



**WALNUT PLAZA**  
JOHNSTOWN, PA

**Phone:**  
**814-535-8675**



**ADDRESS:** 119 Walnut Street  
Johnstown, PA 15901  
[\(Map\)](#)

**COUNTY:** Cambria

**BLDG. SIZE:** 55,500 Sq. Ft. - Office  
11,506 Sq. Ft. - Basement

**LOT SIZE:** 0.4123 Acres

**Property Description**

YEAR BUILT:	1956	RAIL:	N/A
QUALITY:	Fair - Average	GAS:	Dominion Peoples
OFFICE SQ.FT.:	55,000 sq. ft	WATER:	Johnstown Sewer & Water Auth.
ROOF:	Flat rubber with gravel ballast installed in 1995	SEWER:	Johnstown Sewer & Water Auth.
FLOORS:	vinyl, ceramic tile, and carpeting	POWER:	Penelec
WALLS:	Exterior - concrete block, brick and decorative stone	HEAT:	Hot water/Gas
CEILING:	Suspended acoustical tile and painted dry wall	AIR CONDITIONING:	Central
ELEVATOR:	2 passenger 1 freight	MISCELLANEOUS:	5 - story building
CRANES:	None	ZONING:	C-3 Central Business District
LOADING DOCKS:	1	PARKING:	Public garage located across the street
MAJOR HIGHWAYS:	.5 miles to Rt. 56	LAST USE:	Medical Facility
AIRPORT DISTANCE:	5 miles - Johnstown Airport	EXTRAS:	

**Listing Information**

Asking Price:	\$1,250,000	Possession:	Immediate
Price per SF:		Pricing Comments	
Listing Agent:	Bill Gregory - Conemaugh Hospital 814.534.9171 or email: <a href="mailto:wgregor@conemaugh.org">wgregor@conemaugh.org</a>		

**Johnstown Area Regional Industries \* 245 Market Street, Suite 200 \* Johnstown, PA 15901**  
**Phone: 814-535-8675 Fax: 814-535-8677 Web Address: [www.jari.com](http://www.jari.com)**

All information provided is considered reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omission, change of price, rental or other conditions, without notice. No liability of any kind is to be imposed on the corporation herein