

# MSC

RETAIL



**2919 LEHIGH STREET**

ALLENTOWN, PA

**22,913<sup>SF</sup> END CAP FOR SUBLEASE**



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ALLENTOWN, PA

22,913sf END CAP FOR SUBLEASE

## CONTACT



### SCOTT WEISS

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### JASON BOCK

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### MICHAEL SALOVE

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310.321.4123

## JOIN THESE TENTANTS



## PROPERTY DETAILS

- Well positioned in just south of I-78 (93,956 AADT) and just north of the South Mall
- End cap opportunity with pylon space, ample parking and strong co-tenancy in the area
- Located on Lehigh Street often serving as a connection between I-78 and I-476 (43,344 AADT)
- Population over 200,000 with Household incomes over \$68,000 and over 106,000 employees all within 5 miles

## DEMOGRAPHICS

**EST. POPULATION**  
1 mi 7,541 | 3 mi 80,774 | 5 mi 203,716 | 7 mi 312,624

**EST. TOTAL EMPLOYEES**  
1 mi 6,421 | 3 mi 52,604 | 5 mi 100,493 | 7 mi 177,572

**EST. AVG HH INCOME**  
1 mi \$73,545 | 3 mi \$66,685 | 5 mi \$71,841 | 7 mi 76,344

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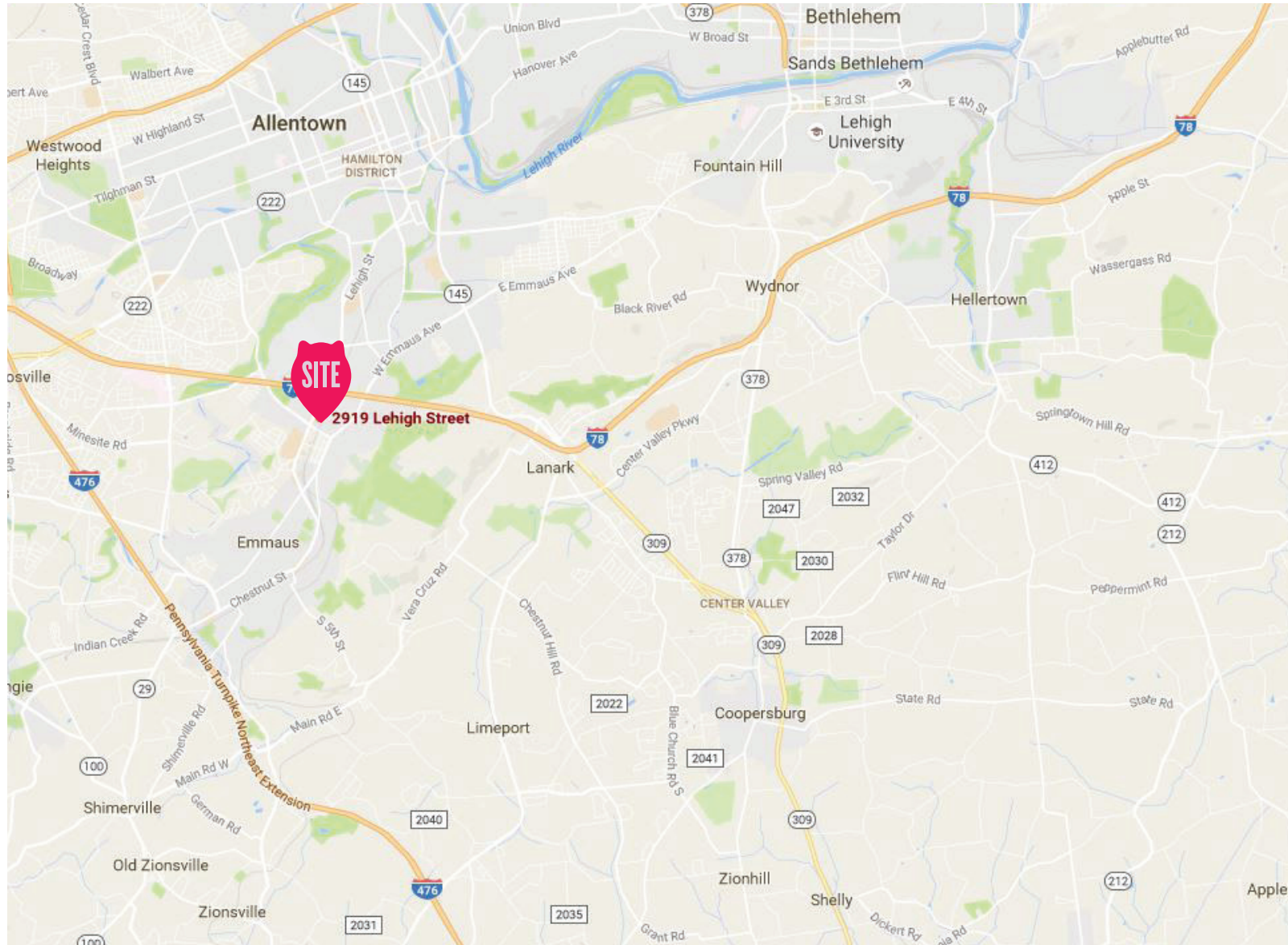
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## SITE PLAN

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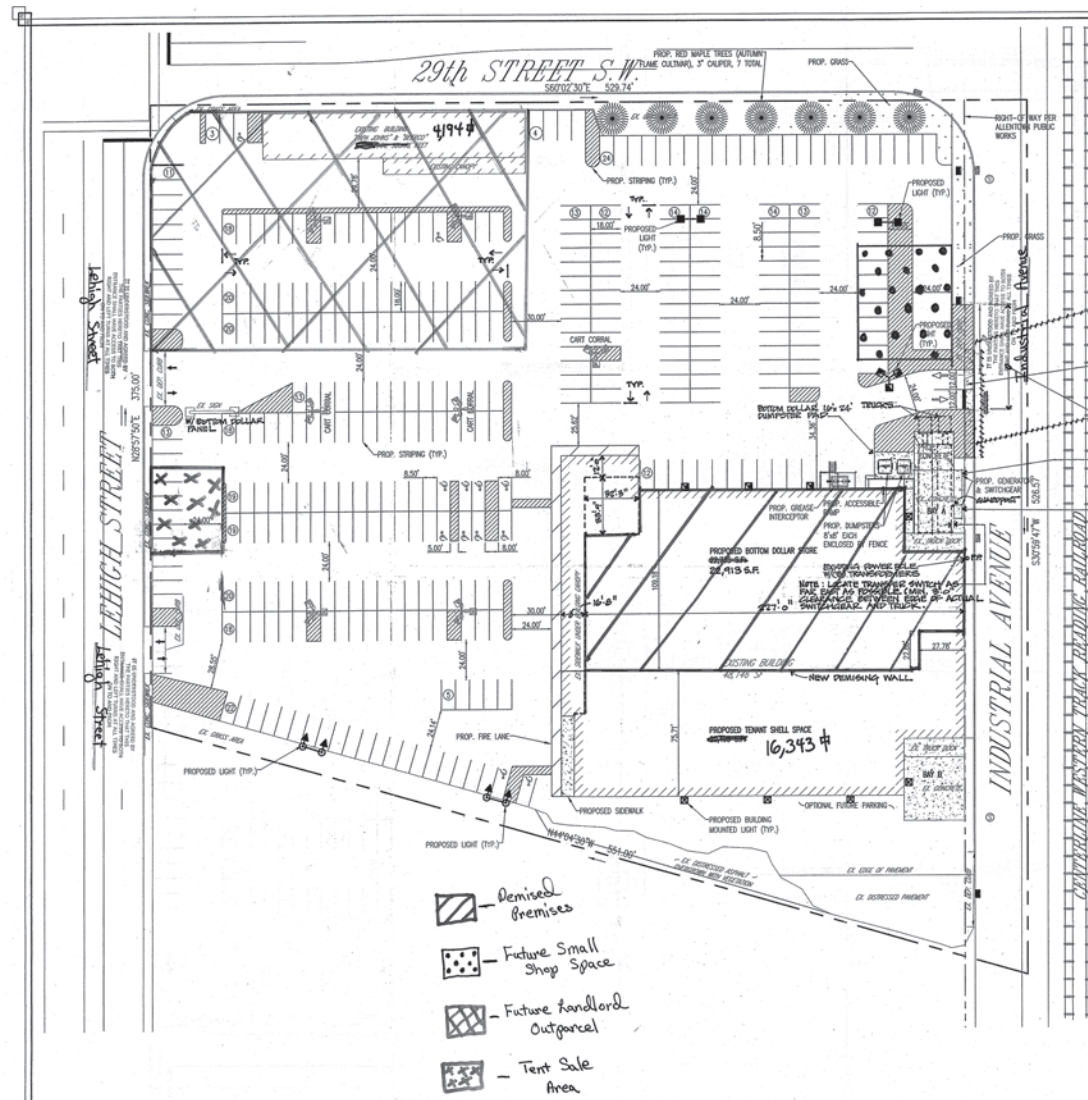
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## FLOOR PLAN

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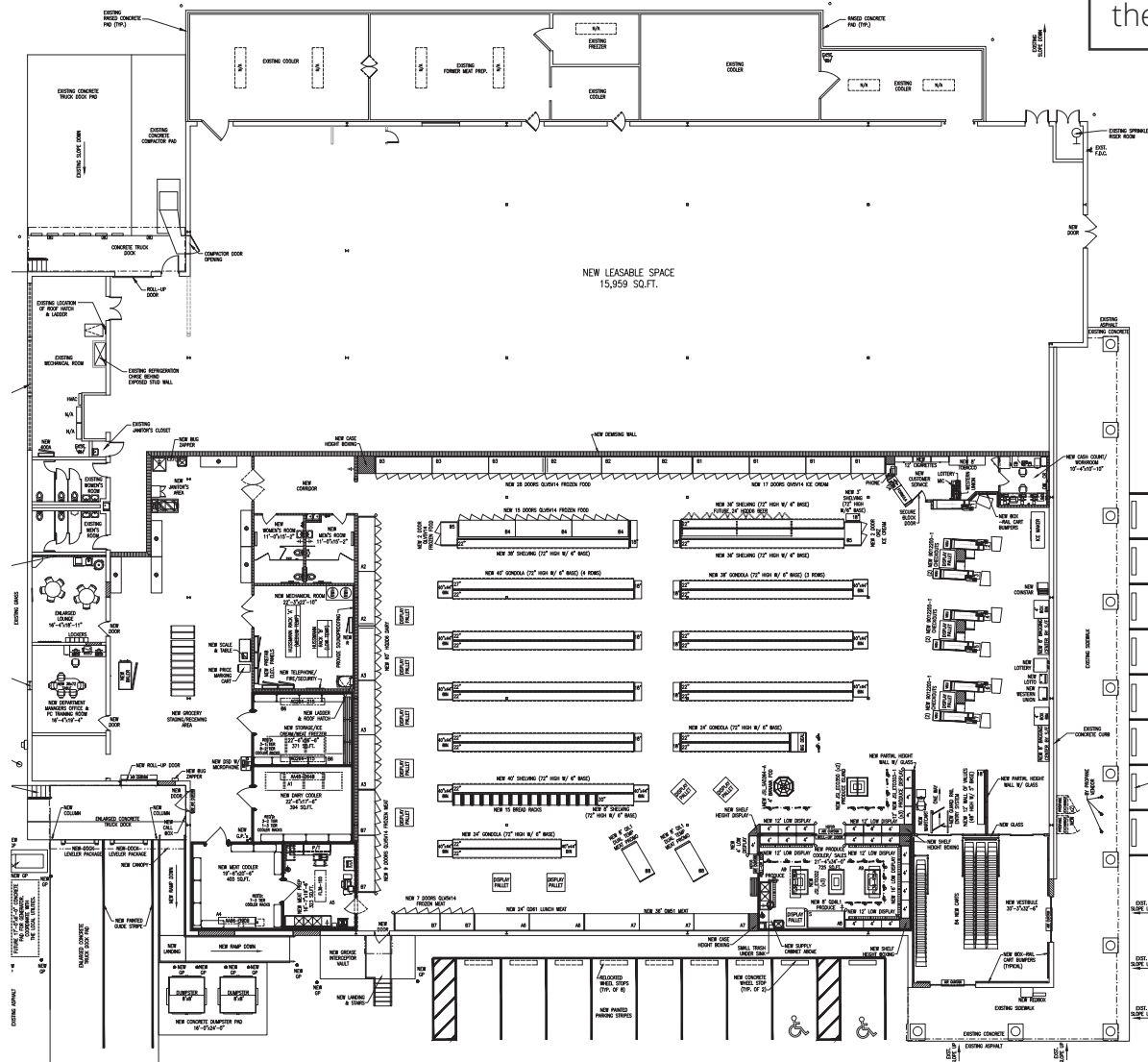
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Note: All equipment within the store has been removed

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