

BEL AIR PLAZA

RETAIL AVAILABLE

850 SCALP AVENUE, JOHNSTOWN, PA 15904 | CAMBRIA COUNTY



END CAP, IN-LINE, ANCHOR BOX, OUTPARCELS



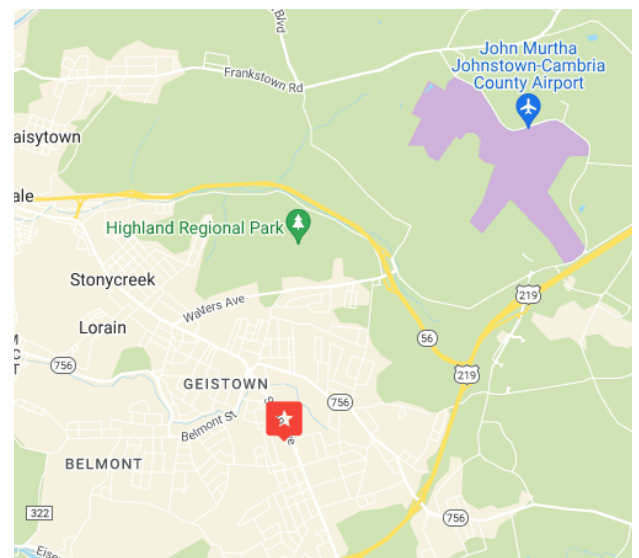
JOIN NEIGHBORS...



DOLLAR GENERAL

PROPERTY HIGHLIGHTS

- 60,000 SF anchor box for lease
- 16,940 SF end cap for lease
- 10,830 SF in-line space for lease
- Up to 2 acre outparcel ground lease
- Over 400k visitors per year (placer.ai)
- New Façade + Parking Lot
- Public transportation runs through the center



FOR MORE INFORMATION, CONTACT:

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 Real Estate 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.

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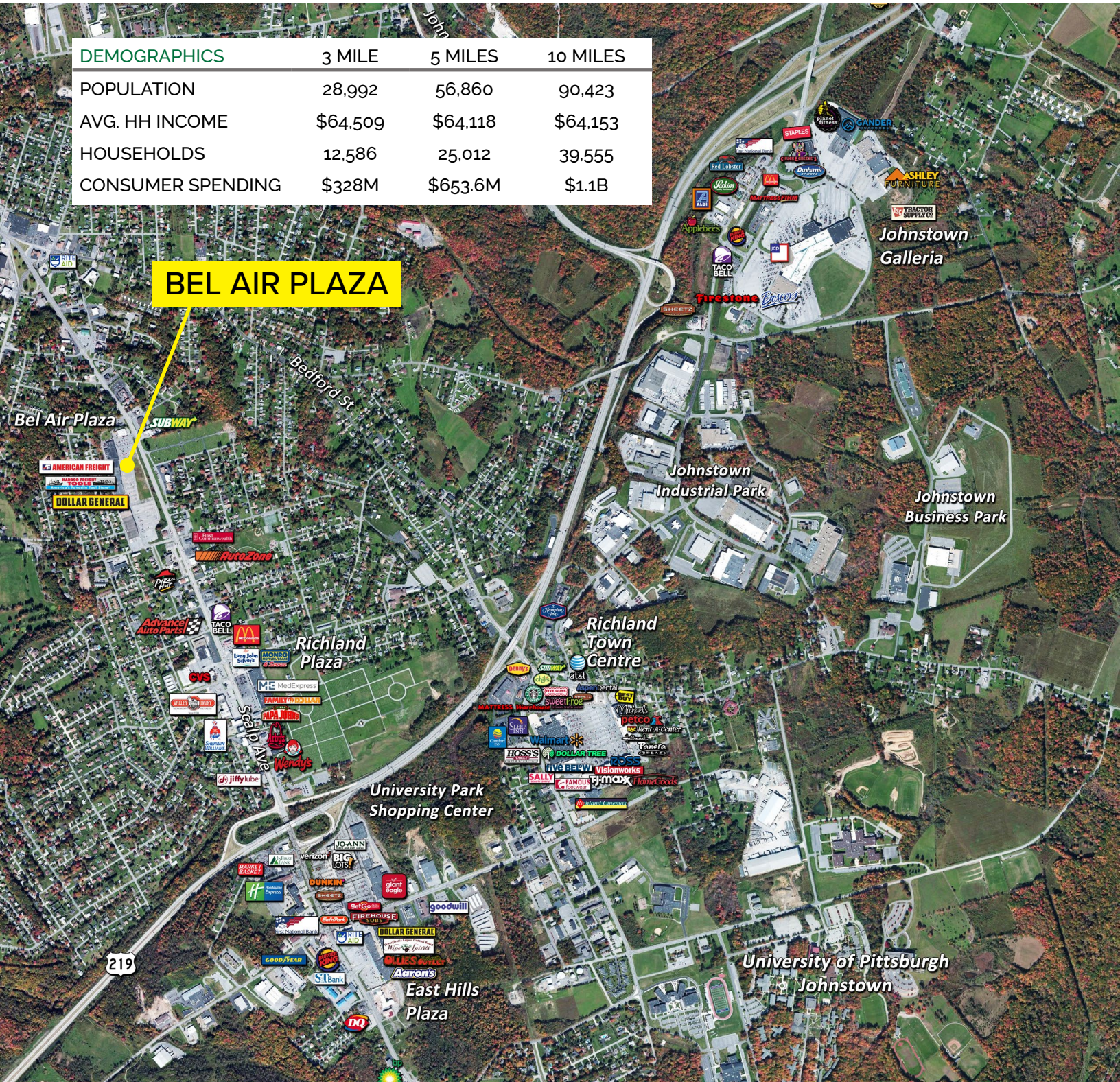
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DEMOGRAPHICS	3 MILE	5 MILES	10 MILES
POPULATION	28,992	56,860	90,423
AVG. HH INCOME	\$64,509	\$64,118	\$64,153
HOUSEHOLDS	12,586	25,012	39,555
CONSUMER SPENDING	\$328M	\$653.6M	\$1.1B

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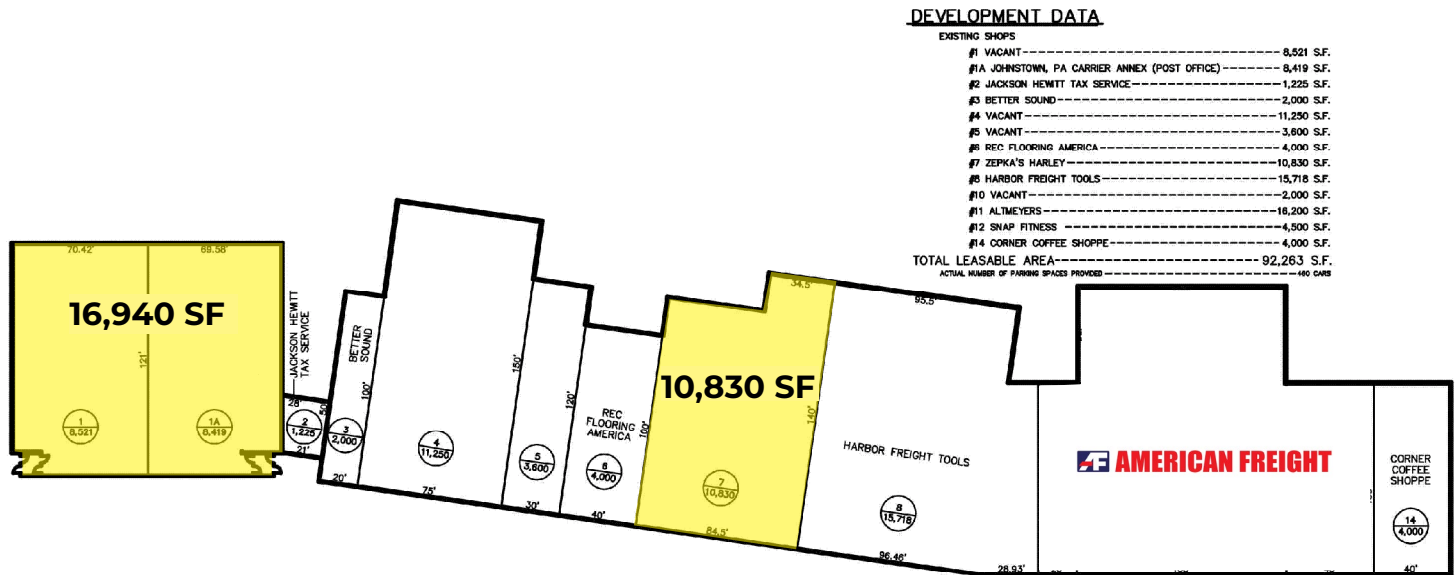
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NOTE: ALL OF THE TENANT NAMES WHICH ARE INDICATED ON THIS PLAN REPRESENT THOSE LEASES WHICH ARE EXECUTED, OUT FOR SIGNATURE, IN NEGOTIATION, OR PROPOSED. ALL TENANTS SPECIFIED MAY NOT ACTUALLY COME INTO EXISTENCE. ALL SQUARE FOOTAGES AND DIMENSIONS ARE APPROXIMATE AND SUBJECT TO FIELD VERIFICATION.

ALL FINISH FLOOR ELEVATIONS (FFE) ARE APPROXIMATE.

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