

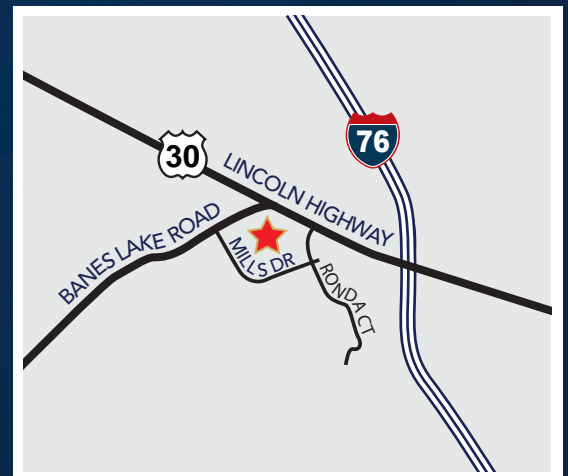
IRWIN, PA

FOR SALE OR GROUND LEASE



HUNTINGDON MARKETPLACE PROPERTY HIGHLIGHTS

- Anchored by Walmart Supercenter (145,000 square feet)
- Excellent access and visibility from PA Turnpike (exit 67)
- Seven outparcels available for sale, lease or build-to-suit
- Located in the prime retail corridor of the trade area
- Nearby tenants include Kohl's, Giant Eagle, Target and Walgreens



CONTACT

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DEMOGRAPHICS

| 2013 EST | 1 mile | 3 miles | 5 miles |
|----------------|----------|----------|----------|
| Population | 5,601 | 32,057 | 71,875 |
| Pop. Growth | 0.2% | 0.2% | 0.2% |
| Households | 2,467 | 13,327 | 29,776 |
| Ave. HH Income | \$68,308 | \$67,477 | \$65,574 |
| Median Age | 41.9 | 42.8 | 43.5 |

HUNTINGDON MARKETPLACE

IRWIN, PENNSYLVANIA



OUTPARCELS AVAILABLE

| Tenant | AC +/- | Buildable SF |
|-------------|----------|--------------|
| OUTPARCEL 1 | 2.63 AC | 10,000 |
| OUTPARCEL 2 | 0.85 AC | 3,000 |
| OUTPARCEL 3 | 10.34 AC | 71,300 |
| OUTPARCEL 4 | 1.97 AC | 10,000 |

| Tenant | AC +/- | Buildable SF |
|-------------|---------|--------------|
| OUTPARCEL 5 | 1.09 AC | 4,500 |
| OUTPARCEL 6 | 1.53 AC | 7,700 |
| OUTPARCEL 7 | 1.43 AC | 3,650 |

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