

RETAIL PROPERTY

PINE VALLEY PLAZA

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2035-2075 GOLDEN MILE HWY, PITTSBURGH, PA 15239

RETAIL PROPERTY



LOCATION DESCRIPTION

Located along Route 286, Minutes from PA Turnpike and 376 Parkway East

PROPERTY HIGHLIGHTS

- Zoned HC (Highway Commercial) Retail Plaza
- Drive-Ins Possible
- Located along Route 286
- Minutes from PA Turnpike and 376 Parkway East
- Healthy tenant mix

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
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Total Households	2,896	12,848	29,268
Total Population	7,404	32,386	73,238
Average HH Income	\$74,686	\$81,334	\$82,710

CLAYTON MORRIS
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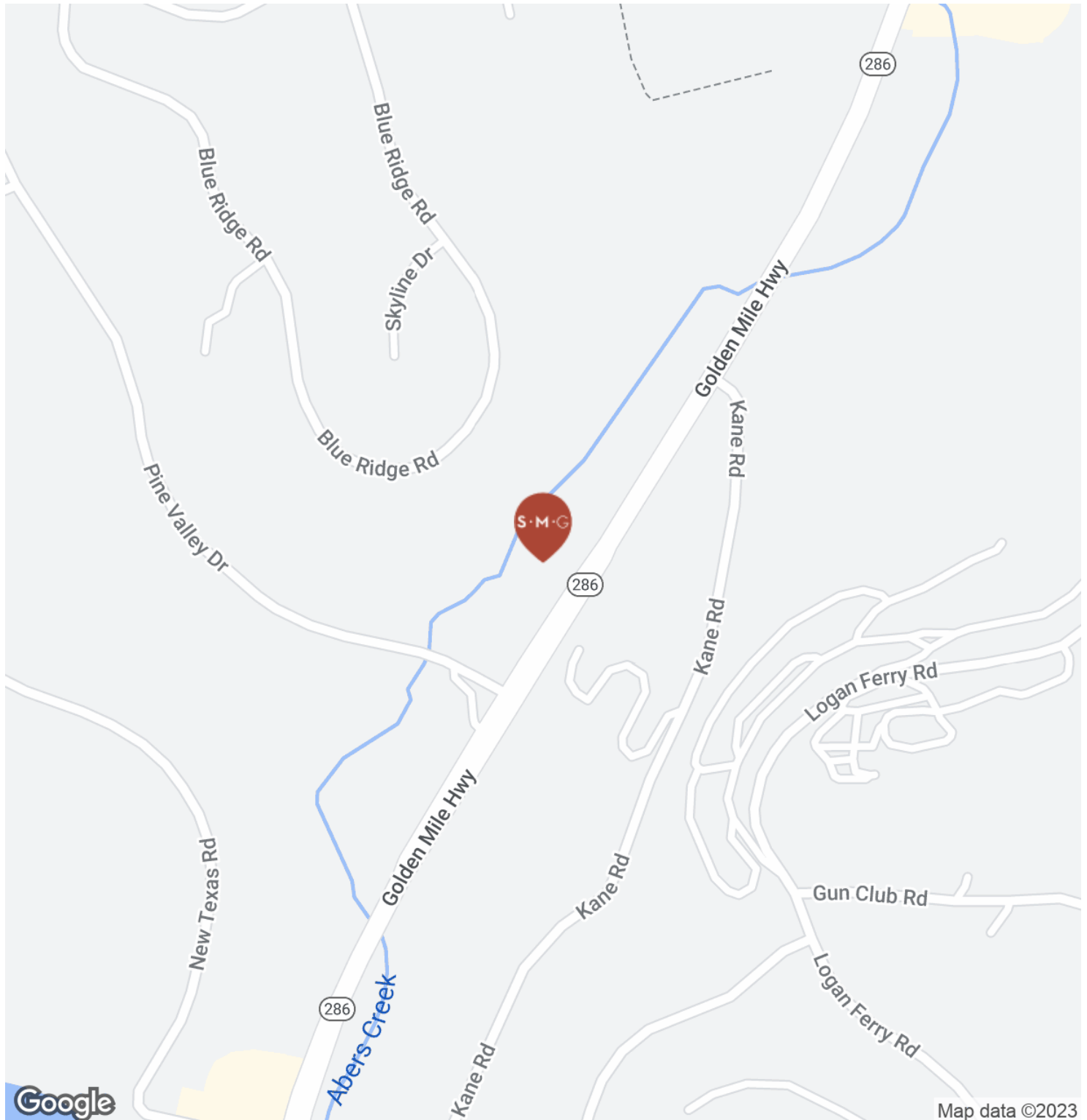
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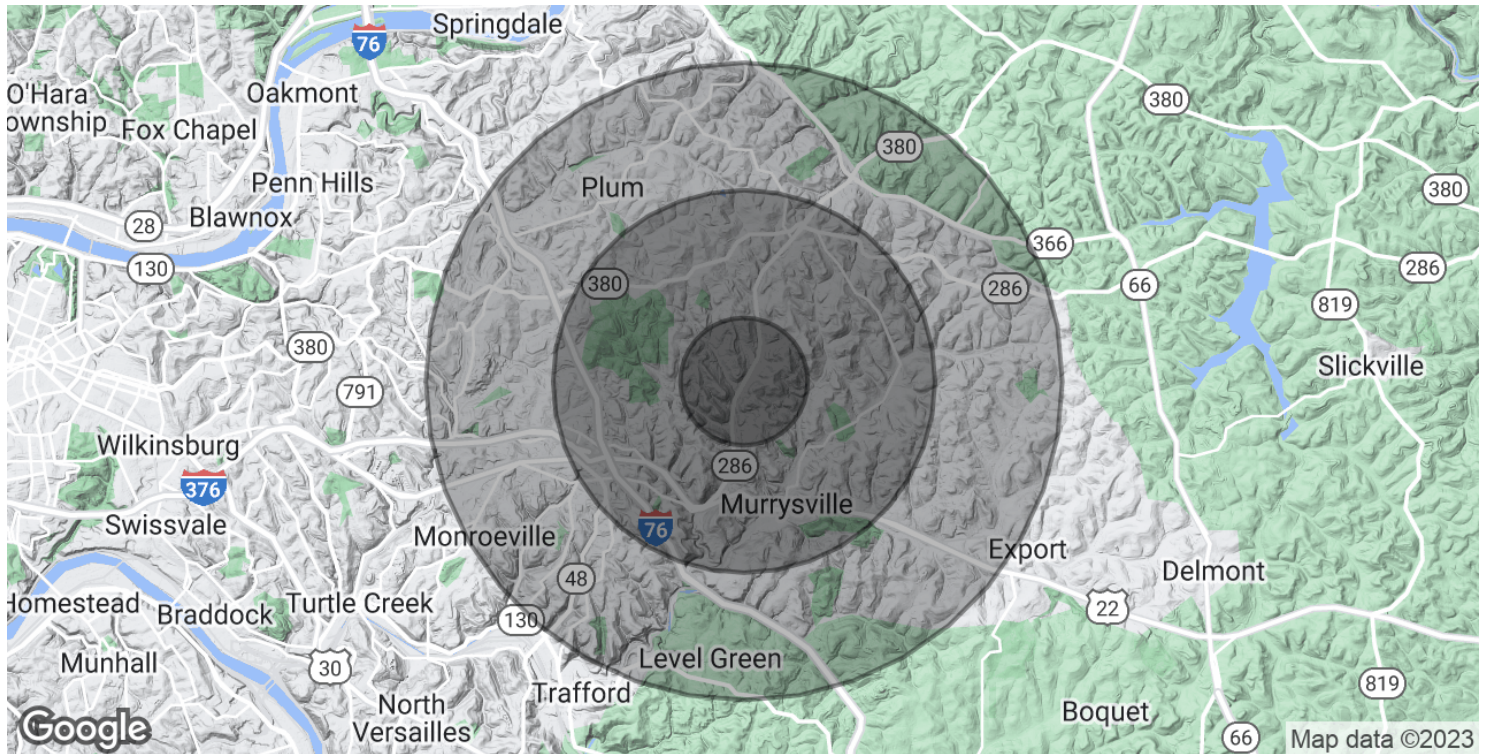
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RETAIL PROPERTY



POPULATION

1 MILE

3 MILES

5 MILES

Total Population	7,404	32,386	73,238
Average Age	38.3	43.6	44.4
Average Age (Male)	36.8	41.8	42.5
Average Age (Female)	38.8	44.8	46.0

HOUSEHOLDS & INCOME

1 MILE

3 MILES

5 MILES

Total Households	2,896	12,848	29,268
# of Persons per HH	2.6	2.5	2.5
Average HH Income	\$74,686	\$81,334	\$82,710
Average House Value	\$133,099	\$167,372	\$181,447

* Demographic data derived from 2020 ACS - US Census

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