

Real Estate Auction

**Tues., Mar. 5 th at 12p
Registration Begins at 11a**

**99 Manse Street
Washington, PA**

Former Laboratory School

*****One Mile off I-79 and Close Proximity to US-40***
Great Investment Opportunity**

**2 Story Brick Building
3.74 +/- Acres (as assessed)
Approx. 25,306 +/- Sqft
PLUS+ 10,253 +/- Sqft in Finished Lower Level
Zoned R4 – Medium Density Residential**

*RE Terms: 10% down payment made day of auction
w/balance due at closing w/in 60 days. 10% BP.
Additional Terms on Website.*

**JOE R. PYLE COMPLETE AUCTION & REALTY SERVICE
Joe R Pyle PA AU001708, Joe Pyle, Broker
5546 Benedum Drive, Shinnston, WV
(888) 875-1599
(304)592-6000**