

MSC
RETAIL



**THE SHOPS AT
PENNSVILLE CENTER**

251 N BROADWAY | PENNSVILLE, NJ

**±2,500 - 31,900 SF
AVAILABLE FOR LEASE**



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CONTACT

GABE AMZALLAG

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215.883.7406



FIND OUT MORE:



<http://shopsatpennsville.com/>

JOIN THESE TENANTS

ACME

MedExpress
Great Care. Fast.™

NovaCare
REHABILITATION
a Select Medical company



Peebles

verizonwireless

DOLLAR TREE


PROPERTY DETAILS

- Acme-anchored shopping center with GLA of 171,970 SF
- Located just south of I-295 (94,330 AADT) at the signalized intersection of N Broadway/NJ-49 (15,510) providing exceptional visibility
- Pad site, in-line, anchor and junior anchor space available for variety of uses such as barber, boutique fitness, dental, office/ medical, food, etc.
- 300+ unit residential development adjacent to shopping center planned for 2021 delivery

DEMOGRAPHICS

 **EST. POPULATION**
1 mi 3,339 | 3 mi 16,208 | 5 mi 56,144

 **EST. TOTAL EMPLOYEES**
1 mi 1,468 | 3 mi 6,702 | 5 mi 27,329

 **EST. AVG HH INCOME**
1 mi \$75,832 | 3 mi \$79,901 | 5 mi \$74,639

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SITE PLAN

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TENANT	SF
Acme	70,850
Vacant	31,900
Vacant	29,095
Dollar Tree	8,125
Mattress Firm	6,400
Vacant	4,900
Med Express	4,400
New China Inn Buffet	3,200
Vacant	2,700
Verizon Wireless	2,500
Vacant	2,500
Nova Care	2,000
Pizza Hut	1,800
99's Nails	1,600
Total	171,970



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AERIAL

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PHOTOS

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2,700 SF



4,900 SF



PYLON SIGN

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