



PLUG AND PLAY RESTAURANT & BANQUET FACILITY FOR SALE

1808 GOLDEN MILE HWY
PITTSBURGH, PA 15239



Presented By:

Kevin Riley, CCIM, SIOR

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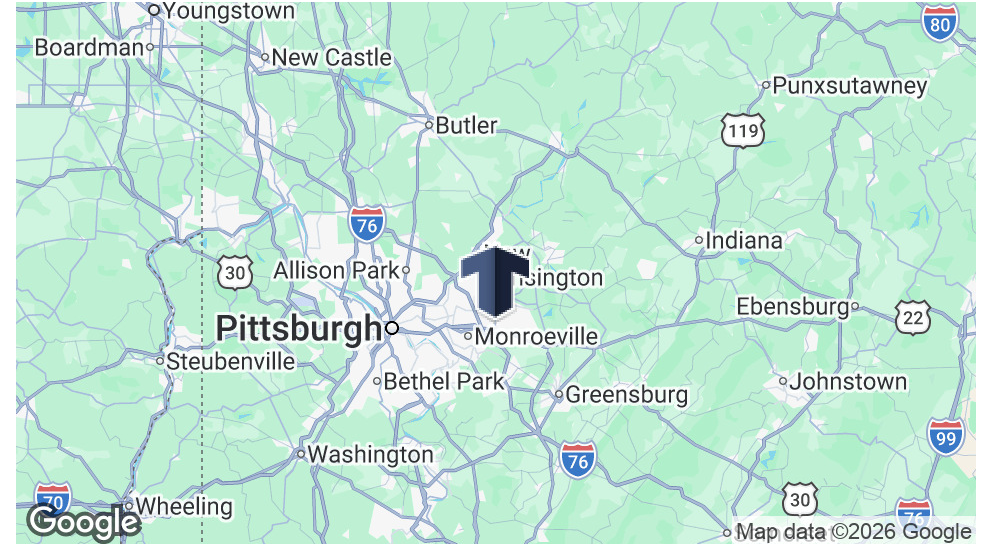
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EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	Subject to Offer
Building Size:	10,393 SF
Lot Size:	2.16 Acres
Zoning:	Highway Commercial
Submarket:	Plum Borough
Traffic Count:	18,785

PROPERTY OVERVIEW

Introducing a prime owner-user opportunity at 1808 Golden Mile Hwy, Pittsburgh, PA. This impressive 10,393 SF building, comprised of a bar, restaurant, take out area, and banquet room, offers unparalleled potential for a plug-and-play hospitality concept. Strategically located in the bustling Pittsburgh suburb of Plum Borough, this property presents a rare chance to bring your own concept to capture thriving business in a high-traffic, easily accessible location.

PROPERTY HIGHLIGHTS

- Plug-and-Play restaurant and banquet facility
- 3,500 SF main dining room
- 2,500 SF kitchen / prep area
- 2,400 SF banquet room
- 2,000 SF bar and take-out area
- Partially covered, newly remodeled front patio
- Fully-covered rear patio for private events
- All FF&E included
- "R" Liquor License Available

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ZONING: HIGHWAY COMMERCIAL



PERMITTED USES

- Ambulance Station
- Amphitheater
- Animal Day Care
- Animal Groomer
- Animal Hospitals & Veterinarian Services
- Art Gallery
- Arts & Craft Studio
- Automobile Detailing
- Bakery (Retail)
- Beverage Distributor
- Bus Terminal
- Car Wash
- Catering (Kitchen/Food Preparation Only)
- Catering/Event Venue
- Clubs/Lodges (not including Commercial Recreation Uses)
- College/University
- Conference Center
- Convenience Store
- Custom Printing
- Dormitories
- Educational Institution
- Emergency Operation Center
- Essential Services
- Farmers Market
- Financial Institution
- Fire Station
- Forestry
- Hospital
- Landscape Business
- Laundromat
- Library
- Magistrate Office and Court
- Manufactured Home Sales
- Medical Clinic
- Medical Offices
- Municipal Building
- Offices (Business Professional)
- Park
- Pawn Shop
- Personal Services
- Pharmacy
- Police Station
- Post Office
- Recording Studio
- Restaurant
- Restaurant (Drive-In)
- Restaurant (Neighborhood)
- Retail Store
- Tattoo Parlor
- Tavern or Bar

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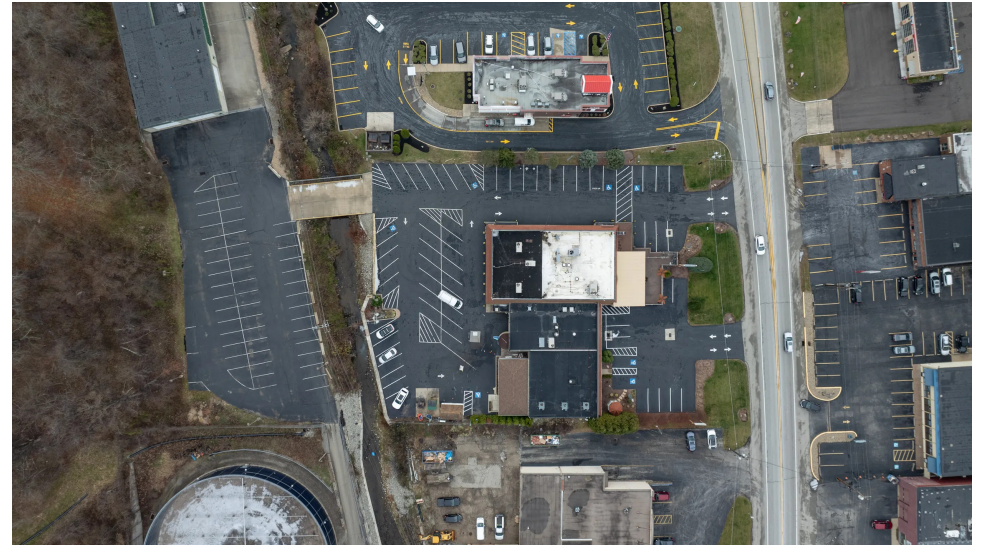
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ADDITIONAL PHOTOS



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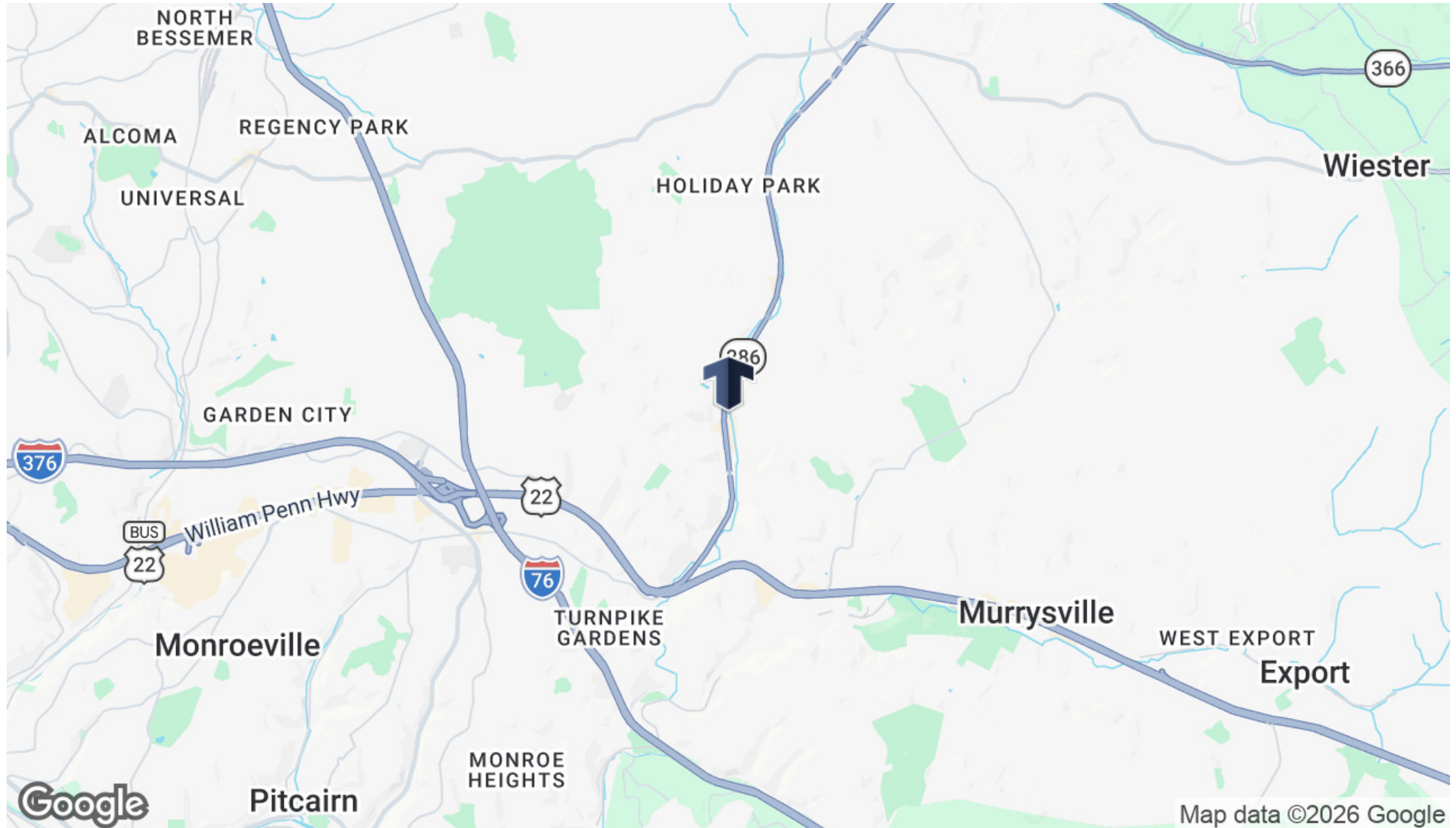
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LOCATION MAP



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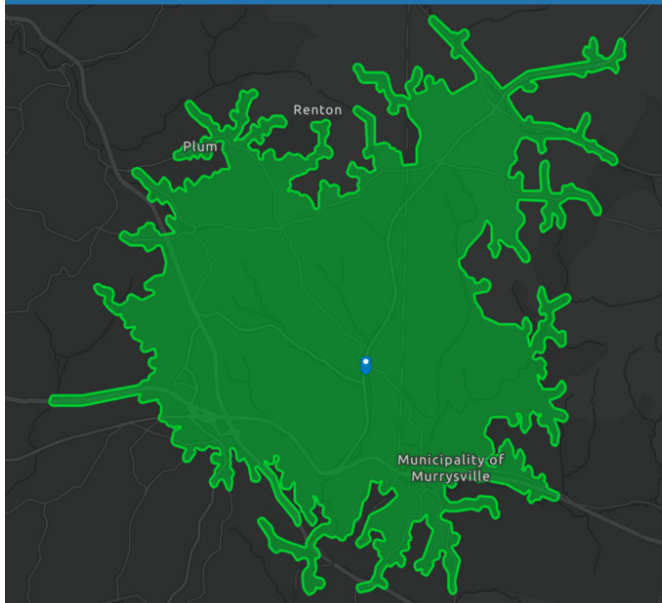


DEMOGRAPHICS MAP & REPORT

DEMOGRAPHIC PROFILE

1808 Golden Mile Hwy, Pittsburgh, Pennsylvania, 15239

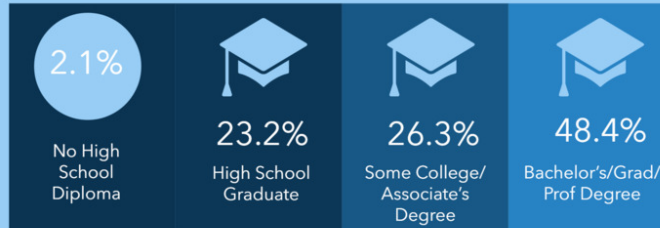
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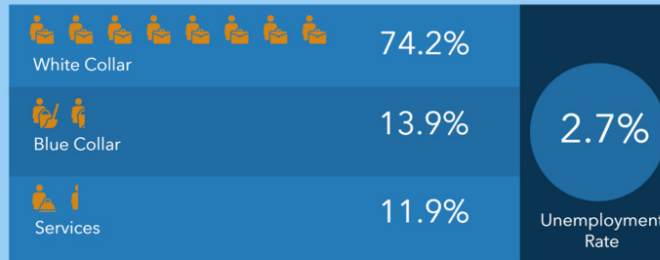
Source: This infographic contains data provided by Esri (2025, 2030).

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EDUCATION



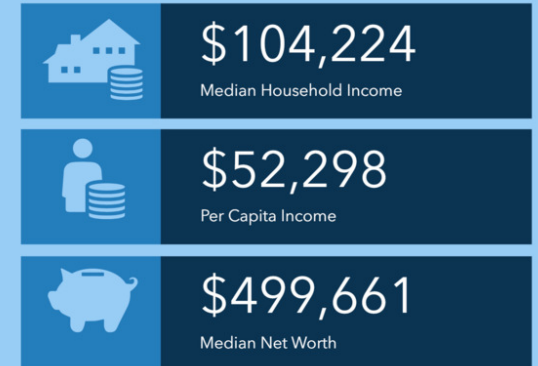
EMPLOYMENT



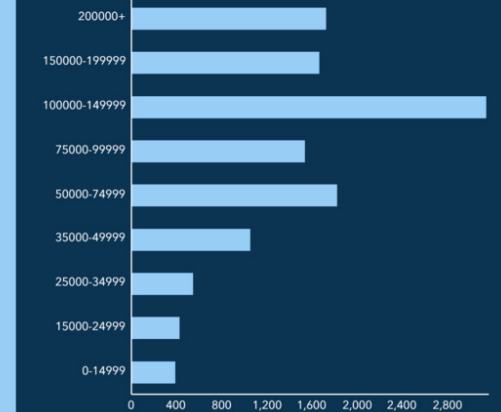
KEY FACTS



INCOME



HOUSEHOLD INCOME (\$)



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