

## RETAIL FOR LEASE

# CEDARVILLE CENTER

430 Cedarville Road, Easton, PA 18042



### OFFERING SUMMARY

<b>AVAILABLE SF:</b>	1,750 SF
<b>LEASE RATE:</b>	\$12.00 SF/yr (NNN)
<b>BUILDING SIZE:</b>	17,500 SF

### PROPERTY OVERVIEW

1,750 SF retail/office space available for immediate lease!

Cedarville Center is a new construction retail strip center.

Current tenants include Keystone Choice Pharmacy, Country Classics and C.P. Organic Cleaners.

Nail Salon Coming Soon!

Perfect for most retail, office, and medical office concepts.

Located in Williams Township with easy access to PA/NJ border and

Route 33, near Morgan Hill Country Club and multiple residential communities.

Located less than 1/4 mile from I-78 - Exit 75 is the last exit in PA before entering into New Jersey.

ALLENTOWN, PA



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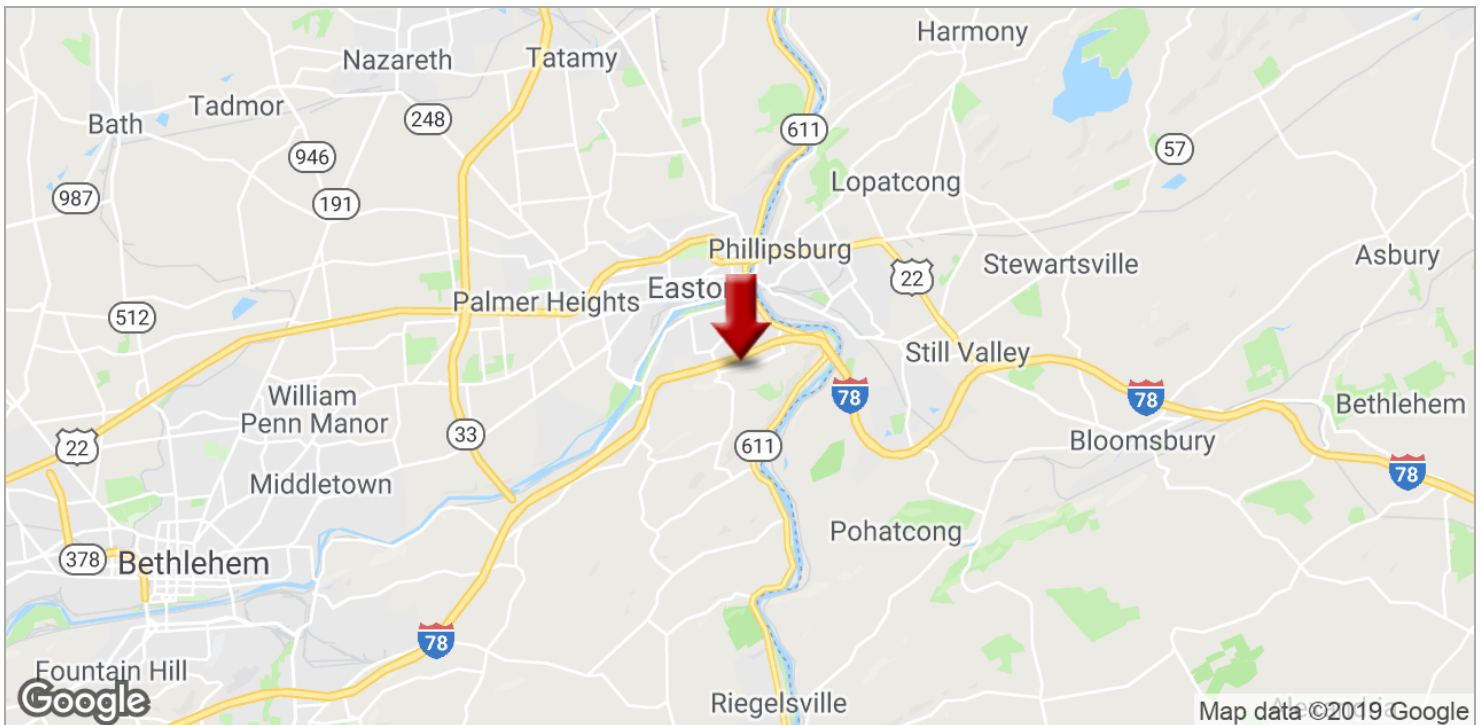
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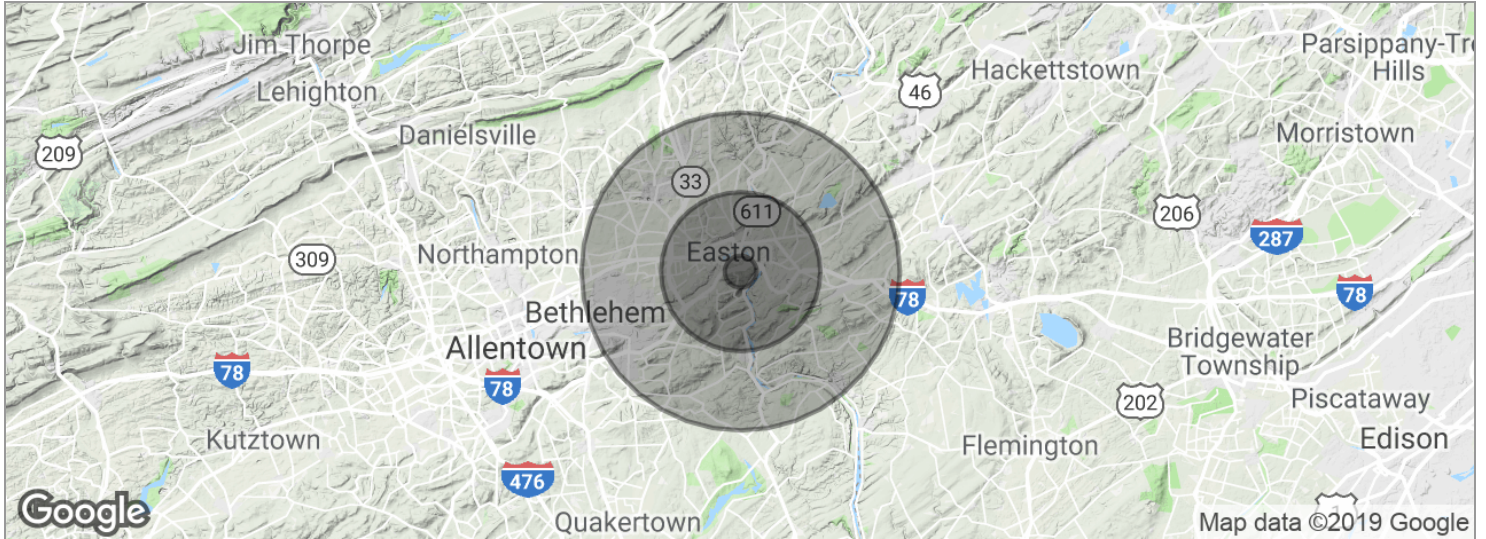
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POPULATION	1 MILE	5 MILES	10 MILES
Total population	5,618	118,080	232,217
Median age	39.1	38.0	40.4
Median age (male)	37.3	36.7	39.2
Median age (Female)	40.9	39.6	41.7

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	2,180	44,570	87,489
# of persons per HH	2.6	2.6	2.7
Average HH income	\$56,761	\$68,252	\$77,573
Average house value	\$287,861	\$232,135	\$287,760

\* Demographic data derived from 2010 US Census

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