

1,500 SF - AVAILABLE FOR LEASE

PARK PLAZA RETAIL CENTER

WYOMISSING, PA



LOCATION: 840 North Park Road, Borough of Wyomissing, Wyomissing, PA 19610

Distances to: **Route 422:** ± 0.4 miles **Interstate I-78:** ± 18.7 miles
Route 222: ± 1.0 miles **PA Turnpike:** ± 16.8 miles

SPACE

AVAILABLE: ± 1,500 SF

CURRENT TENANTS:

- Weight Watchers
- Kumon Math & Reading Center
- Brumbaugh Personnel, LLC
- Mikura Dinner Inc.
- Busy Bee Pottery
- Mariner Finance
- Congressman Ryan Costello
- Nino's Restaurant
- Green Bean Cafe
- Vanity Hair

DEMOGRAPHICS:	<u>2017</u>	<u>1 Miles</u>	<u>3 Miles</u>	<u>5 Miles</u>	<u>10 Miles</u>
Population:		10,969	129,582	199,679	296,563
Average Household Income:		\$57,212	\$58,045	\$66,364	\$74,965

LEASE RATES: \$12.00 PSF NNN * 2018 estimated CAM, taxes and insurance: \$7.20 PSF

AERIAL

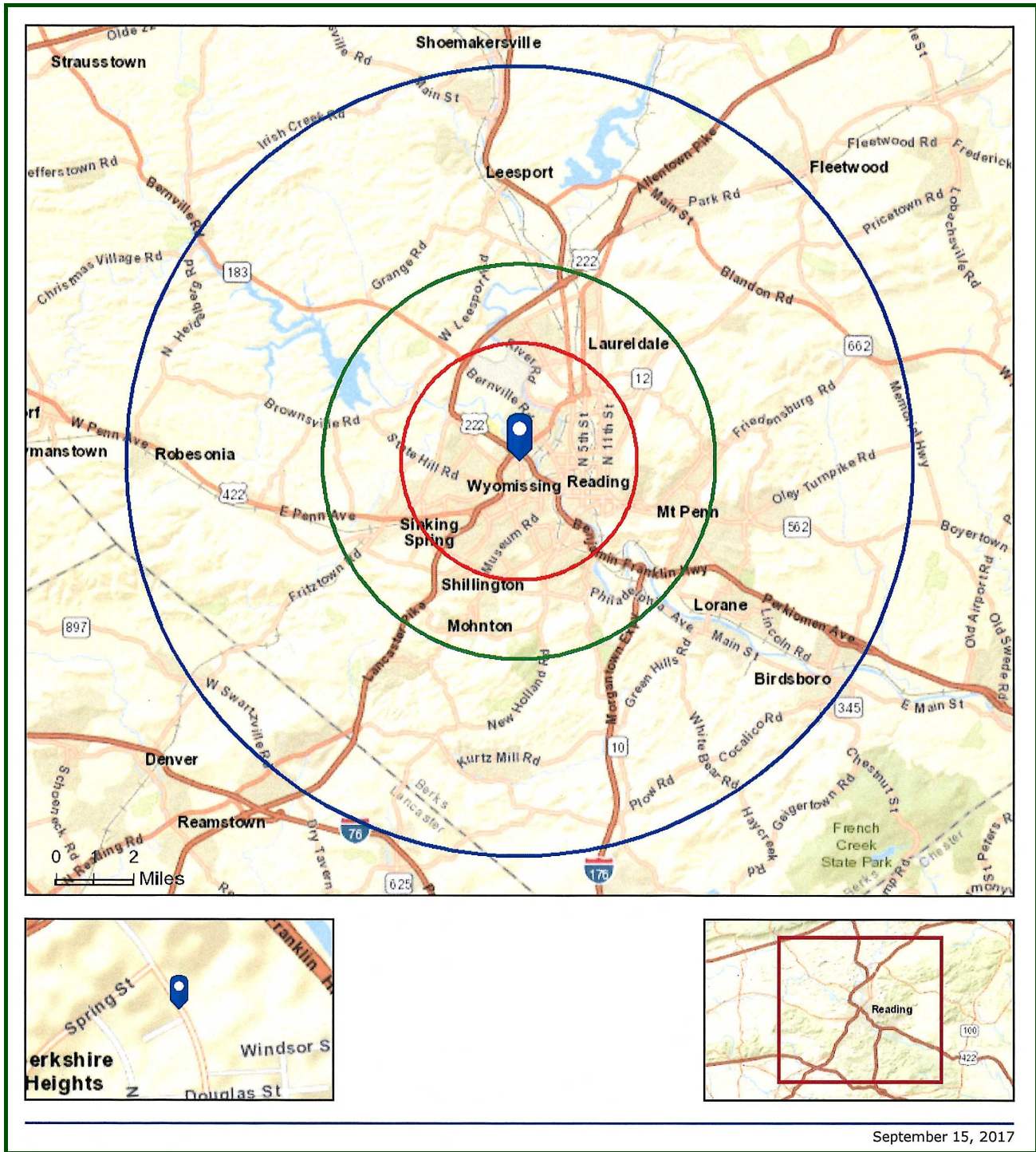


TRAFFIC COUNTS:

North Park Road:
Route 422 (± 0.4 miles)
Route 222 (± 1.0 miles)

9,154 vehicles per day (both directions)
78,587 vehicles per day (both directions)
85,838 vehicles per day (both directions)

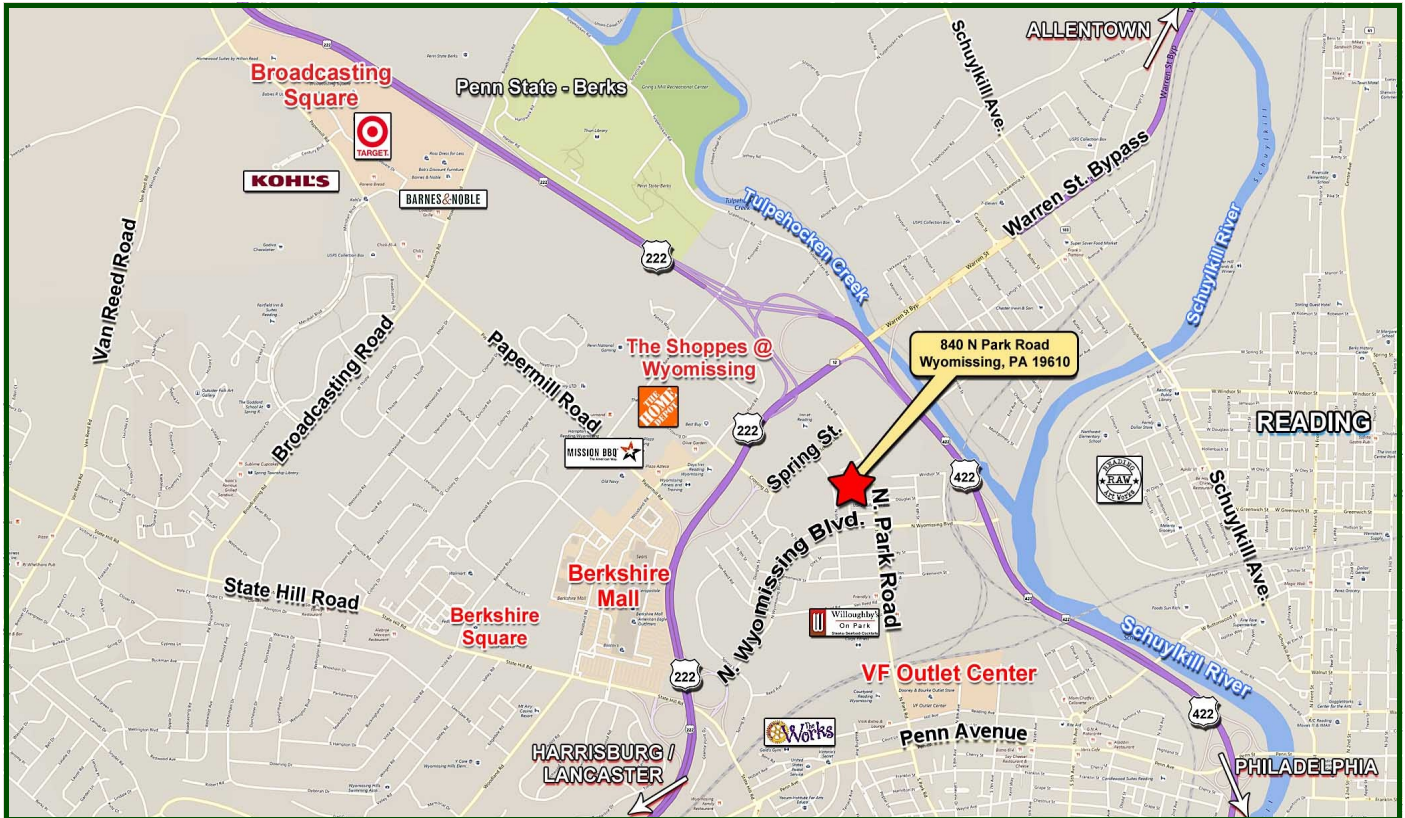
SITE MAP (3, 5, 10 Mile Radii)



PYLON SIGNAGE



Local Map



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