

COLUMBIA COLONNADE PAD



**±1 ACRE
FOR LEASE**



ADAM HAGERMAN | CALE BRUSO | BRAD ROHRBAUGH | CHAD STINE
For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

The Columbia Colonnade (formerly Columbia Mall) is a 352,544 square foot interior shopping mall located along Columbia Mall Drive, directly off of Interstate 80 (36,000 VPD), in Bloomsburg, PA. The mall offers multiple points of access from Mall Boulevard (13,000 VPD). In addition to the regional draw of the neighboring Walmart and Lowe's, the existing mall has strong co-tenancy with multiple anchors such as, Planet Fitness, Dunham's Sports, EFO Furniture, and MVP Clubhouse, just to name a few. The mall is going through a complete redevelopment allowing for multiple exterior entrance spaces and pad sites.

Geisinger Medical recently acquired and announced plans to develop a medical complex directly next door.



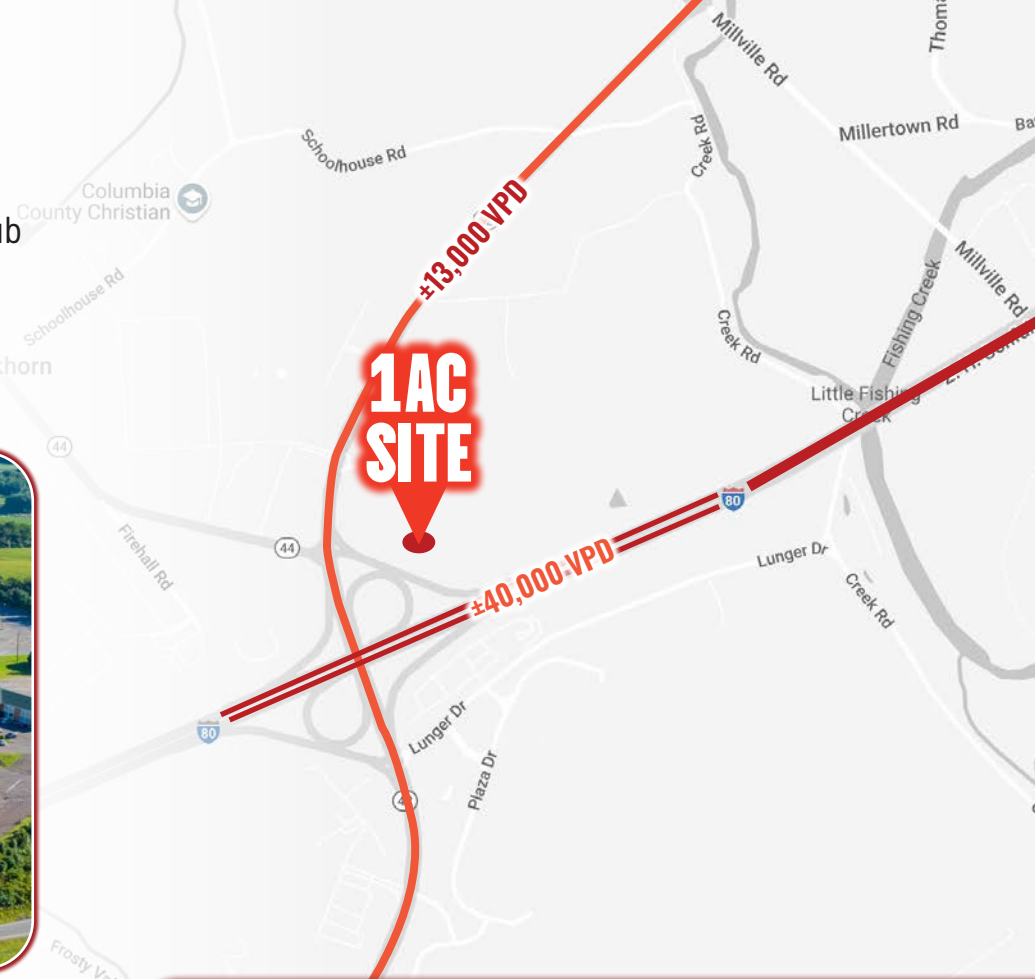
LOCATION OVERVIEW





The Columbia Colonnade is strategically positioned with frontage off of one of the market's primary highways and located amongst the retail hub of the Bloomsburg market. This area of the market serves as the main shopping district for the area, including the residential population, as well as the student population from Bloomsburg University.



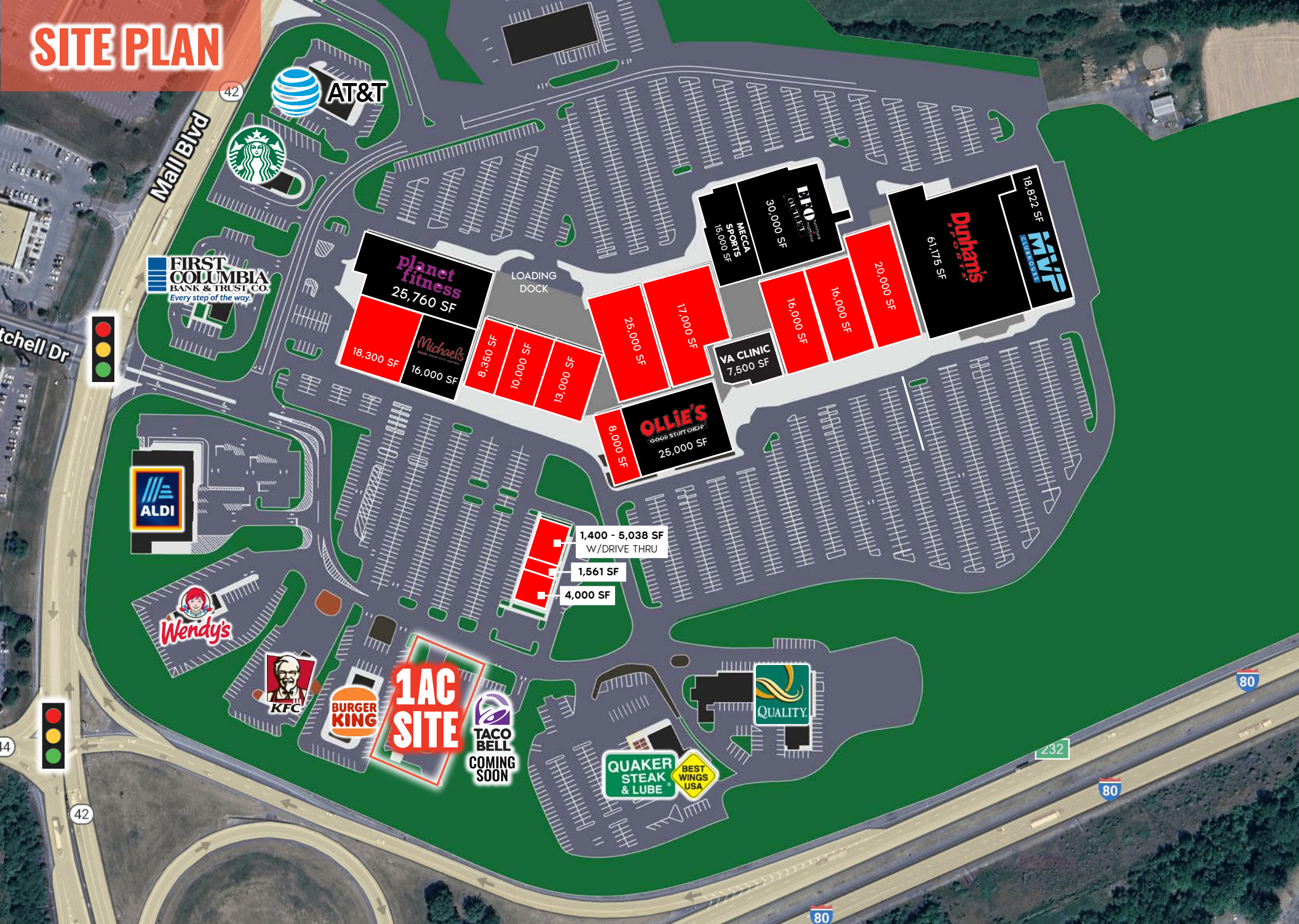
TRADE AREA OVERVIEW

Adding to the stability of the project, The Columbia Colonnade shows a 30-minute drive time demographic of over 87,846 people with household incomes of more than \$88,929 and daytime employment demographics equally as strong with 30,453. The demographics within a 15-mile radius include 97,066 people in 40,198 homes, a labor force of 29,330 with an average household income of \$91,422. The area's growth over the last 10 years has increased over 9.2% with 3,819 new homes.

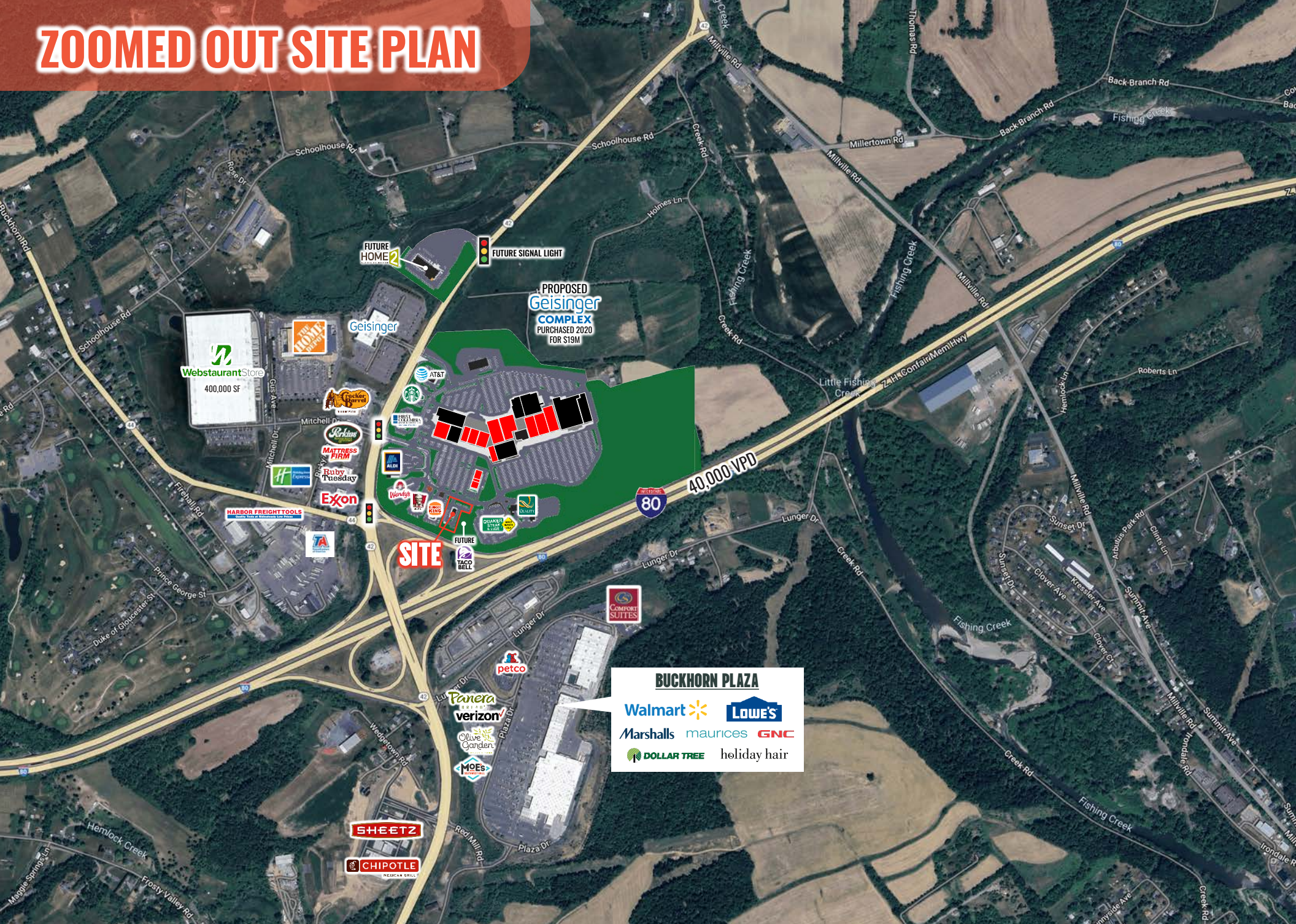


DEMOS	3 MILE	5 MILE	7 MILE
 POPULATION	16,646	27,113	37,878
 EMPLOYEES	7,705	10,189	13,453
 AVERAGE HHI	\$75,149	\$84,597	\$92,413
 HOUSEHOLDS	6,215	10,679	15,027
TRAFFIC COUNTS: MALL BLVD ±13,000 VPD 1-80 ±40,000 VPD			

SITE PLAN



ZOOMED OUT SITE PLAN



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MARKET AERIAL



Bennett Williams

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WEST CHESTER OFFICE:

107 E Chestnut St, Suite 1
West Chester, PA 19380

NEW JERSEY OFFICE:

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