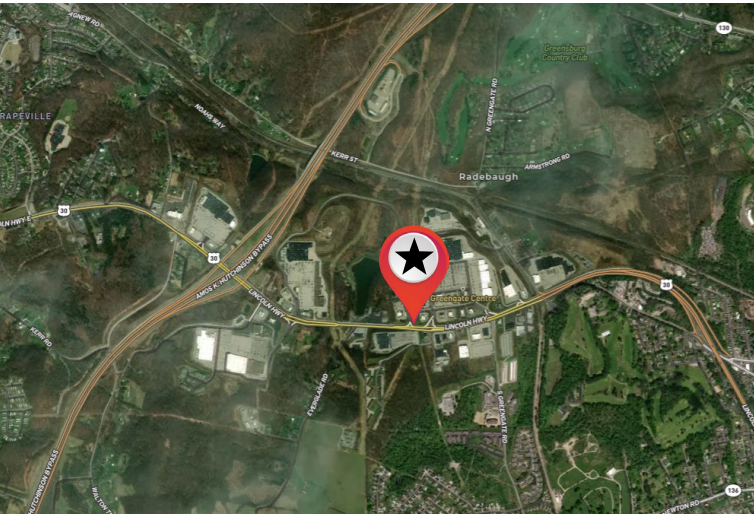


RETAIL AVAILABLE

GREENGATE CENTER

Greensburg, PA - Westmoreland County

Regional Shopping Center Anchored



PROPERTY GLA	346,442 SF +/-
AVAILABILITY	<ul style="list-style-type: none"> • Developable pad site • Suite 23: 1,234 SF (end-cap) • Suite 26: 2,400 SF (inline)
BASE RENT / NNN	Available upon request
POSSESSION	Immediate
PARKING	5: 1,000 SF
TRAFFIC COUNTS	34,950 on Route 30
ANCHORS	Walmart, Petco, JoAnn Fabrics, Ross, Chick Fil A, Starbucks, Panera Bread, Five Below

FOR MORE INFORMATION, CONTACT:

KEVIN D. LANGHOLZ
klangholz@hannacre.com
412 261 2200

ADAM JOYCE
ajoyce@hannacre.com
412-515-2444

HANNA COMMERCIAL REAL ESTATE
11 STANWIX ST., SUITE 1024
PITTSBURGH, PA 15222
HANNACRE.COM

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Commercial will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.

GREENGATE CENTRE

Greensburg, PA - Westmoreland County



1	WALMART	203,091 SF	11	JOANN FABRIC	32,250 SF	21	KEYSTONE REHAB	1,800 SF
2	VISIONWORKS	2,500 SF	12	EUROPEAN WAX	1,500 SF	22	PANERA	5,000 SF
3	GNC	1,500 SF	13	PHILLIP PELUSI	2,500 SF	23	AVAILABLE	1,234 SF
4	GAMESTOP	1,500 SF	14	MASSAGE ENVY	3,000 SF	24	ULTRA NAILS	1,424 SF
5	CARTERS/OSHKOSH	8,000 SF	15	T-MOBILE	2,500 SF	25	AW COMMUNICATIONS	1,500 SF
6	SALLY BEAUTY	1,500 SF	16	FANTASTIC SAM'S	2,000 SF	26	AVAILABLE	2,400 SF
7	LANE BRYANT	5,000 SF	17	ROSS DRESS FOR LESS	26,016 SF	27	COLDSTONE	1,600 SF
8	FIVE BELOW	7,500 SF	18	AFFORDABLE CARE	3,600 SF	28	STARBUCKS	1,600 SF
9	PETCO	15,307 SF	19	MOLYNEAUX FLOORING	1,400 SF			
10	PLATO'S CLOSET	2,900 SF	20	WIRELESS ZONE	1,800 SF			

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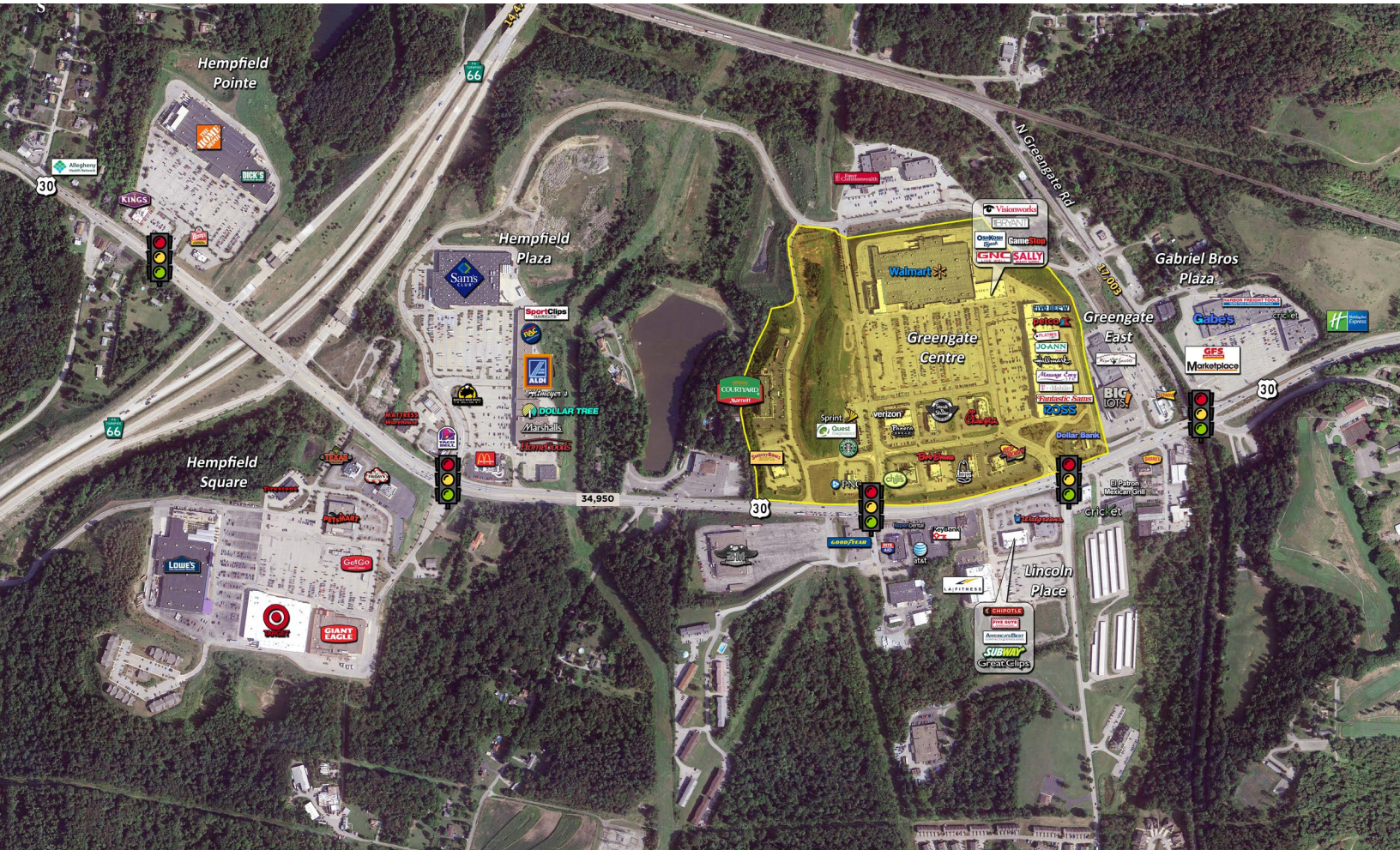
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GREENGATE CENTRE

Greensburg, PA - Westmoreland County



DEMO SNAPSHOT	3 MILE	5 MILE	7 MILE
EST POPULATION	38,760	77,181	120,511
EST HOUSEHOLDS	17,018	33,456	51,823
EST AVG HH INCOME	\$73,145	\$82,546	\$91,183

AREA DRIVERS



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