

\$249,900 - 45 Valley St, New Philadelphia

MLS® #PASK2023994

\$249,900

0 Bedroom, 0.00 Bathroom, 3,568 sqft
Commercial Sale on 0.14 Acres

N/A, New Philadelphia, PA

Opportunity Awaits!

This active and fully operational pizza shop is ready for its next owner. The property offers a rare live-and-work setup, featuring a commercial space on the main level and residential living quarters above.

The second floor includes 2 bedrooms, 1 bath, a comfortable living room, and dining area—all with handicap accessibility. The third floor is open and offers potential for two additional rooms or even an efficiency apartment with local approvals.

Perfect for an owner-operator, this property allows you to run your business and live on-site. The current owner is retiring but is willing to stay on to train the new owner for an agreed-upon time.

Business and real estate are being sold together, including all fixtures and equipment. Owner financing available with acceptable down payment and terms. Don't miss this excellent opportunity to own and operate a local favorite!

Built in 1900

Essential Information

MLS® #	PASK2023994
Price	\$249,900
Bathrooms	0.00
Square Footage	3,568
Acres	0.14



Year Built	1900
Type	Commercial Sale
Sub-Type	Other
Status	Active

Community Information

Address	45 Valley St
Area	New Philadelphia Boro (13354)
Subdivision	N/A
City	New Philadelphia
County	SCHUYLKILL-PA
State	PA
Municipality	NEW PHILADELPHIA BORO
Zip Code	17959

Interior

Heating	Baseboard - Hot Water
Cooling	None

School Information

District	SAINT CLAIR AREA
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Additional Information

Date Listed	October 18th, 2025
Days on Market	18
Zoning	C

Listing Details

Listing Office	Ramus Realty Group
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