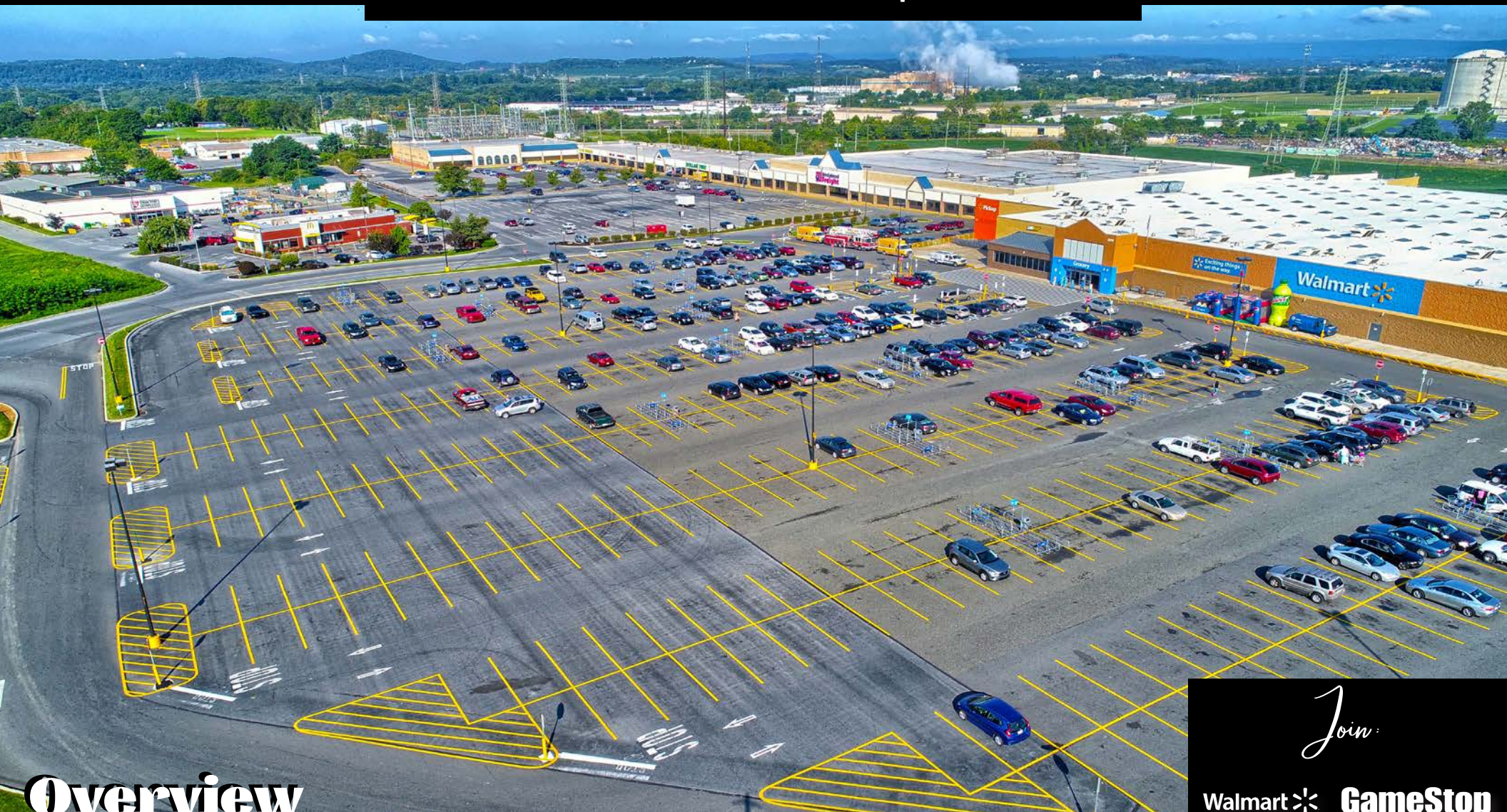


±7,800 - 60,000 SF

North Reading Plaza

5370 Allentown Pike | Temple, PA

FOR LEASE



Overview

North Reading Plaza, a 407,000-square foot Walmart anchored retail shopping center located in Reading, Pennsylvania at a signalized intersection along Allentown Pike (19,000 CPD) just 28 miles Northeast of Lancaster, PA., 32 miles West of King of Prussia, PA., and 48 miles from Center City Philadelphia. The center is anchored by one of the nation's dominant retailers, Walmart. North Reading Plaza is also home to other leading retailers such as Dollar Tree, and GameStop to name a few.



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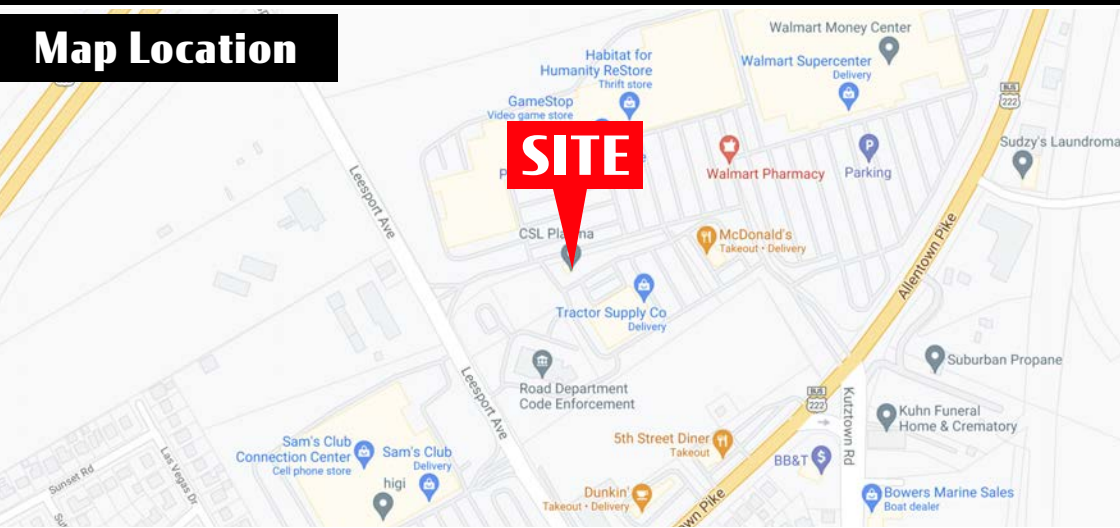
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North Reading Plaza

5370 Allentown Pike | Temple, PA

Available For Lease

Map Location



LOCATION: North Reading Plaza is strategically positioned with significant frontage along one of the market's primary retail corridors along Allentown Pike. The center benefits from the high-volume traffic flow of Allentown Pike and its signalized intersections. With the convenience of the project's location, it has a draw that extends more than 5 miles, which attracts a vast customer base. With its ideal location, the project services not only the immediate trade area, but surrounding market points as well.

TRADE AREA: Adding to the stability of the project, North Reading Plaza shows a 20-minute drive time demographic of over 331,948 people with household incomes more than \$74,240 and daytime employment demographics equally as strong with 161,553. The demographics within a 10-mile radius include 282,610 people in 106,931 homes, a labor force of 139,072 with an average household income of \$72,392. The areas growth since 2000 has increased over 9.5% with over 10,198 new homes.

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	29,720	89,462	184,171
TOTAL EMPLOYEES	19,281	44,004	105,103
AVERAGE HHI	\$82,523	\$69,831	\$67,955
TOTAL HOUSEHOLDS	11,684	32,144	68,115
TRAFFIC COUNTS: ALLENTOWN PIKE - 19,000 VPD			



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SITE PLAN



SPACE	TENANT	AREA (SQ FT)
NR01	AVAILABLE	37,500
F1	AVAILABLE	60,000
F2	AVAILABLE	18,800
G1A	RED HORSE HAIR SALON	2,280
G2A	DOLLAR TREE	10,500
G2B	HABITAT FOR HUMANITY	15,600
H3	AVAILABLE	10,900
H6/H7	CSL PLASMA	12,770
H8	GAMESTOP	3,270
H9	AVAILABLE	7,800
PAD 1	MCDONALDS	3,186

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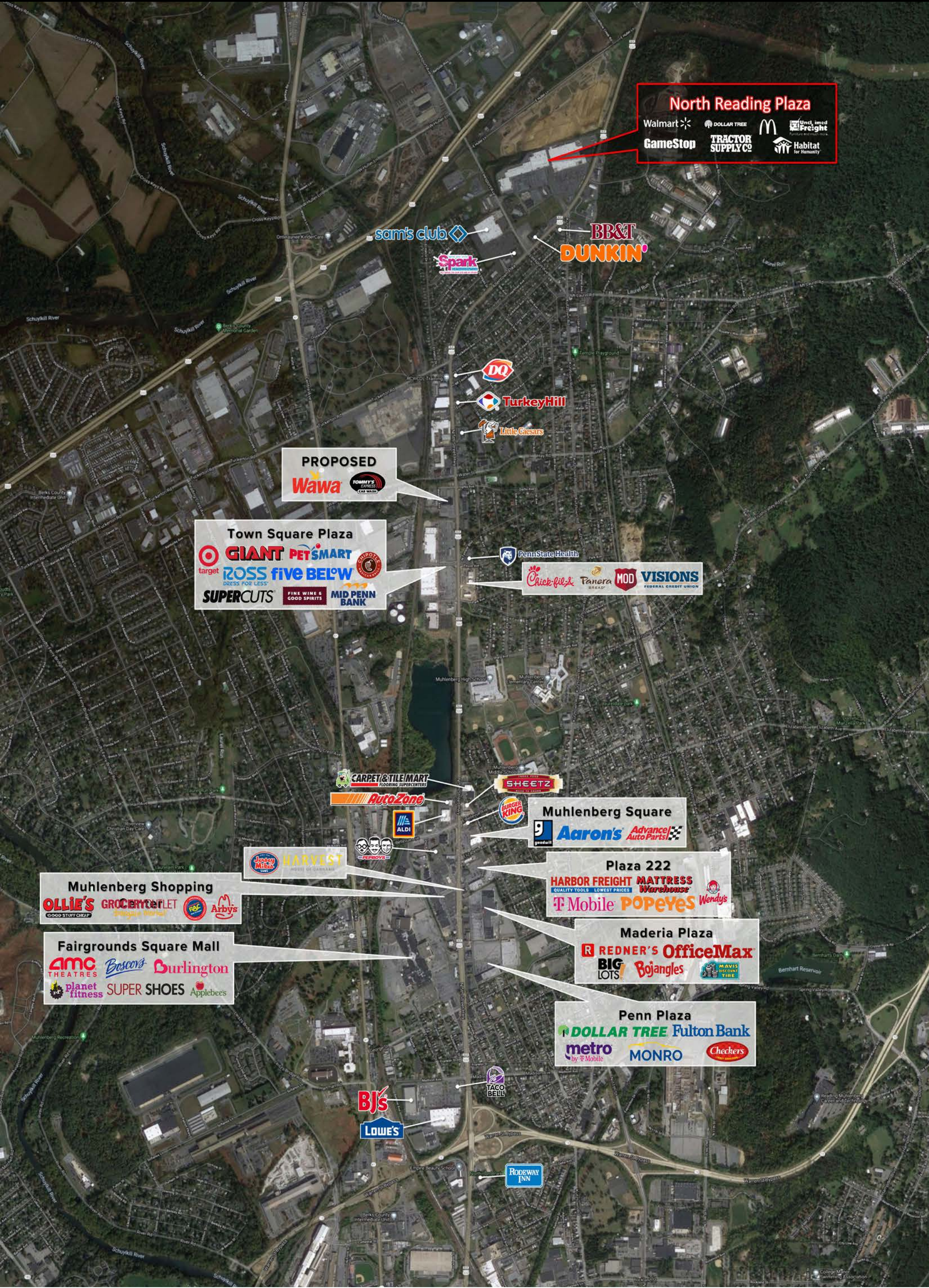
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