

WASHINGTON TOWNE CENTRE

Total GLA: ± 35,014 SF

Edinboro, PA 16412

Rt. 6 & 108 Washington Towne Blvd. North



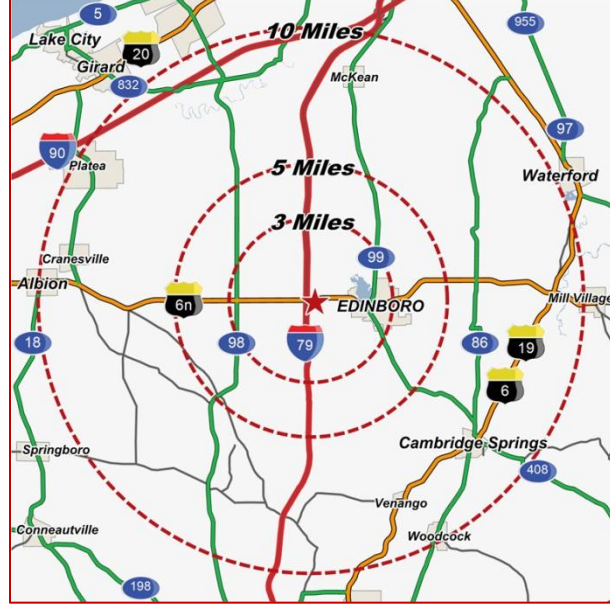
Managed by: **PMA** Property Management Alternatives, Inc.

SPACE AVAILABLE:

- ± 1,200 SF
- ± 5,600 SF (70'W x 80'D)
- ± 7,960 SF (100'W x 80'D)

2011 DEMOGRAPHICS:

	3 Mile	5 Mile	10 Mile
Population	8,005	12,186	37,348
Avg. HH Income	\$62,958	\$63,217	\$62,832
Daytime Population	2,556	3,811	11,232



Washington Towne Centre

was built in 2002.

The center sits on (+/-) 4.8 acres with parking for 173 vehicles.

The shopping center is anchored by a Super Wal-Mart.

Join:



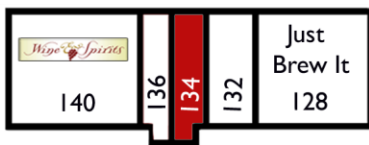
holiday hair



*See reverse side for **site plan**



WASHINGTON TOWNE BLVD.



LMS
Commercial Real Estate

www.LMS-PMA.com

For additional information, please contact:

Michael Boden, SCSM
717.569.9373 ext. 911

mboden@lms-pma.com

The information herein (including all faxes pertaining to the same) has been obtained from sources deemed reliable. While we do not doubt its accuracy, we have not verified and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness and is subject to correction or can be withdrawn without notice.



Washington Towne Centre

- ± 1,200 SF Available
- ± 5,600 SF Available (70'W x 80' D)
- ± 7,960 SF Available (100'W x 80' D)



Subject to Change:

112	Available (100'W x 80'D)	7,960 SF
116	Gallie's Hallmark	6,254 SF
118	Wireless Zone/Verizon	2,401 SF
120	Urgent Care	3,199 SF
124	Available (70'W x 80'D)	5,600 SF
128	Just Brew It	2,400 SF
132	Holiday Hair	1,200 SF
134	Available	1,200 SF
136	Diamond Nails	1,200 SF
140	Wine & Spirits	3,600 SF