

PROPERTY LISTING FOR LONG TERM LEASE-- NORTHEAST CORNER OF THE INTERSECTION OF ROUTE 66 AND ROUTE 30 FORMERLY KNOWN AS THE PROPERTIES OF TWINS R.V. CENTER AND SALVATORE F. AVOLIO

COUNTY – WESTMORELAND

MUNICIPALITY – HEMPFIELD TOWNSHIP

ACREAGE – 4.133+/-

DESCRIPTION OF PROPERTY- APPROXIMATELY 4.133 ACRES OF LAND SUITABLE FOR COMMERCIAL DEVELOPMENT. ALL USES IN ACCORDANCE WITH THE HEMPFIELD TOWNSHIP ZONING ORDINANCE WILL BE CONSIDERED.

WATER – PUBLIC

SEWER – PUBLIC

FAIR MARKET VALUE - \$90,000.00 PER YEAR ON A Triple N (NNN) BASIS

ON-SITE INSPECTION SCHEDULED – SEPTEMBER 17, 2019 FROM 2:00 – 4:00 PM

SEALED BIDS ACCEPTED UP TO 5:00 PM SEPTEMBER 27, 2019.

MAIL TO:

PENNSYLVANIA TURNPIKE COMMISSION

C/O PROPERTY MANAGEMENT ADMINISTRATOR

700 SOUTH EISENHOWER BLVD.

MIDDLETOWN, PA. 17057

ACL/THE JOINT VENTURE, L.P.
 D.B.V. 3154 PAGE 330
 (FORMERLY ESTATE OF ELVIN AND ANNA OLSON)

PENNSYLVANIA TURNPIKE COMMISSION
 TAX MAP 50-14 PARCEL 273
 GREENSBURG EXPRESSWAY
 REFERENCE: CONTRACT NO. 02-059-CA38-C
 SHEETS 60-63, 66 OF 95

EASEMENT TO ACL/THE JOINT VENTURE, L.P.
 REFERENCE: D.B.V. 3154 PAGE 636 (ACCESS EASEMENT)

EASEMENT TO ACL/THE JOINT VENTURE, L.P.
 REFERENCE: D.B.V. 3272 PAGE 276

ACL/THE JOINT VENTURE, L.P.
 (HEMPFIELD PLAZA MALL - SUBDIVISION)
 PLAT BOOK VOL. 90 PAGE 1289
 TAX MAP 50-14 PARCEL 223
 ZONING B3

PENNSYLVANIA TURNPIKE COMMISSION
 (FORMERLY SALVATORE F. AVOLIO)
 RESIDUE 2.234 ACRES

PENNSYLVANIA TURNPIKE COMMISSION
 (FORMERLY TWINS RV CENTER, INC.)
 D.B.V. 3081 PAGE 21
 RESIDUE 1.869 ACRES

PA. TURNPIKE COMMISSION
 D.B.V. 2964 PAGE 034

PA. TURNPIKE COMMISSION
 D.B.V. 2981 PAGE 341

- LEASE AREA
- LIMITED ACCESS RIGHT-OF-WAY
- ACCESS EASEMENT FEBRUARY 23, 2005
- ADDITIONAL ACCESS EASEMENT SIGNED 5/30/13

VERT +0.0