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 570-723-8484





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## NEW LISTING !!



**Lawrenceville** - Prime commercial/industrial opportunity! This 3.31-acre surveyed parcel sits right off the Route 49 exit of Highway 15, offering outstanding visibility and easy access just before the NY border. Perfect for nearly any business venture, this is one of the last remaining exit-adjacent lots—an ideal location for growth and exposure. Prime location with high traffic exposure.

**\$2,500/Month MLS 31723589**



**Westfield** - Here is your opportunity to own a piece of heaven in Northern Tioga County. Great for the outdoor enthusiast for hunting and enjoying the views from the top of this parcel overlooking the valley and the mountain side on the opposite side of the road. Call today for your showing.

**\$66,000 MLS 31722395**

## PRICE REDUCTION !!



**Westfield** - Motivated Seller! Check out this 4 bedroom home with so much charm! Bring this homes vision back to life! Located on a nice 0.30 acre lot in Westfield Boro, this large house has a nice floor plan that features a first floor full bathroom with laundry, sizable rooms, and a den area with the potential to be a first floor bedroom. Schedule your showing today!

**\$87,000 MLS 31722671**

## WINTER COAT DRIVE



### Drop Off Locations:

477 Tioga Street • Wellsboro  
 570.724.8434

919 E. Second St.Coudersport  
 814-655-3434

*Help local families in need  
 by donating new or gently  
 used coats!*

*Accepting donations through  
 the end of the year!*