

# TIOGA WEST SHOPPING CENTER

420 Tioga West Plz • Tunkhannock, PA • 18657

- DOLLAR GENERAL
- TSC TRACTOR SUPPLY CO
- THE SALVATION ARMY
- T'S NAIL BOUTIQUE
- MANCHU BUFFET
- ±13,843 SF AVAILABLE
- POMPEI'S RESTAURANT & PIZZA
- T&C GRILLE
- RITE AID
- ±17,000 SF AVAILABLE
- LACKAWANNA COLLEGE TUNKHANNOCK CENTER

## NEARBY RETAILERS

TSC TRACTOR SUPPLY CO

M&T Bank



W TIOGA ST ±9,000 VPD



±13,843-17,000 SF  
Available For Lease



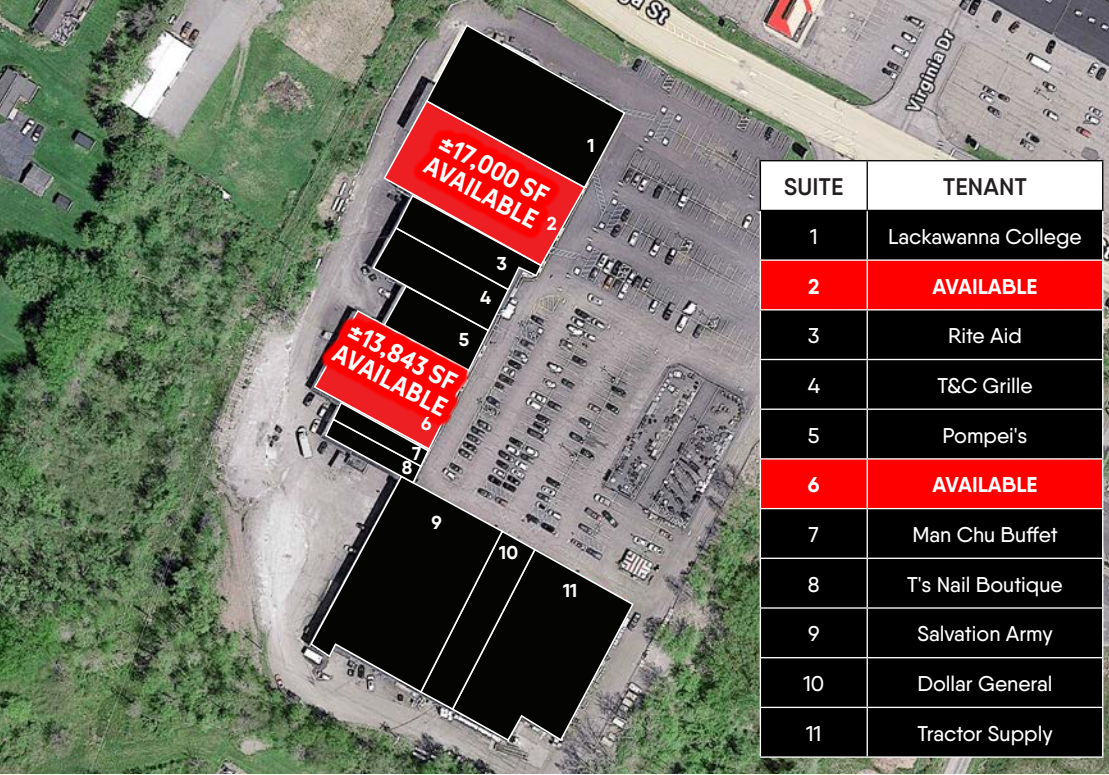
ADAM HAGERMAN | CALE BRUSO | BRAD ROHRBAUGH | CHAD STINE

For Lease Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)

COMMERCIAL BROKERAGE. *Redefined.*

# PROPERTY OVERVIEW

Tioga West Shopping Center is a 124,000 square foot shopping center with ± 30,843 square feet total available for lease in Tunkhannock, PA. The tenants include M&T Bank, Salvation Army, Dollar General, Lackawanna College Center, and more. The center benefits from ample parking, pylon signage, and strong tenancy. Tioga West Shopping Center is ideally located in the heart of Tunkhannock Township, a community off the Susquehanna River in Wyoming County. The shopping center has excellent frontage on Route 6 (10,000 VPD), which is one of the main travel arteries throughout the county.




SUITE	TENANT
1	Lackawanna College
2	AVAILABLE
3	Rite Aid
4	T&C Grille
5	Pompei's
6	AVAILABLE
7	Man Chu Buffet
8	T's Nail Boutique
9	Salvation Army
10	Dollar General
11	Tractor Supply

## TRAFFIC COUNTS

 W TIOGA ST - ±9,000 VPD

 BRIDGE ST - ±9,500 VPD

 RT 6 - ±10,000 VPD

## DEMOGRAPHICS



**POPULATION**  
5 MILE- 8,570  
7 MILE- 13,415  
10 MILE- 23,834



**EMPLOYEES**  
5 MILE- 4,239  
7 MILE- 4,653  
10 MILE- 5,638

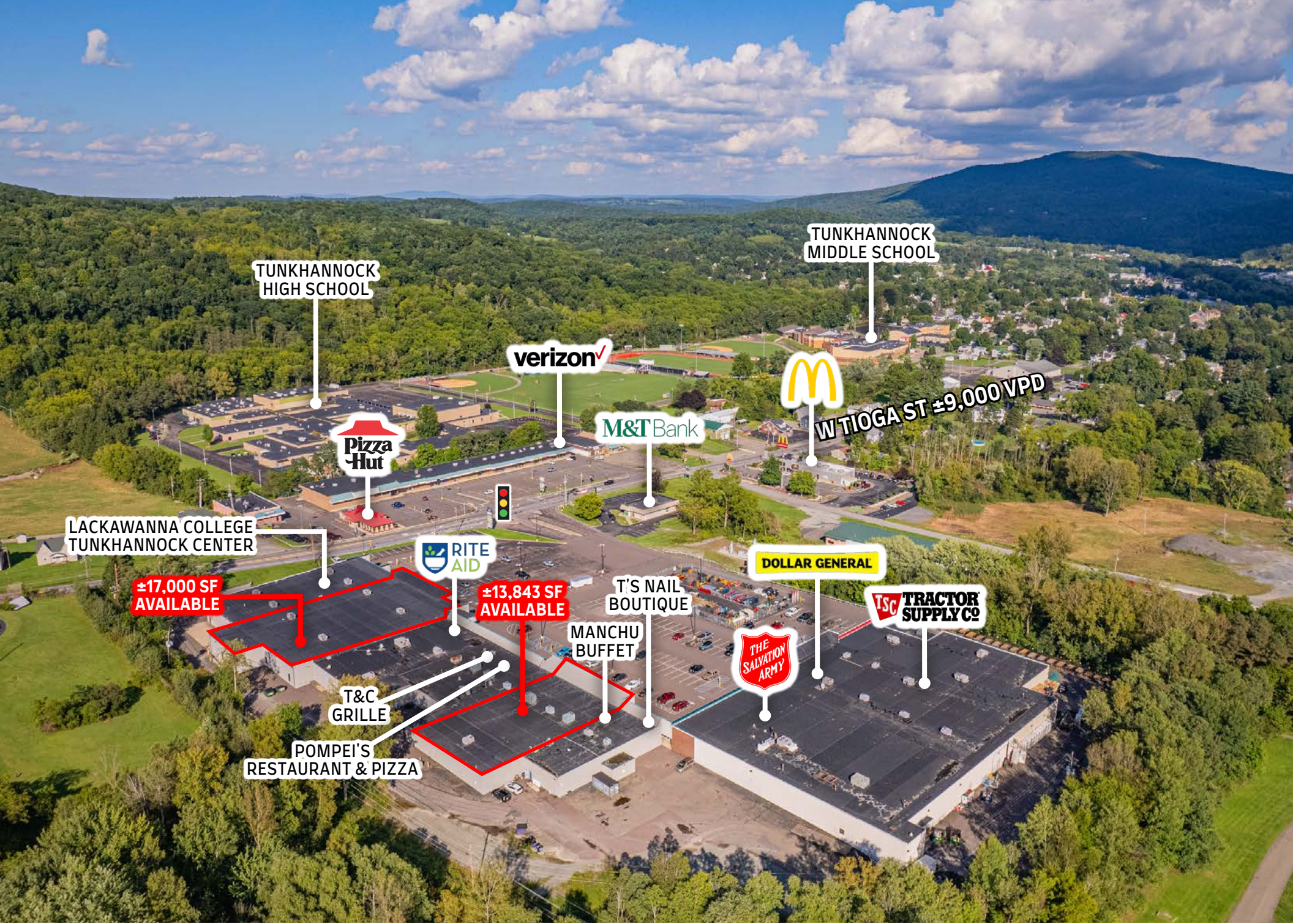


**AVERAGE HHI**  
5 MILE- \$108,964  
7 MILE- \$106,242  
10 MILE- \$101,214



**HOUSEHOLDS**  
5 MILE- 3,671  
7 MILE- 5,714  
10 MILE- 9,929





TUNKHANNOCK  
HIGH SCHOOL

TUNKHANNOCK  
MIDDLE SCHOOL

verizon



W TIoga ST ±9,000 VPD



M&T Bank

LACKAWANNA COLLEGE  
TUNKHANNOCK CENTER



DOLLAR GENERAL

±17,000 SF  
AVAILABLE

±13,843 SF  
AVAILABLE

T'S NAIL  
BOUTIQUE

TSC TRACTOR  
SUPPLY CO

MANCHU  
BUFFET



T&C  
GRILLE

POMPEI'S  
RESTAURANT & PIZZA



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# MARKET AERIAL



**TIOGA WEST SC**

- Tractor Supply Co
- Rite Aid
- The Salvation Army
- Dollar Tree
- M&T Bank

# Bennett Williams

COMMERCIAL REAL ESTATE

## OUR LOCATIONS:

### YORK OFFICE:

3528 Concord Rd.  
York, PA 17402

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### EXTON OFFICE:

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

### STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205  
State College, PA 16803

### WEST CHESTER OFFICE:

107 E Chestnut St, Suite 107  
West Chester, PA 19380

### NEW JERSEY OFFICE:

236 E. Route 38, Suite 130  
Moorestown, NJ 08057

## LISTING AGENTS:



### ADAM HAGERMAN

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### CALE BRUSO

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### BRAD ROHRBAUGH

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### CHAD STINE

CStine@bennettwilliams.com

### CONTACT US

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INVESTMENT  
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PROPERTY  
MANAGEMENT



## 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.

Bennett Williams is a member of the Retail Brokers Network (RBN), a partnership of the best regional retail brokerage firms servicing all of the major markets across the United States. Our affiliates are handpicked ensuring that our clients receive top quality service and representation in any market they need help in, with 61 offices across 65+ markets and 700+ members.

