±7,426 SF across three levels
  - Main Level: ±2,754 SF
  - Mezzanine: ±1,376 SF
  - Basement: ±3,296 SF
- Lot Size: 45' x 144' (±6,480 SF)
- Construction: Limestone exterior with flat rubber roof and pitched composite shingle roof (2020)
- Downtown location surrounded by office users, service businesses, retail, and restaurants
- One month-to-month tenant currently occupies the mezzanine level, offering immediate income with upside potential
- Traffic Count: 11,531 ADT along Main Street (PennDOT)
- Walkable, high-visibility corner with strong signage potential

