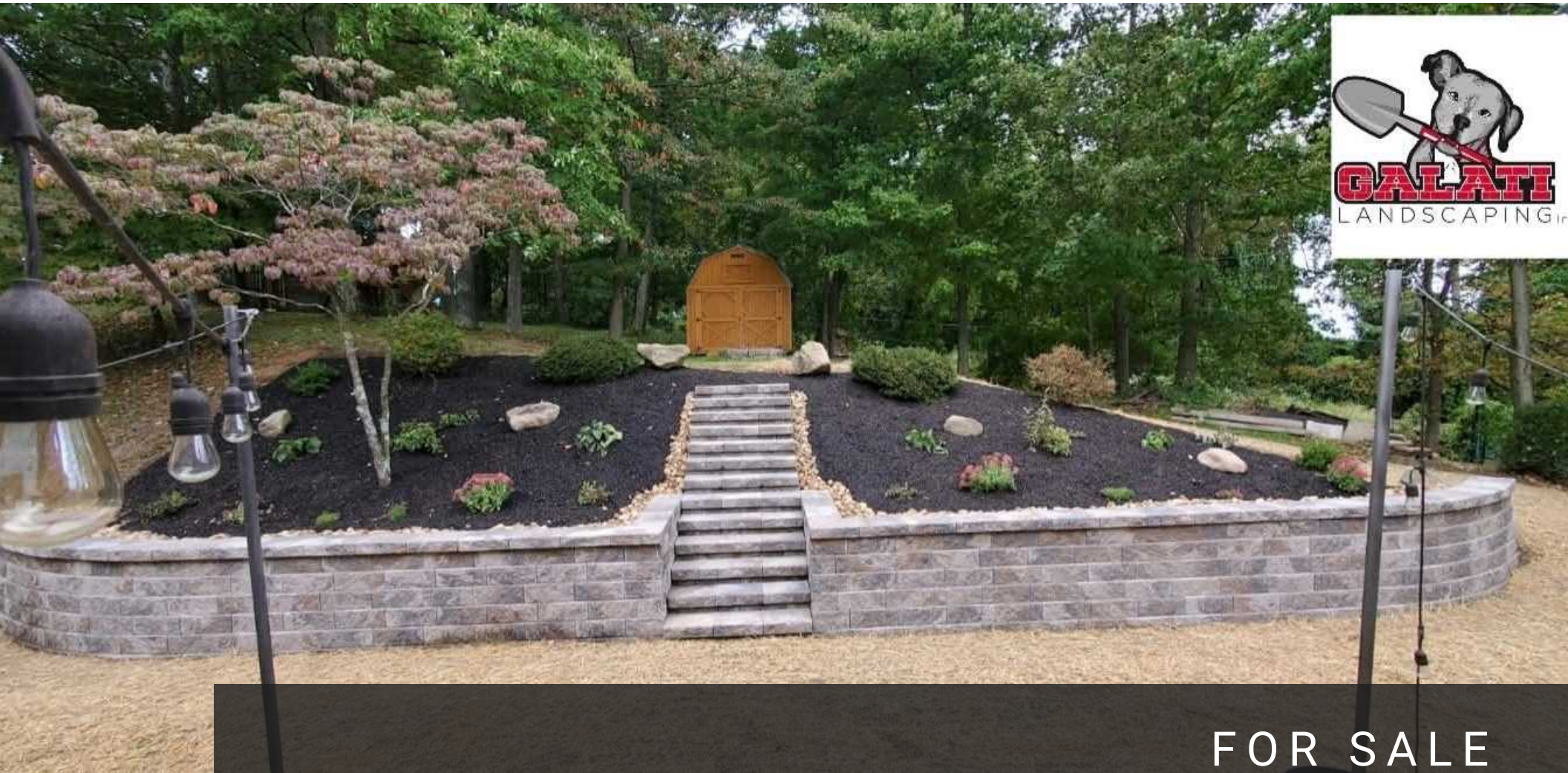


BUSINESS & REAL ESTATE FOR SALE

ESTABLISHED TURNKEY LANDSCAPING BUSINESS

WASHINGTON PA 15301



FOR SALE

KW COMMERCIAL | PITTSBURGH SOUTH

1500 Oxford Dr. Suite 110
Bethel Park, PA 15102

PRESENTED BY:

BILL FORDE

Commercial Property Specialist
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RS 332282, PA

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Executive Summary



| | |
|---------------------------|-----------------------------|
| Price: | \$895,000 |
| Building SF: | 4,840 |
| Current Occupancy: | Landscaping Company |
| Available SF: | 4,840 |
| Lot Size: | 3.20 Acres |
| Business | Included |
| FF& E | Included |
| Inventory | Included |
| Vehicles | Included |
| Availability | Immediate |
| Location | I-79 & I-70 off Lakeview Dr |

Property Highlights

- Turnkey 50 + year business opportunity
- Building has new roof 2024 and asphalt
- 4000 sq ft of warehouse/storage space
- 840 sq ft office
- (3) 10x12 Garage Doors
- (2) 10X 12 Drive thru Garage Doors
- (1) 8x8.5 Garage Door
- (3) Man doors
- On site inventory storage bins

Property Overview

KW Commercial is pleased to present Galati Landscaping Inc for sale. This established business has built an outstanding reputation over the past 50 years, and is seeking a new owner to continue its tradition of excellence. Galati Landscaping has grown and retained a loyal customer base by providing superior customer service, reliability and attention to detail.

This is a turnkey opportunity that includes the real estate, the business, customer records, all furniture, fixtures, and equipment (FF&E), and inventory. Well known throughout Western Pennsylvania, the company specializes in landscape design, hardscape, seasonal cleanups, and snow removal for both residential and commercial clients.

This is an ideal acquisition for an existing landscaping company looking to expand its footprint or for an entrepreneur seeking to enter the industry with a seasoned organization.

To learn more about this offering, please contact Bill Forde at KW Commercial Real Estate today!



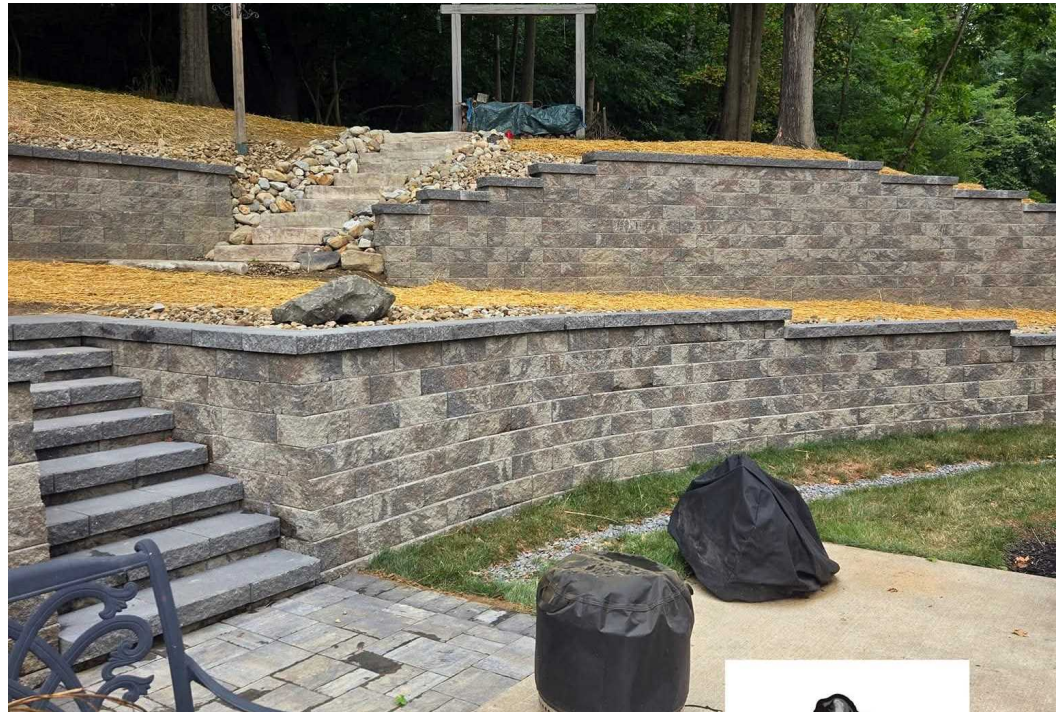
Property Photos



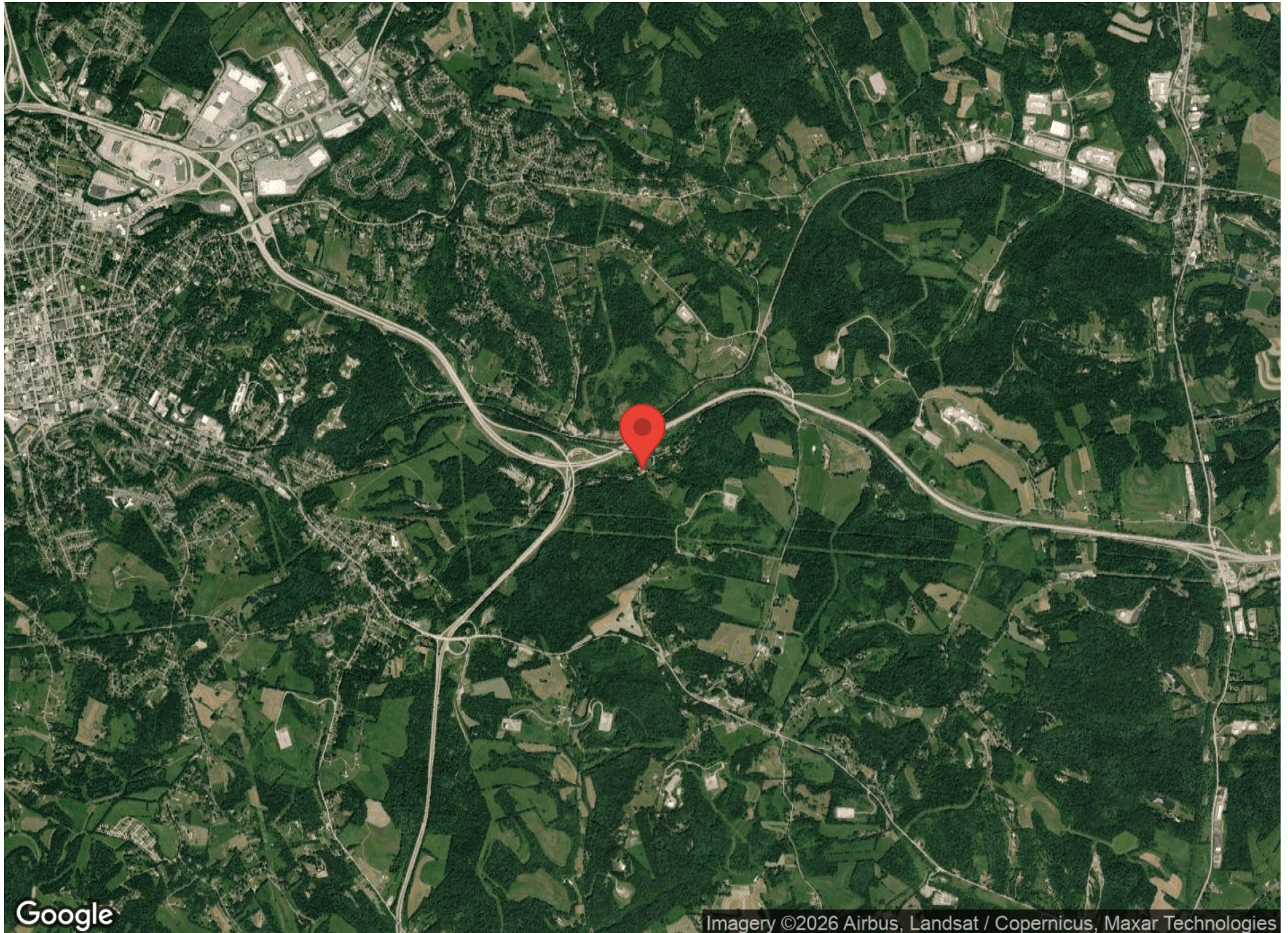
Property Photos



Property Photos



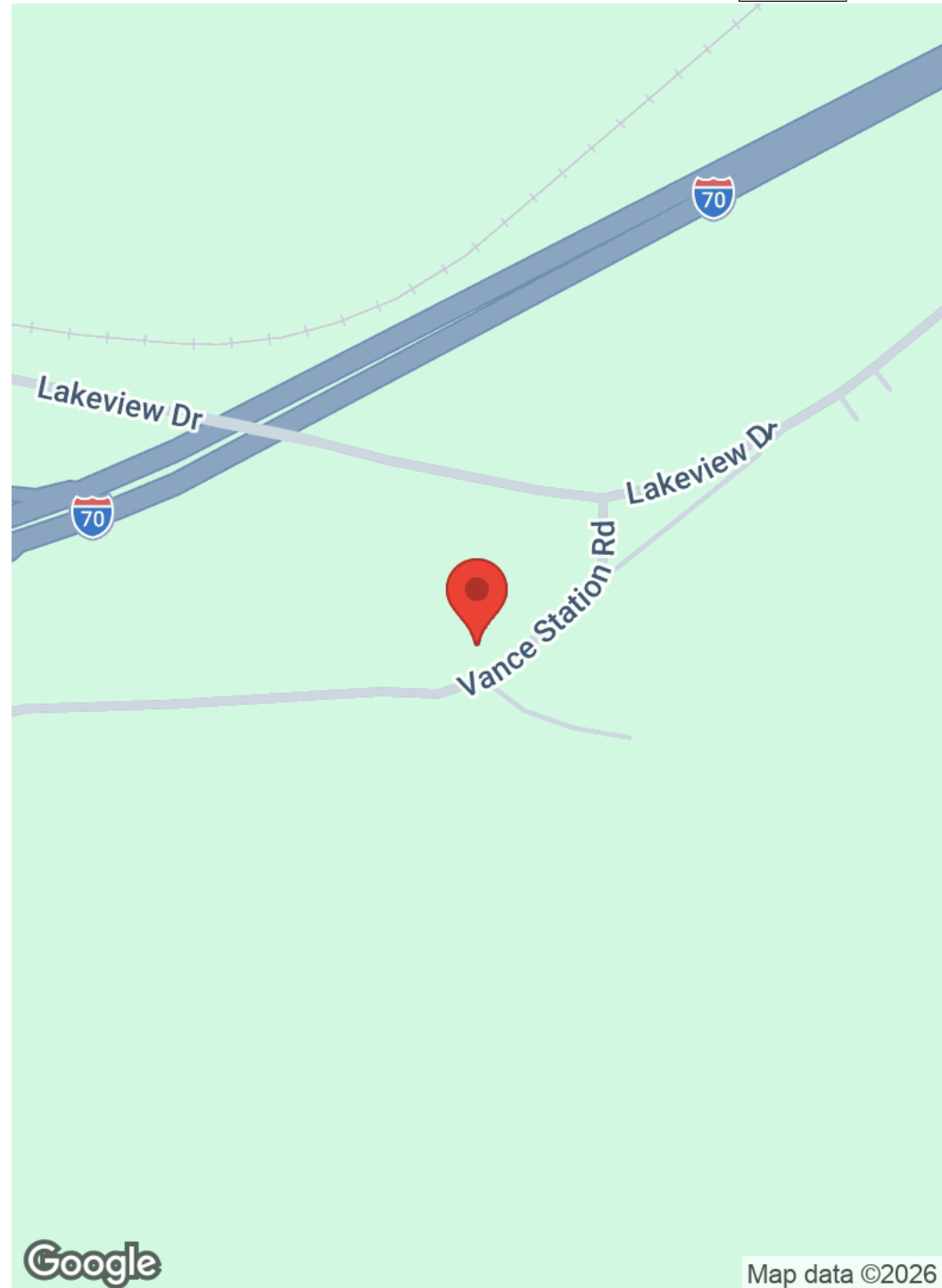
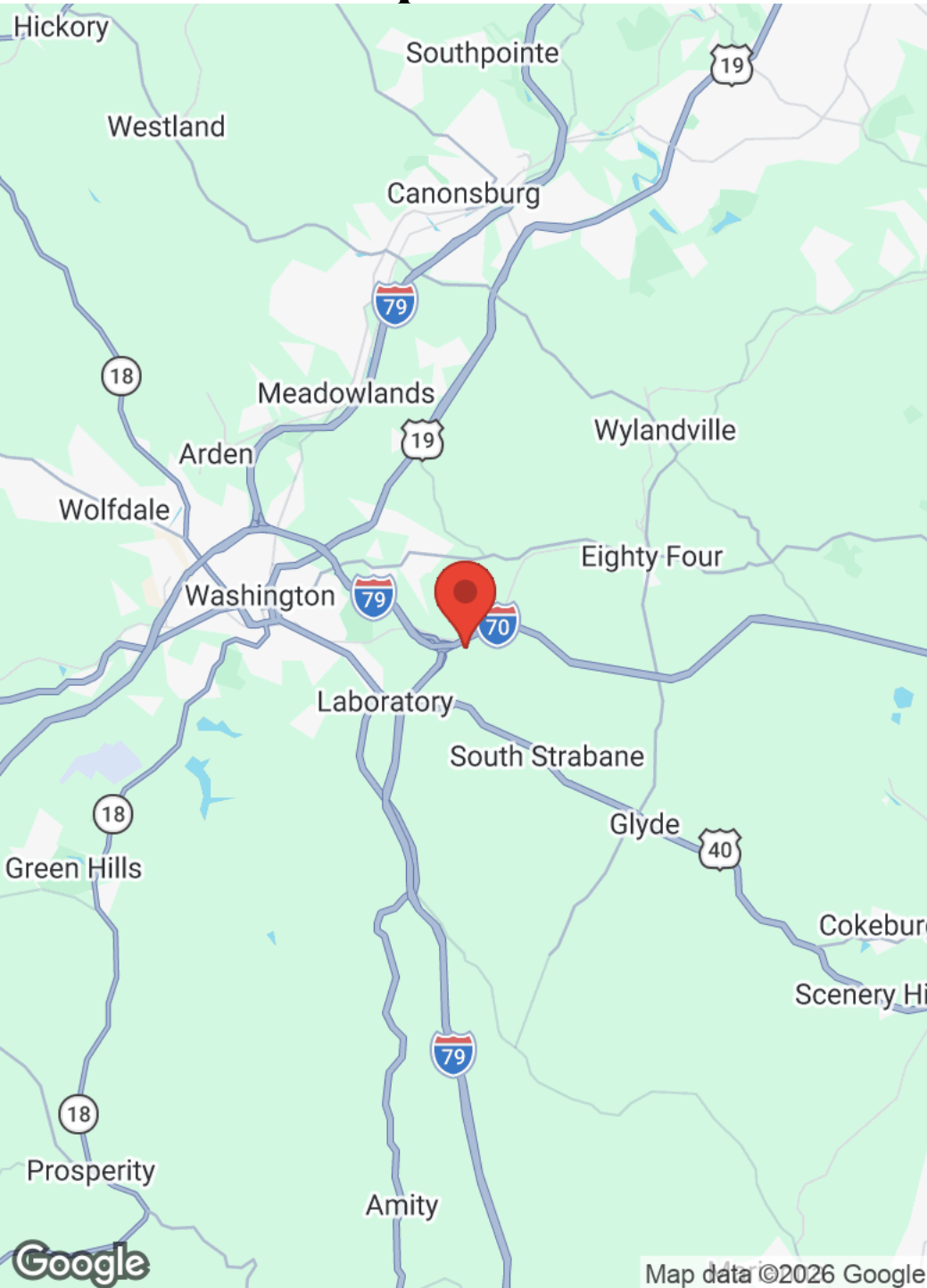
Regional Map



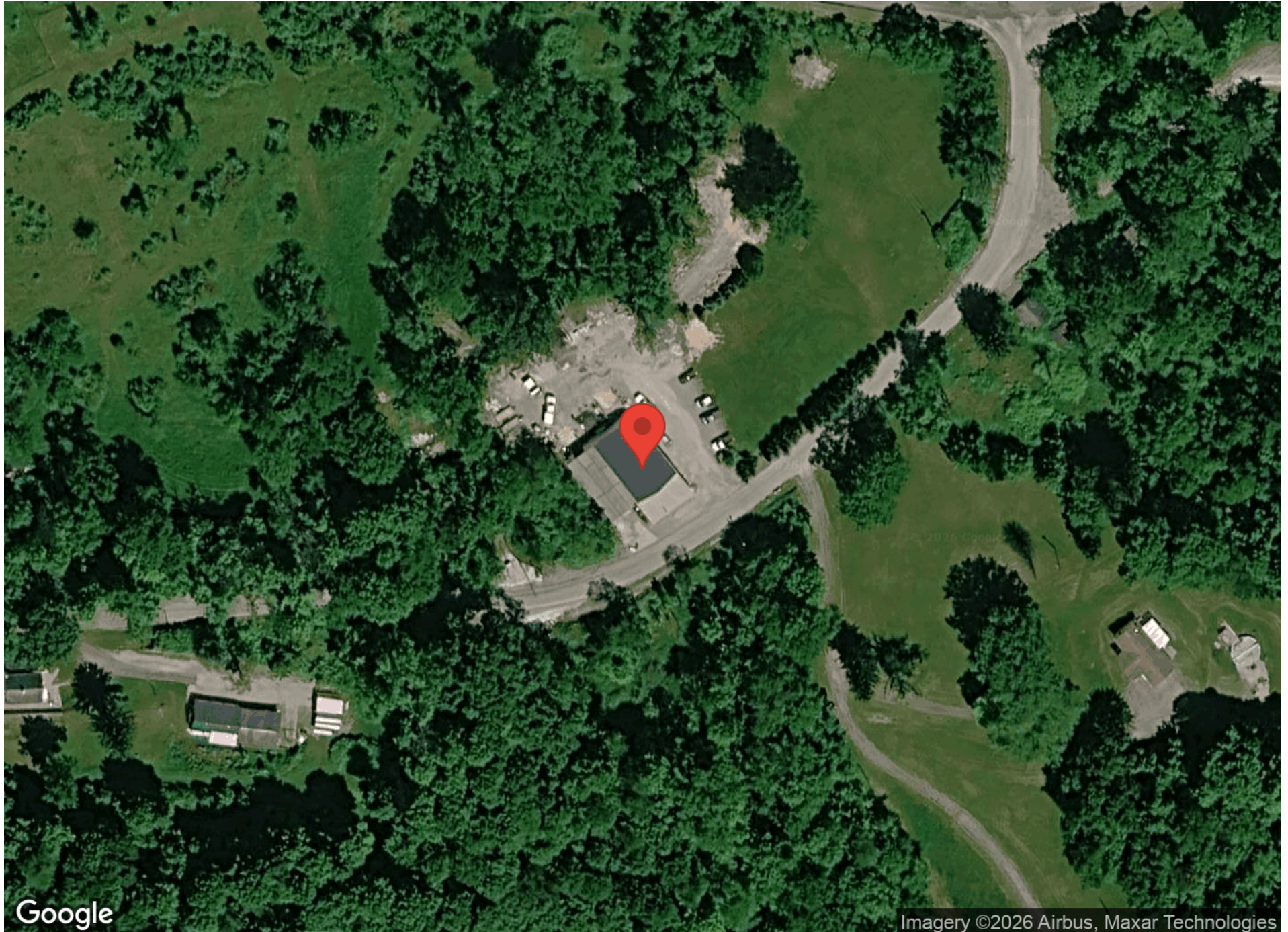
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Imagery ©2026 Airbus, Landsat / Copernicus, Maxar Technologies

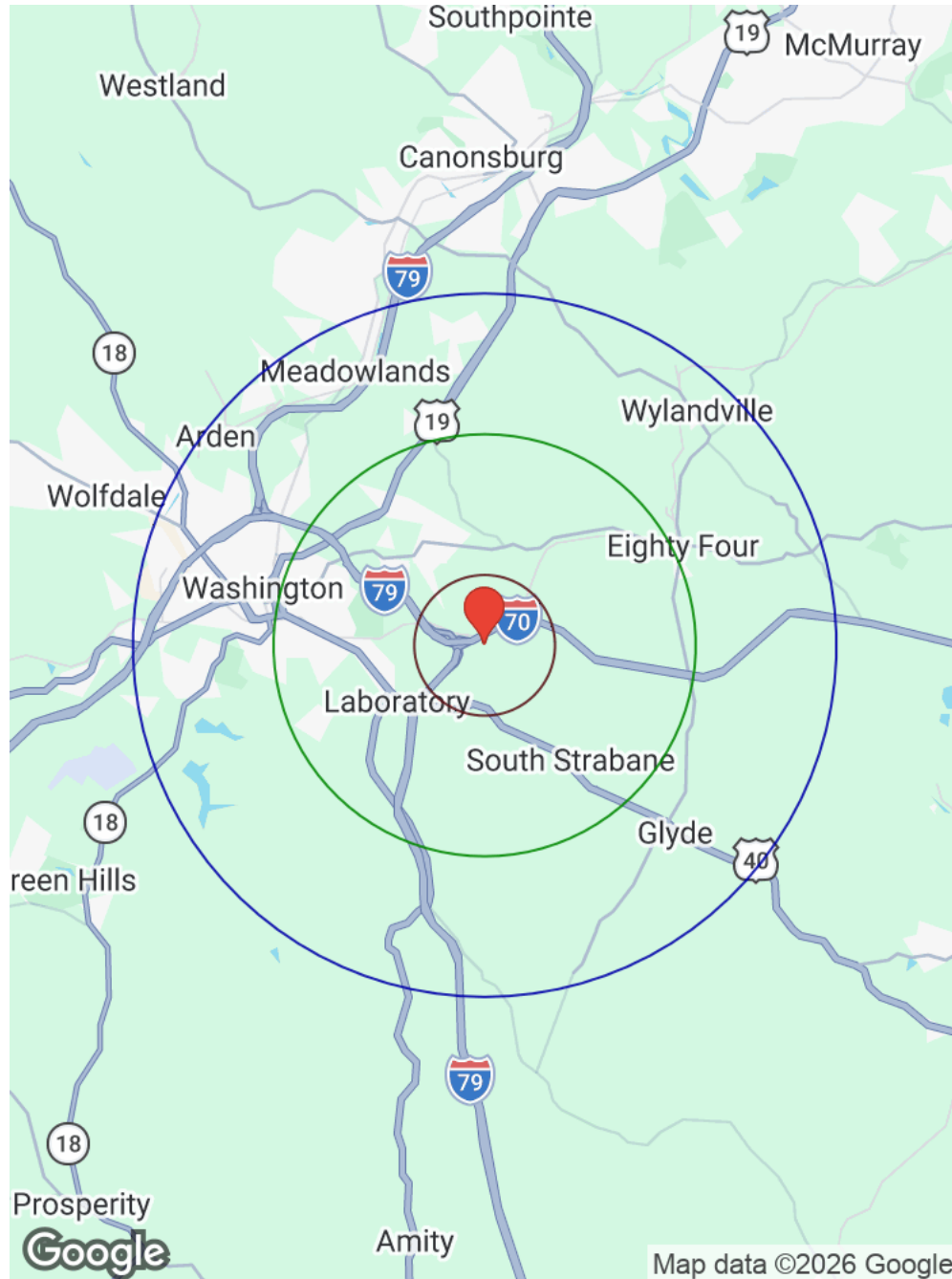
Location Maps



Aerial Map



Demographics



Distance: ○ 1Mile ○ 3Miles ○ 5Miles

| Category | Sub-category | 1 Mile | 3 Miles | 5 Miles |
|-------------------------|------------------|----------|----------|----------|
| Population | Male | 107 | 5,819 | 20,080 |
| | Female | 112 | 5,283 | 19,223 |
| | Total Population | 219 | 11,102 | 39,303 |
| Race / Ethnicity | White | 203 | 9,788 | 34,139 |
| | Black | 5 | 524 | 2,531 |
| | Am In/AK Nat | N/A | 6 | 24 |
| | Hawaiian | N/A | 3 | 12 |
| | Hispanic | 4 | 309 | 975 |
| | Asian | 3 | 225 | 680 |
| | Multiracial | 4 | 240 | 904 |
| | Other | N/A | 9 | 35 |
| Housing | Total Units | 109 | 5,139 | 19,102 |
| | Occupied | 99 | 4,661 | 17,294 |
| | Owner Occupied | 79 | 3,189 | 10,781 |
| | Renter Occupied | 20 | 1,472 | 6,513 |
| | Vacant | 9 | 478 | 1,808 |
| Age | Ages 0 - 14 | 33 | 1,696 | 6,090 |
| | Ages 15 - 24 | 18 | 1,617 | 4,650 |
| | Ages 25 - 54 | 69 | 3,688 | 14,339 |
| | Ages 55 - 64 | 30 | 1,443 | 5,225 |
| | Ages 65+ | 68 | 2,659 | 8,998 |
| Income | Median | \$94,261 | \$93,215 | \$75,096 |
| | Under \$15k | 6 | 385 | 1,508 |
| | \$15k - \$25k | 9 | 348 | 1,363 |
| | \$25k - \$35k | 4 | 270 | 1,222 |
| | \$35k - \$50k | 18 | 450 | 1,888 |
| | \$50k - \$75k | 10 | 552 | 2,656 |
| | \$75k - \$100k | 5 | 445 | 2,542 |
| | \$100k - \$150k | 23 | 908 | 2,756 |
| | \$150k - \$200k | 12 | 501 | 1,388 |
| Over \$200k | 14 | 800 | 1,972 | |