

RETAIL FOR LEASE

MACARTHUR ROAD RETAIL / AUTO COLLISION REPAIR

2510 MacArthur Road, Whitehall, PA 18052



OFFERING SUMMARY

AVAILABLE SF:	
LEASE RATE:	N/A
LOT SIZE:	1.76 Acres
BUILDING SIZE:	26,400 SF
ZONING:	C-2- Regional/Community Commercial

PROPERTY OVERVIEW

Outstanding retail location available for immediate lease. Space is former national Automotive Collision repair franchise.

The +/-6,300 SF facility features 3 drive-in bays, operating paint booth, private office, ADA Restrooms and reception/waiting area.

High visibility corner end cap space along MacArthur Road - a major retail corridor in the Lehigh Valley. Join Safelite AutoGlass and Buckman's Ski and Snowboard Shop along the Lehigh Valley's #1 retail corridor.

This property is in the middle of the action and is surrounded by many national, regional and local retailers and service providers.

Convenient access to Route 22, I-78, Route 309 and many more major Lehigh Valley thoroughfares.

PROPERTY HIGHLIGHTS

ALLENTOWN, PA



JAMES BALLIET

Keller Williams-Allentown-The James Balliet Property Group

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james@jbpropertygroup.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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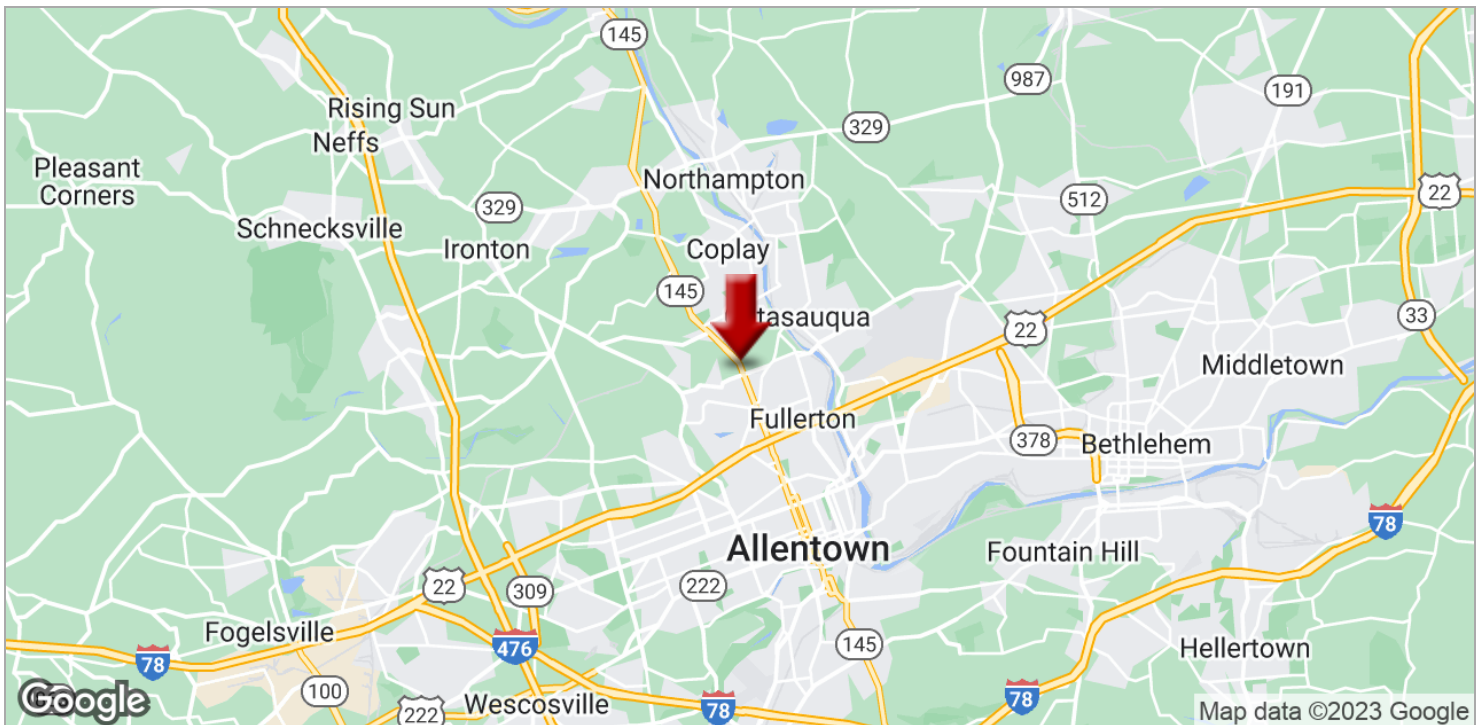
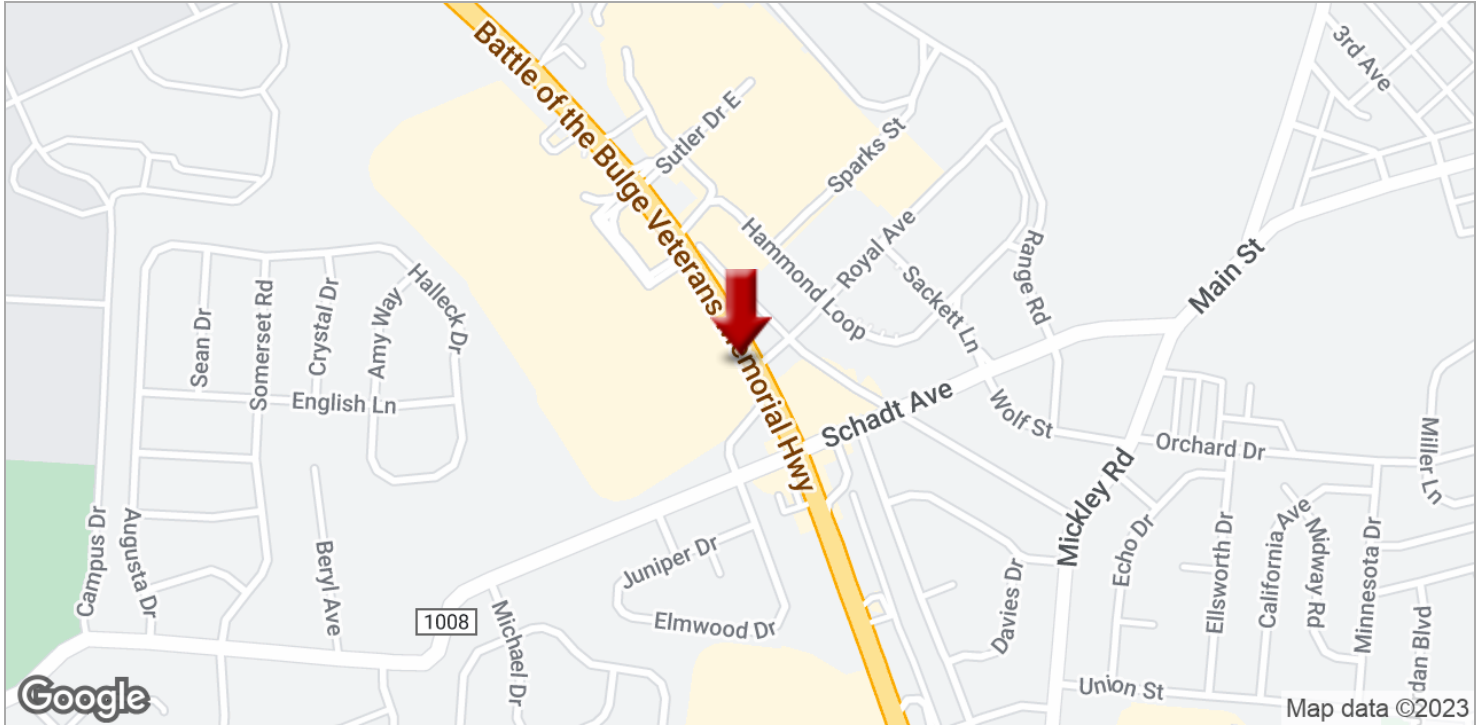
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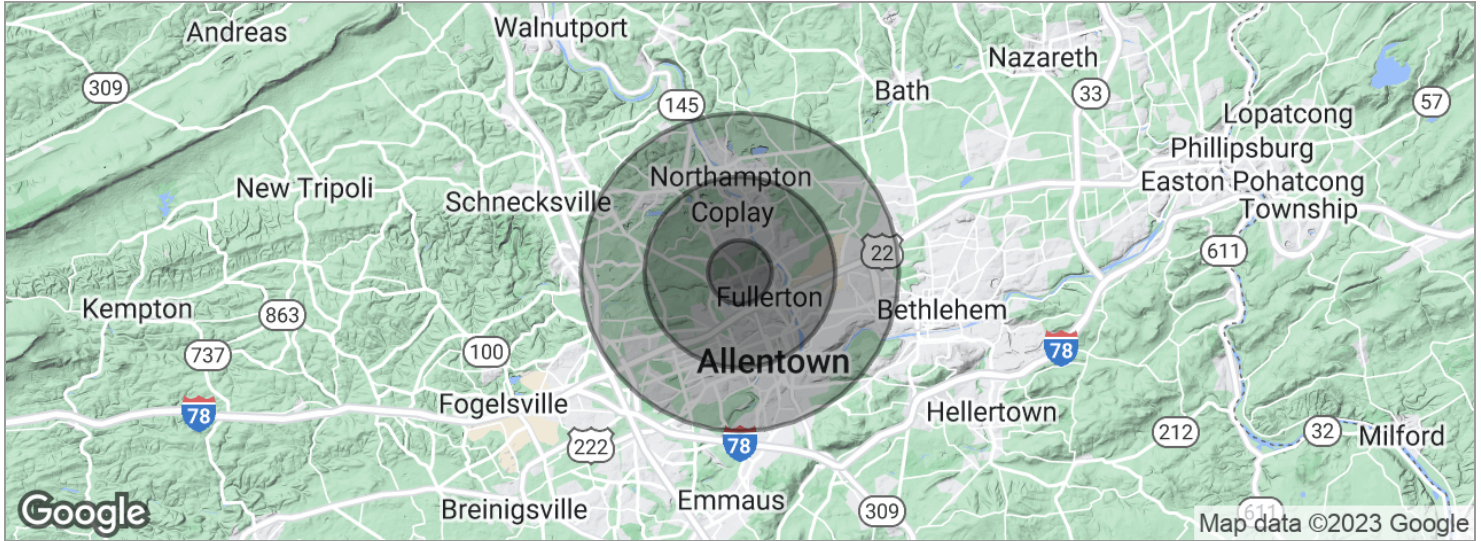
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	7,915	113,600	224,453
Median age	42.4	35.0	36.2
Median age (male)	40.8	33.3	34.9
Median age (Female)	44.2	37.1	37.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,223	43,728	86,510
# of persons per HH	2.5	2.6	2.6
Average HH income	\$66,228	\$52,022	\$54,624
Average house value	\$177,103	\$174,710	\$198,162

* Demographic data derived from 2020 ACS - US Census

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