

\$46,900 - 523 W Mahanoy Ave, GIRARDVILLE

MLS® #PASK2021782

\$46,900

3 Bedroom, 1.00 Bathroom,
Residential on 0.12 Acres

NONE AVAILABLE, GIRARDVILLE, PA

Completely Vacant – Ready for Rehab
A solid investment opportunity for experienced or new investors alike. The property requires medium rehab – ideal for adding value and generating strong returns in an affordable market.

Key Rehab Needs May Include:

Cosmetic updates (flooring, paint, kitchen, bath)

Systems check (plumbing, electrical, heating)

Exterior touch-ups or fencing

Investment Highlights

Potential ARV: \$90K+

Estimated Rent (post-reno): \$997/month

Affordable taxes & low carrying costs

No HOA fees

About the Area:

Girardville, PA is a quiet, historic borough with a deep coal mining heritage. Affordable home prices and consistent rental demand make it an appealing market for buy-and-hold investors.

This area offers:

Stable tenant pool

Easy access to Route 54 and I-81

Close to Ashland, Frackville, and Shenandoah job markets

Very investor-friendly zoning and regulations

Built in 1860

Essential Information

MLS® #

PASK2021782



Price	\$46,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Acres	0.12
Year Built	1860
Type	Residential
Sub-Type	End of Row/Townhouse
Style	Traditional
Status	Active

Community Information

Address	523 W Mahanoy Ave
Area	Butler Twp (13304)
Subdivision	NONE AVAILABLE
City	GIRARDVILLE
County	SCHUYLKILL-PA
State	PA
Municipality	BUTLER TWP
Zip Code	17935

Interior

Heating	Baseboard - Hot Water
Cooling	None
Has Basement	Yes
Basement	Partially Finished
# of Stories	2
Stories	2 Story

Exterior

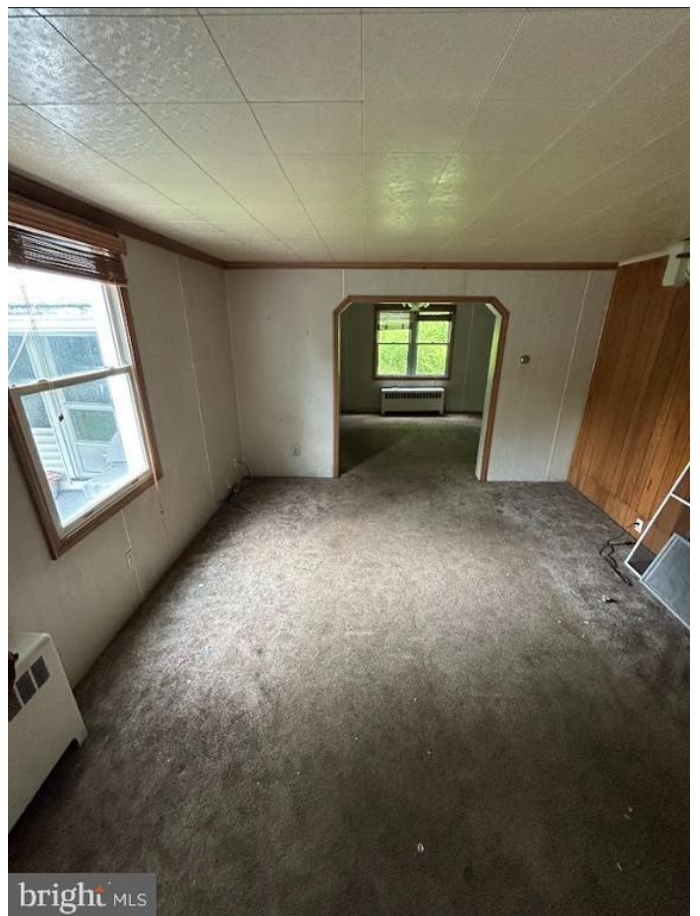
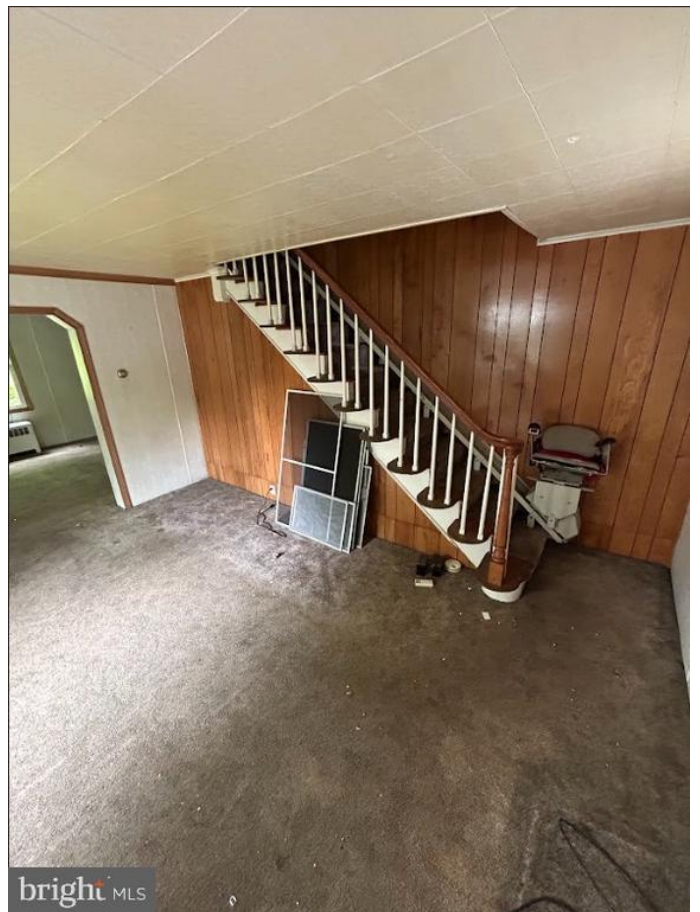
Foundation	Stone
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School Information

District	NORTH SCHUYLKILL
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Additional Information

Date Listed	June 13th, 2025
Days on Market	132
Zoning	R



Listing Details

Listing Office Ergo Real Estate Company

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