

FOR SALE

\$589,999

**2709-2717 ROUTE 309
OREFIELD, PA 18069**

RESTAURANT/MIXED-USE INVESTMENT OPPORTUNITY



ZONED: NEIGHBORHOOD COMMERCIAL

The sale includes:
Established business:
Long-standing
breakfast and lunch
operation with loyal
customer base and
tons of upside
(Business is currently
operating 28 hours a
week)

Restaurant property:
Well-maintained
commercial building
currently operating
as a local favorite

Cape Cod home:
3-bedroom residence
suitable for owner
occupancy or
additional rental
income

Mobile home on-site:
Additional dwelling
offering further
rental or live/work
flexibility

The iconic Norma J Restaurant property — a local staple with prime frontage on Route 309 — is available for sale along with the adjoining Cape Cod-style residence and mobile home. Located at 2717 & 2709 PA Route 309, this combined offering presents a rare and versatile opportunity to acquire a high-traffic, high-exposure property on heavily traveled Rt. 309.

Situated along one of the Lehigh Valley's busiest commuter corridors, the site benefits from outstanding visibility and constant vehicle flow, making it ideal for owner-operators, investors, or redevelopment.

With multiple potential income streams, strong local recognition, and significant rental upside, this is a turn-key opportunity with options to expand, rebrand, or invest in future growth. Zoned for mixed-use with potential for both residential and commercial expansion.

kw
KELLERWILLIAMS.
REAL ESTATE

James Balliet
President
O 610-435-1800
C 610-972-6808

 **James Balliet**
PROPERTY GROUP

James@JBPropertyGroup.com Yousef@JBPropertyGroup.com
JBPropertyGroup.com JBPropertyGroup.com

Yousef Alhaddad
Realtor
O 610-435-1800
C 484-725-9709

**GREAT
LOCATION ON
ROUTE 309
NEXT TO
OREFIELD
MIDDLE SCHOOL**



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