

Security Dr., Washington County - 42 acres
Security Dr.
Washington, PA 15301

\$599,000
42± Acres
Washington County



Security Dr., Washington County - 42 acres
Washington, PA / Washington County

SUMMARY

Address

Security Dr.

City, State Zip

Washington, PA 15301

County

Washington County

Type

Undeveloped Land, Hunting Land, Timberland, Recreational Land

Latitude / Longitude

40.106956 / -80.287299

Acreage

42

Price

\$599,000

Property Website

<https://www.mossyoakproperties.com/property/security-dr-washington-county-42-acres-washington-pennsylvania/84622/>



Security Dr., Washington County - 42 acres Washington, PA / Washington County

PROPERTY DESCRIPTION

Exceptional 42 +/- Acre Development Opportunity in Washington County, PA

Discover the possibilities with this impressive 42.04 +/- acre property located in the heart of South Franklin Township, within the established Franklin Manor Development. Nestled in a peaceful setting near Lone Pine Golf Course, this expansive tract offers a rare opportunity for residential development or the creation of a private estate.

The property includes one large parcel and eleven additional building lots, with access points from both Security Drive and Bond Street, making it well-suited for multiple home sites or a thoughtfully planned community. Public water and all utilities are reported to be available, and a tap-in fee has already been paid for one sewage connection—offering a head start on development. Additional connections may be possible, subject to municipal approval.

With ample acreage, there's room to design your dream estate complete with luxury amenities like a swimming pool, tennis court, or basketball court, or develop multiple homesites with generous space between them. The eleven smaller lots have recorded frontage and depth, while the larger parcel is ideal for building a single home and living in privacy. Please note: oil and gas mineral rights are not included.

Whether you're a builder, investor, or dream home seeker, this property offers the scale, location, and potential to bring your vision to life.

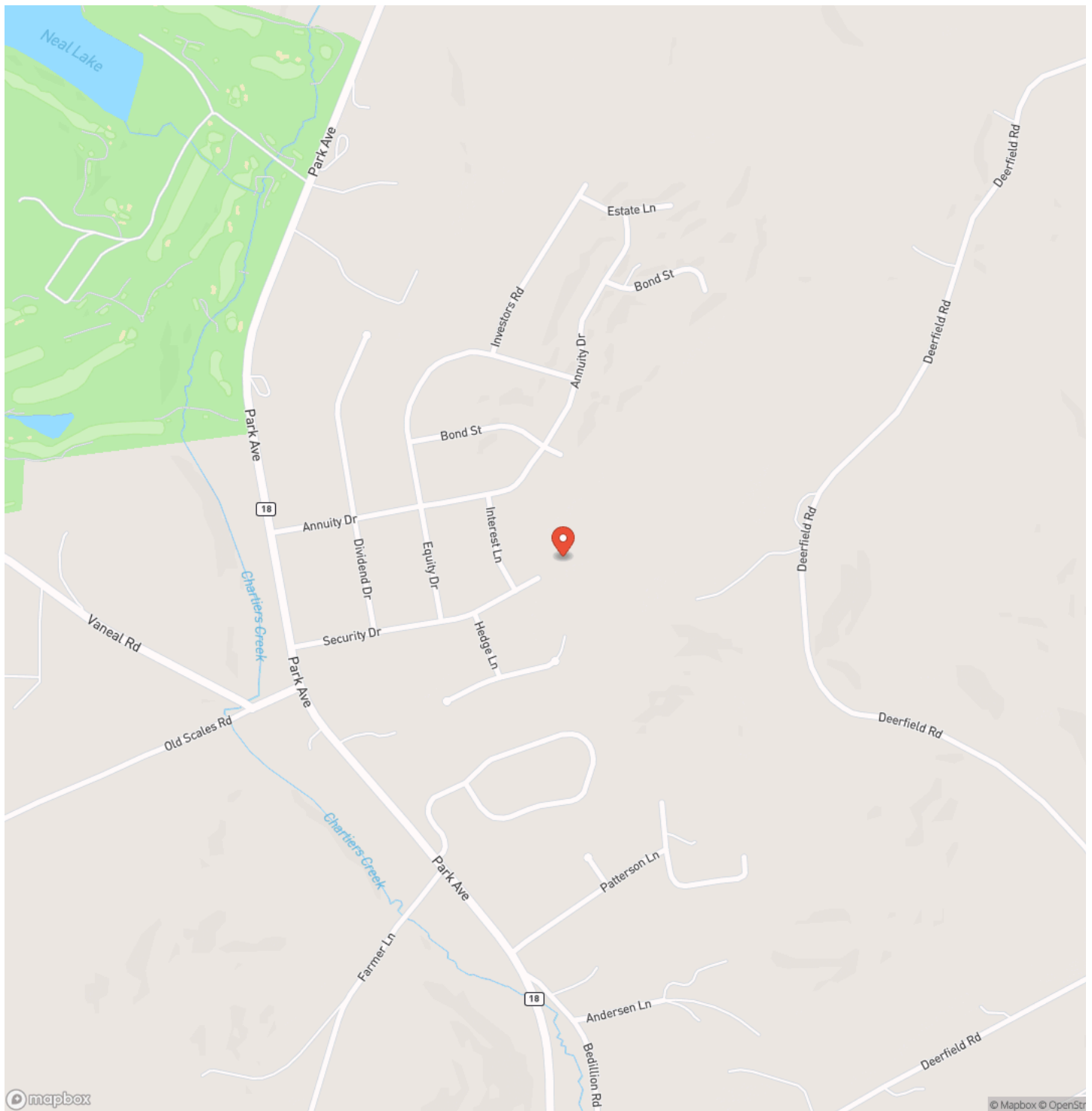
Property Highlights:

- 42.04 +/- total acres
- Includes 1 large parcel + 11 recorded building lots
- Located in Franklin Manor Development, near Lone Pine Golf Course
- Ideal for residential development or private estate
- Public water and utilities available
- One sewage tap-in fee paid; more connections possible (municipal approval required)
- Close to Washington shopping and interstate 70
- ***Oil and gas rights not included***

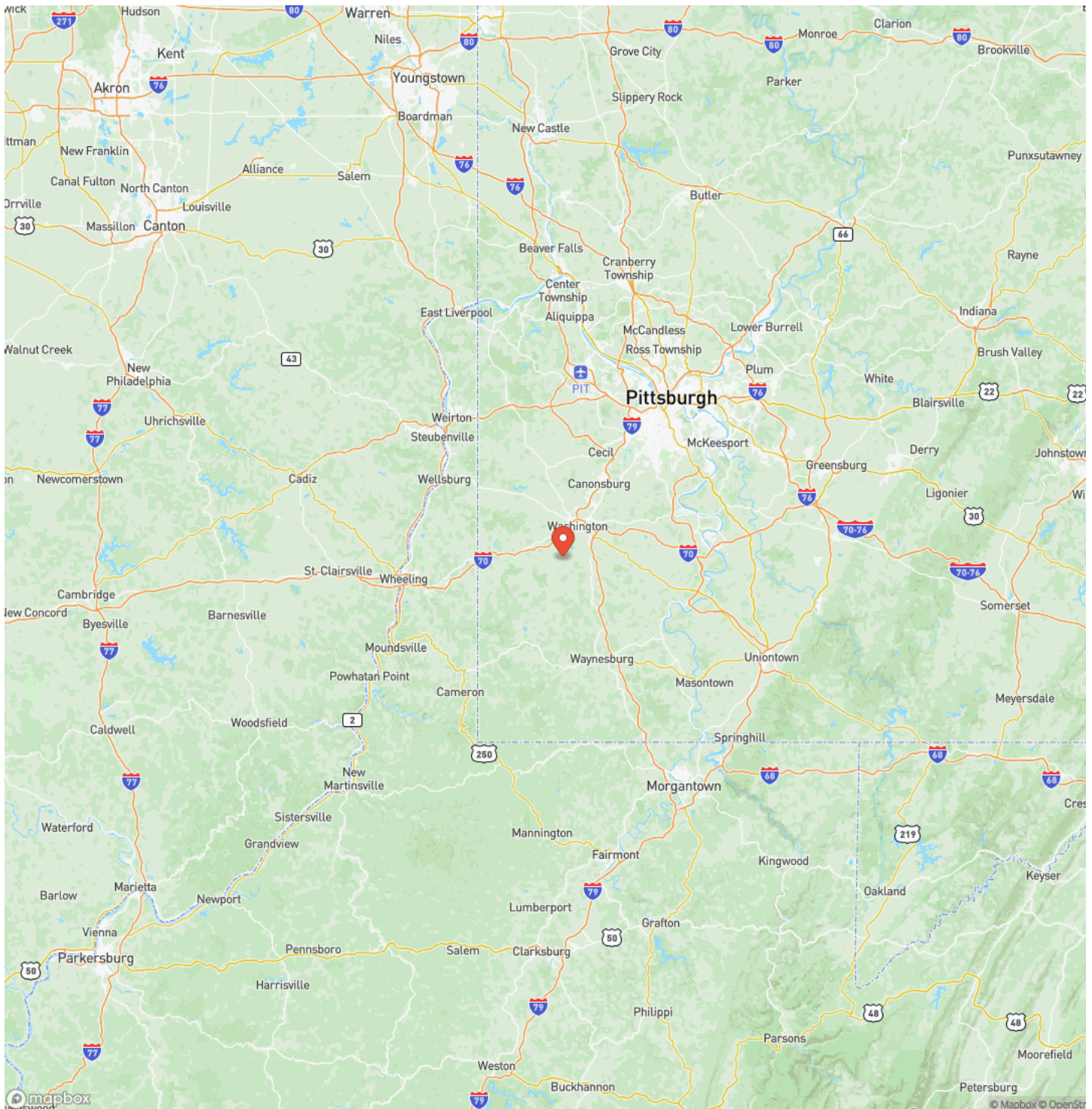
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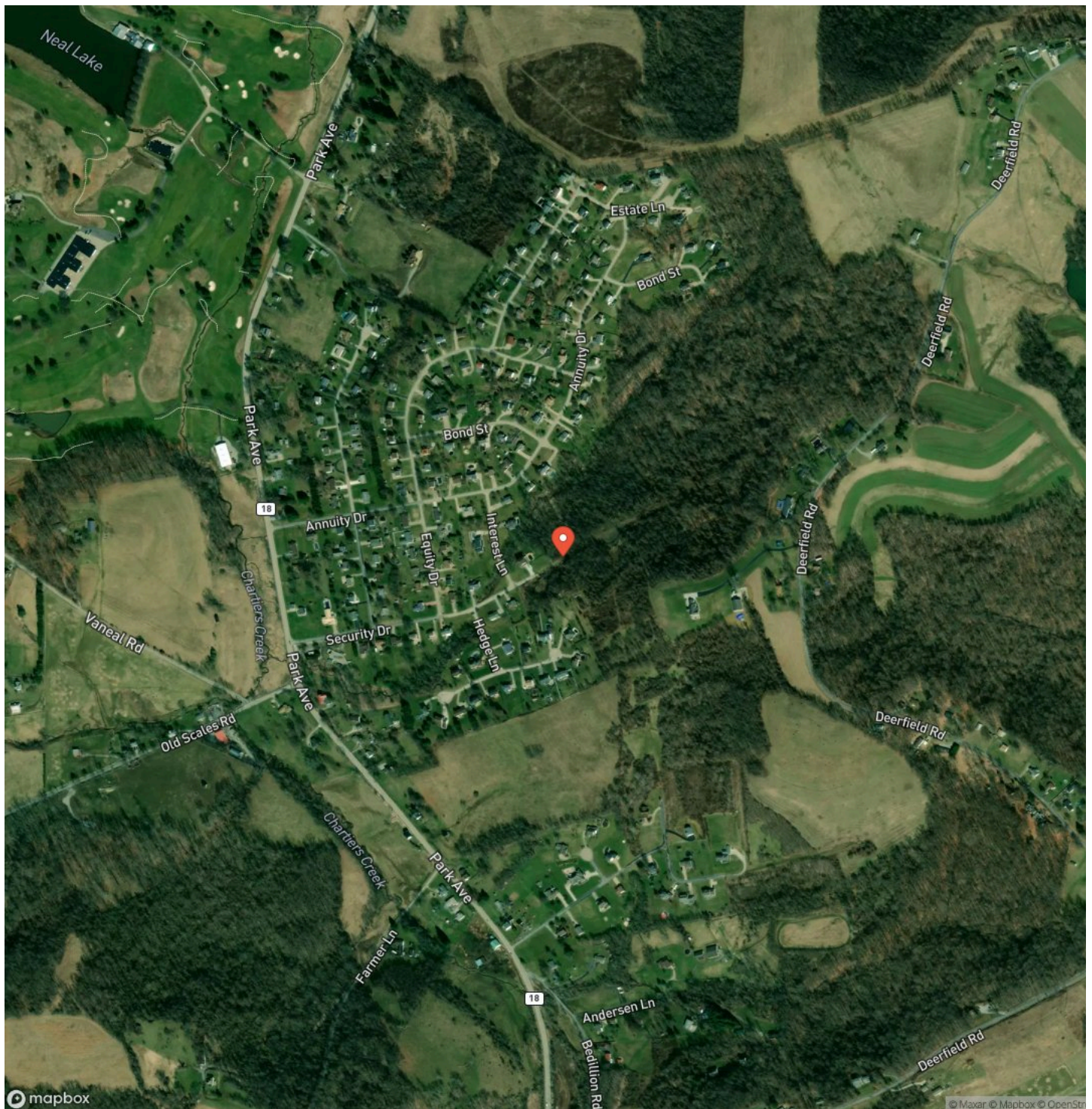
Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



MORE INFO ONLINE:
mossyoakproperties.com

DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Mossy Oak Properties Pennsylvania Land Professionals

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