

Former McKinley School Site

1130 19th St, Parkersburg, WV 26101

FOR SALE

Executive Summary



Offering Summary

Price	\$790,000
Price / Acre	\$403,061
Lot Size	1.96 Acres
Zoning	R-3

Property Overview

1.96 Acres | Former McKinley School Site | Parkersburg, WV Rare opportunity to acquire 1.96 acres of vacant land in the heart of Parkersburg, WV. Formerly the McKinley School site, this centrally located property offers excellent potential for a variety of uses, subject to zoning and applicable approvals. The property is conveniently located just one block from historic Parkersburg High School and within walking distance of Parkersburg City Park. Its established location provides easy access to schools, neighborhoods, recreational amenities, businesses, and other city services. With nearly two acres of centrally located land, this property offers developers, investors, and organizations an exceptional opportunity to bring a variety of development concepts to one of Parkersburg's established areas. Buyer to verify zoning, permitted uses, utilities, and development requirements.

Steve Shaver
Sales Associate
304 482 7500
steveshaver30@yahoo.com

Megan Callaghan Bailey
Broker of Record
304 549 7138
mbailey@bhhspro.com

Berkshire Hathaway HomeServices
Professional Realty
3700 Poplar Street
Parkersburg, WV 26101
304.428.7653
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Additional Photos



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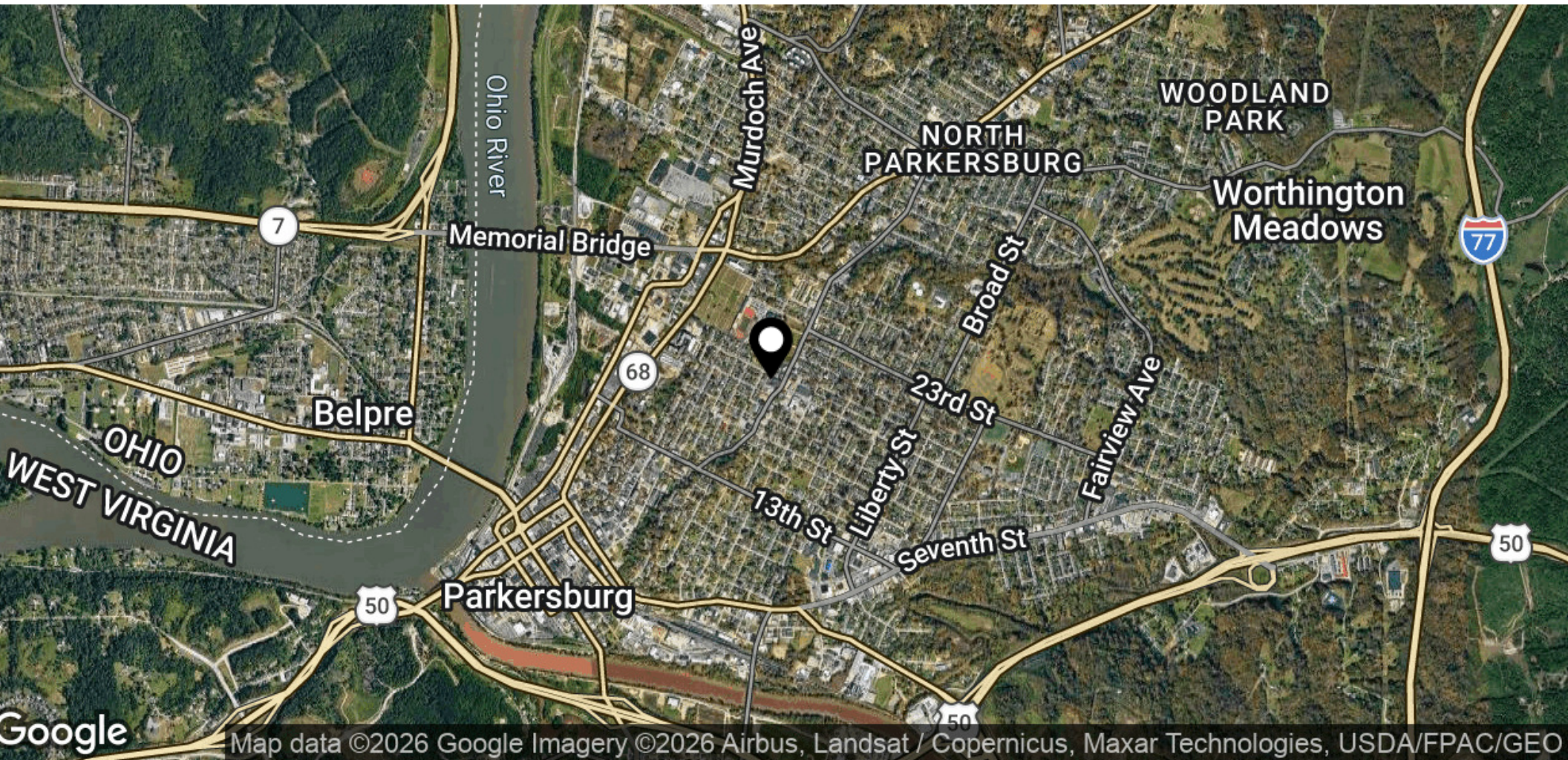
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Location Map



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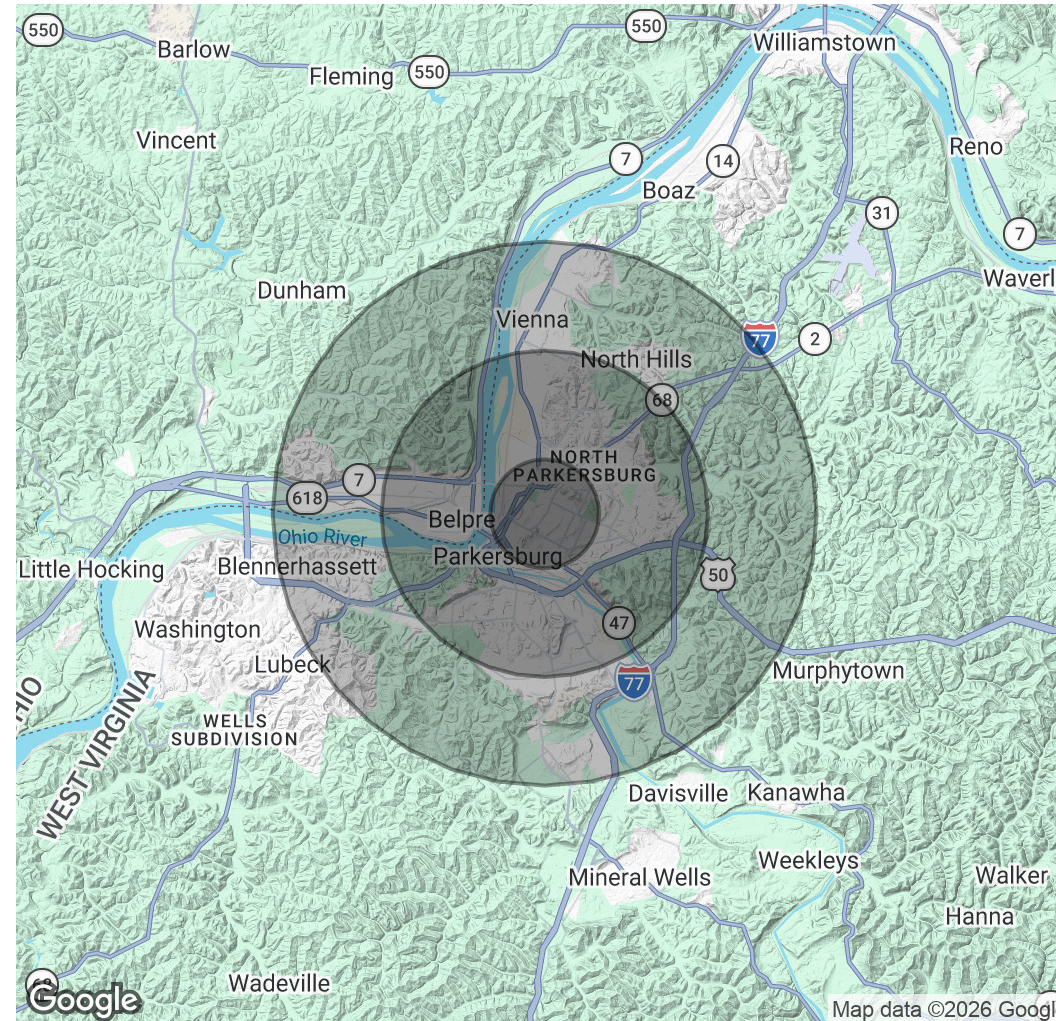
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Demographics Map & Report

Population	1 Mile	3 Miles	5 Miles
Total Population	11,120	41,347	61,364
Average Age	42.8	42.4	42.5
Average Age (Male)	39.1	39.8	40.4
Average Age (Female)	45	44.5	43.9

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	5,068	18,307	26,683
# of Persons per HH	2.2	2.3	2.3
Average HH Income	\$58,990	\$64,074	\$70,614
Average House Value	\$113,377	\$138,900	\$154,766

2023 American Community Survey (ACS)



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Advisor Bio 1



Steve Shaver

Sales Associate

steveshaver30@yahoo.com

Direct: **304.482.7500** | Cell: **304.482.7500**

WV #87123

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