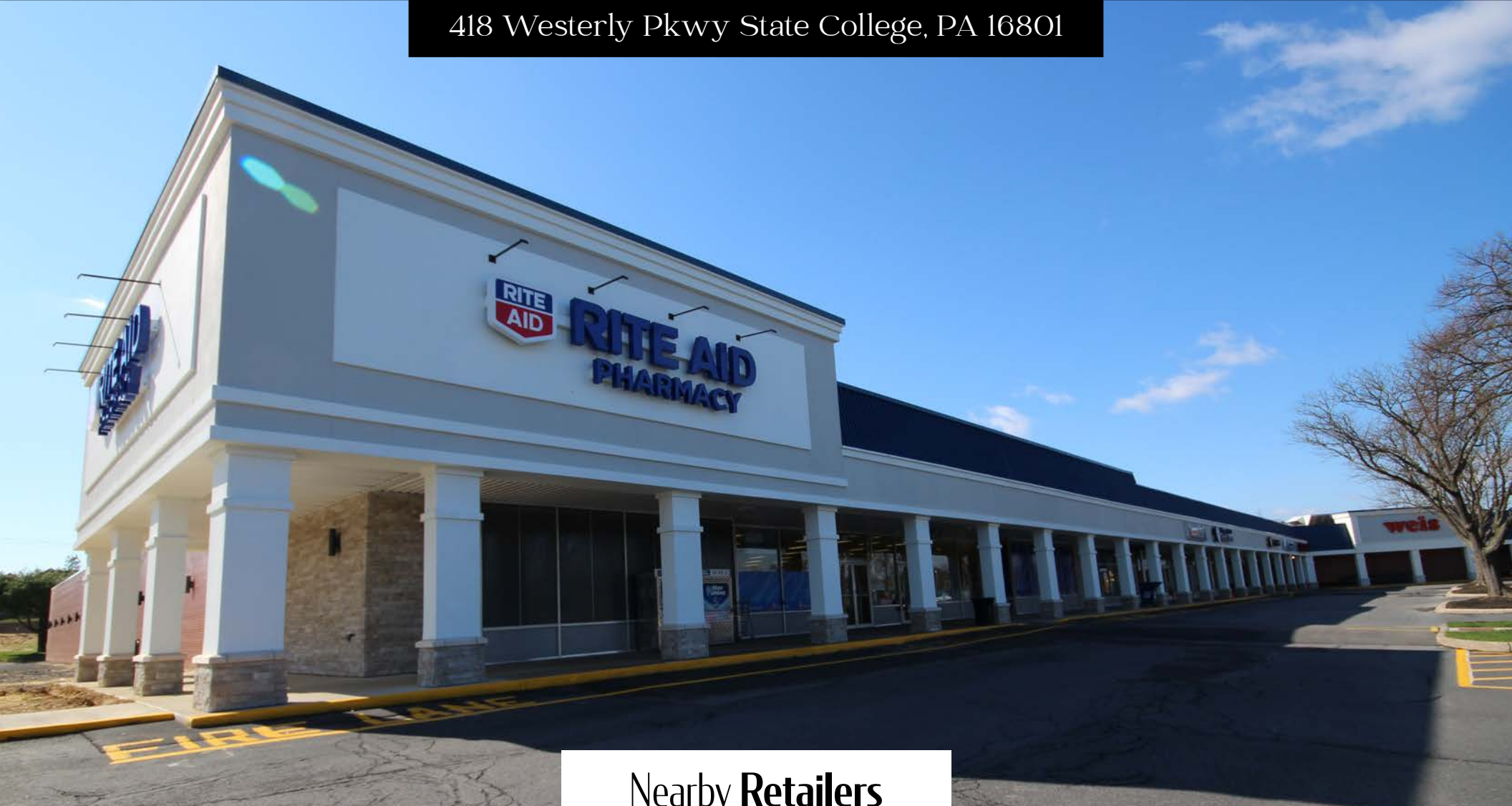


For **Lease**

Westerly Parkway Plaza ±1,147-6,562 SF

418 Westerly Pkwy State College, PA 16801



Nearby Retailers



Kandy Weader
Office: 717.843.5555 | Cell: 814-574-5570 | kweader@bennettwilliams.com
Retail Brokerage. **Redefined.**

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COMMERCIAL REAL ESTATE

ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

Westerly Parkway Plaza

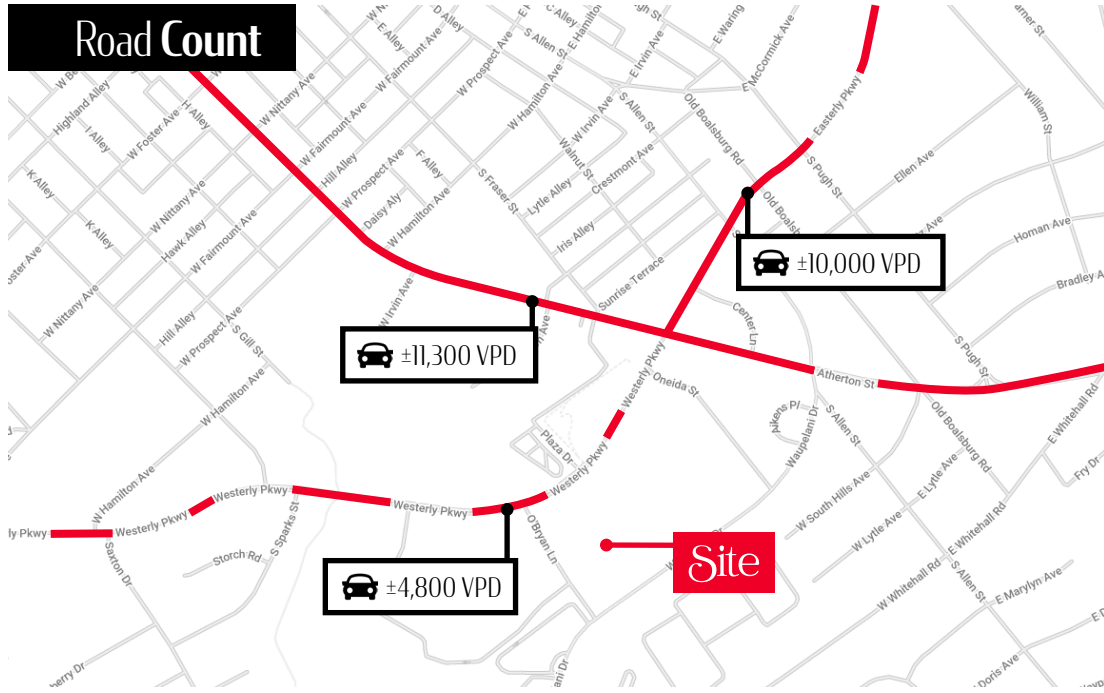
418 Westerly Pkwy State College, PA 16801



For **Lease**
± 1,147–6,562 SF

Property Overview

Need an affordable in-line space? Join **Westerly Parkway Plaza**—a busy, retail plaza with visibility from South Atherton! There is endless parking as well as strong, national, and local co-tenants such as Weis Market, Rite Aid, Domino's Pizza, State College Strength and Conditioning, Toasted Bagel Café, and more. Several space options to choose from. Landlord willing to offer a tenant improvement allowance that is based upon the lease terms.



Location Overview

The plaza is located only 1 mile from Penn State University and within the State College Borough. It is on a prominent thoroughfare, just off South Atherton. The plaza is across the street from the State College Area High School and is surrounded by high-end student housing along with many housetops.

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	22,804	89,653	120,172
TOTAL EMPLOYEES	7,733	37,810	47,003
AVERAGE HHI	\$44,398	\$64,387	\$68,426
TOTAL HOUSEHOLDS	9,949	32,980	43,962

TRAFFIC COUNTS: Westerly Parkway ± 4,800 VPD

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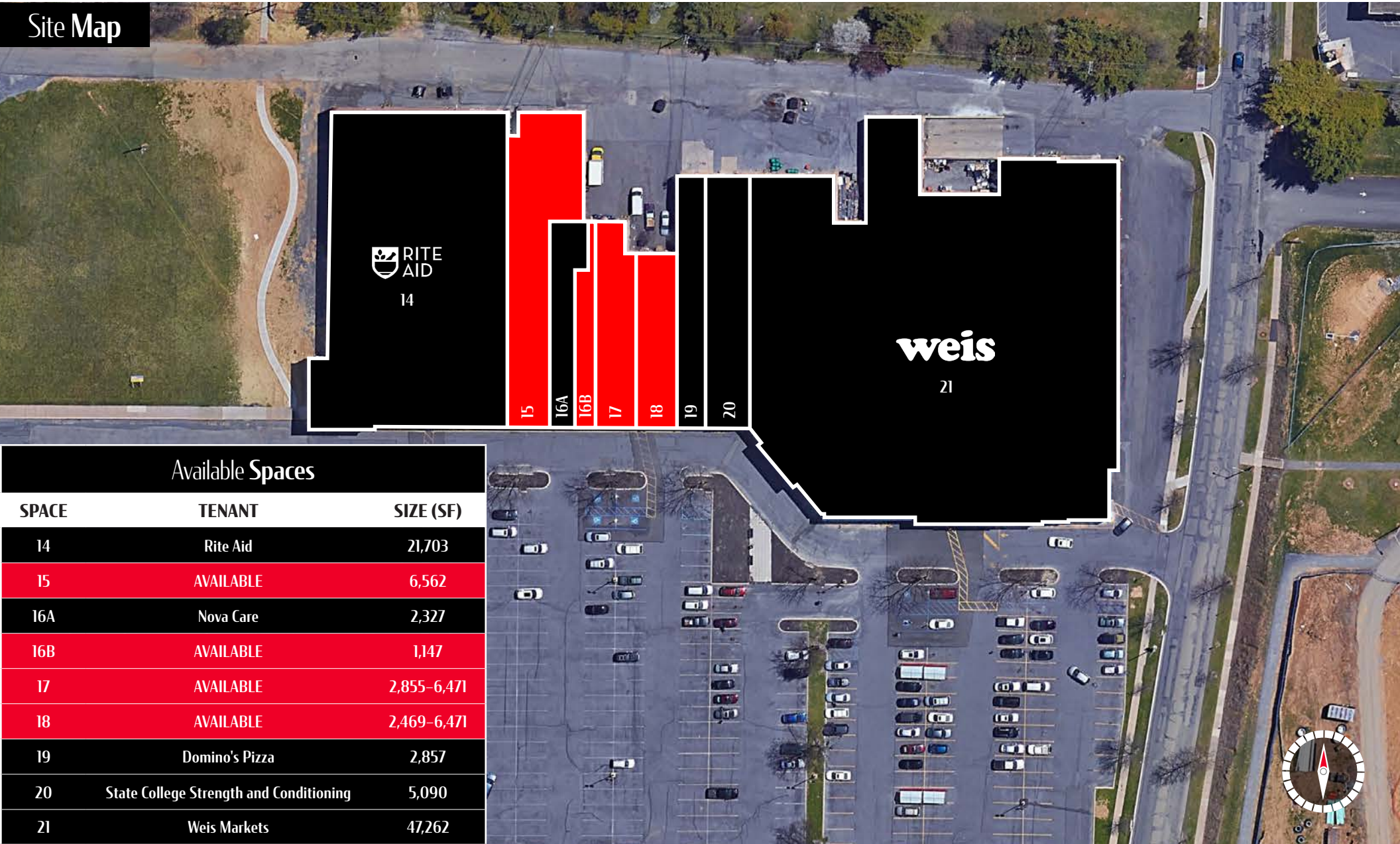
Westerly Parkway Plaza

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Site Map



Available Spaces

SPACE	TENANT	SIZE (SF)
14	Rite Aid	21,703
15	AVAILABLE	6,562
16A	Nova Care	2,327
16B	AVAILABLE	1,147
17	AVAILABLE	2,855–6,471
18	AVAILABLE	2,469–6,471
19	Domino's Pizza	2,857
20	State College Strength and Conditioning	5,090
21	Weis Markets	47,262



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Market Overview



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About Bennett Williams



Since its founding in 1956, Bennett Williams Commercial, Inc. has offered full Commercial Real Estate services to the Central Pennsylvania region and beyond. We have served thousands of commercial, industrial and retail clients as we have grown in size and reputation. With our team of both experienced and knowledgeable executives as well as young and energetic professionals, we have the team to handle any commercial real estate need.

At Bennett Williams, your investments are always in good hands. Our retail Investment sales group provides top notch investment sales services for all categories of retail investments for both buyers and sellers alike, whether institutional or local, throughout the Central Pennsylvania landscape. Whether the asset is a single or multi-tenant, we pride ourselves in going above and beyond the expectations of the client to achieve maximum results. With over 60 years under our belt, and over 25 licensed real estate professionals, we possess the knowledge, experience, and dedication trusted by many in the investment sales segment of the industry.



Bennett Williams is a member of the Capital Markets Real Estate Network, a nationwide network of professionals dedicated to, and specializing in the capital markets segment of commercial real estate. CMRE is comprised of the most highly-qualified, best-experienced independent Capital Market real estate professionals.

INVESTMENT ADVISOR

KANDY WEADER

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OUR LOCATIONS

YORK OFFICE

3528 Concord Rd.
York, PA 17402

LANCASTER OFFICE

2173 Embassy Dr., Suite 201
Lancaster, PA 17601

EXTON OFFICE

1 E. Uwchlan Ave.
Suite 409, Exton, PA 19341

NEW JERSEY OFFICE

309 Fellowship Rd, Suite 200
Mt. Laurel, NJ 08054

CONTACT US

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