



**FOR
LEASE**

\$5,000/mth

*OPTION 1 - Lease building (includes FF&E)

*OPTION 2 - Lease building (includes FF&E)

+ purchase existing book of business for \$395,000

*(Does Not Include Business Name & Tent Business)

**416 W. Third Street
Williamsport
LYCOMING COUNTY, PA 17701**

**BUSINESS
OPPORTUNITY**

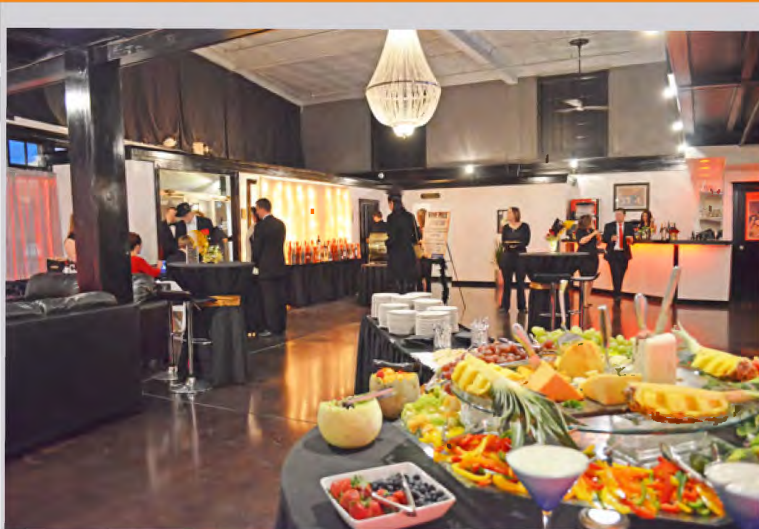
LATITUDE: 41.238380

LONGITUDE: -77.009030

LOCATED IN AN OPPORTUNITY ZONE



**BUILDING FOR LEASE WITH TURNKEY CATERING
BUSINESS OPPORTUNITY**



PRIME LOCATION - 416 W. THIRD ST, WILLIAMSPORT, PA

mericle.com



570.823.1100



SPECS

PROPERTY DETAILS

- ▶ 10,270 SF Building
- ▶ 0.24+/- Acres
- ▶ PIN: 65-001-226
- ▶ 81 ft+/- Frontage
- ▶ Zoned: CBD (Central Business District)

UTILITIES AND BUILDING SYSTEMS

- ▶ Public Utilities
- ▶ Gas and Electric Heat
- ▶ Propane Fuel
- ▶ A/C Units
- ▶ Sprinklered

PROPERTY FEATURES

- ▶ Brick Exterior
- ▶ Flat Roof
- ▶ Carpet/Tile/Concrete Floors
- ▶ 3 Restrooms
- ▶ One 8 ft. Overhead Door
- ▶ Partial Basement
- ▶ Large Commercial Kitchen
- ▶ 400 Guest Capacity

ESTABLISHED AND PROFITABLE!

Looking to run a successful, fully operational catering business in a vibrant, growing area? This rare opportunity offers a well-established, locally loved operation in the heart of downtown Williamsport.

- * Established Clientele & Reputation
- * Modern, Fully Equipped Commercial Kitchen
- * Flexible Space Ideal for Catering, Events, or Expansion
- * Excellent Street Visibility & Easy Access
- * Turnkey Operation - Start Earning Immediately

LOCATION, LOCATION, LOCATION

Situated in a high-traffic area, this business serves a wide range of private events, corporate clients, and community functions. All furniture, fixtures and equipment included for Lease — owner willing to assist with a smooth transition. Serious inquiries only. NDA required to disclose business name and financials.

Located just blocks from the downtown core, this business sits near major office buildings, colleges, hospitals, and event venues—an ideal spot for corporate catering, private events, and community functions. West Third Street is a well-traveled corridor with ample parking and easy access to I-180, making it highly accessible for clients and staff alike.

Williamsport is more than just the home of the Little League World Series—it's a growing hub of small business energy, arts, and redevelopment, attracting young professionals, families, and entrepreneurs. With a vibrant mix of festivals, university life, and downtown business activity, the area consistently delivers a steady stream of catering opportunities year-round.



Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, prior sale/lease, withdrawal notice, or other conditions.

AVAILABLE

416 W. Third St, Williamsport, PA 17701