

**FOR
LEASE**

\$10.00/SF NNN

58,392 SF NEIGHBORHOOD CENTER

.....

**611 LUZERNE STREET, SCRANTON
LACKAWANNA COUNTY, PA 18504**

**RETAIL/
OFFICE**

**LATITUDE: 41.404910
LONGITUDE: -75.678890**



LUZERNE STREET SHOPPING CENTER



611 Luzerne Street, Scranton, PA 18504

For Information Contact:

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SCRANTON

DEMOGRAPHICS

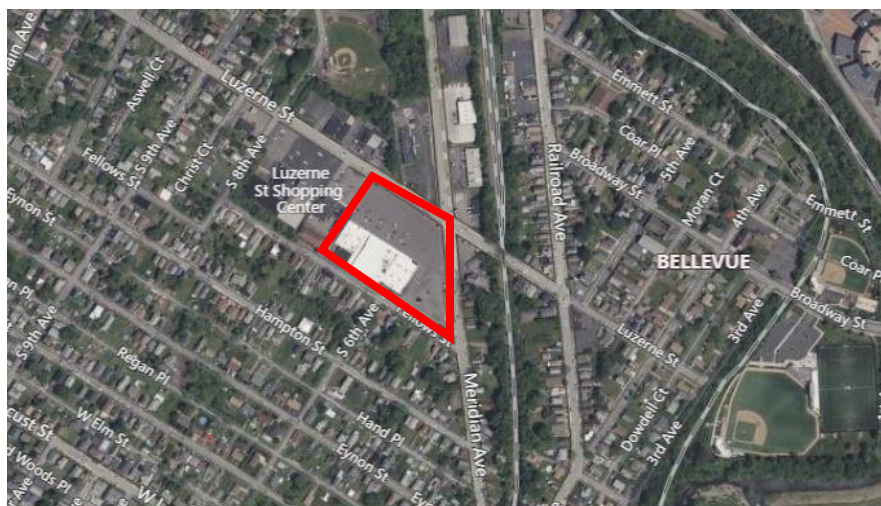
AVAILABILITY DETAILS:

- 7,000 SF+/-
- PIN: 15610020024
- 1 Loading Dock
- 14 ft. Ceiling Heights
- 200-600 amps Electrical
- Fluorescent Lighting
- Wet Sprinklered
- Vinyl Floors
- 2 Restrooms
- Parking for 309 Vehicles
- Zoned H-C (Highway Commercial)

PROPERTY HIGHLIGHTS:

- Grocery Anchored Center
- Co-Tenants: Price Rite Market, Little Caesar's Pizza, Subway and NAPA Auto Parts (coming soon)
- AADT: 7,091 Vehicles (PennDOT TIRe 2021)
- Densely Populated Neighborhood
- Located at corner of signalized 4-way intersection
- Existing Pylon Sign

	1 MILE	3 MILES	5 MILES
Population	19,397	88,870	120,147
Households	8,212	36,016	49,714
Median Age	40.5	40.8	42.3
Median Household Income	\$43,903	\$52,226	\$55,575
Average Household Income	\$62,158	\$72,926	\$79,195
Per Capita Income	\$26,168	\$29,743	\$32,903



7,000 SF+/- space available immediately for lease in this well-known 58,000 SF neighborhood center located at one of the busiest intersections in a large densely populated area. Tenants include nationals of Price Rite Marketplace as the anchor, NAPA Auto Parts (coming soon) with both Little Caesars & Subway. The center has a pylon sign with a large parking field for up to 309 vehicles. Endcap space is currently being subdivided. New tenant requirement for availability will stipulate a new upcoming storefront. There is ideal opportunity for businesses such as clothing, furniture, mattress, hardware, pet supplies, restaurants of Mexican or Japanese, medical type clinics, chiropractic, physical therapy, dental, smaller private school, full-service spa, exercise and professional offices. Call Agent for showing and detail information.

Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, prior sale/lease, withdrawal notice, or other conditions.

570.823.1100
mericle.com



East Mountain Corporate Center
100 Baltimore Drive
Wilkes-Barre, PA 18702

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