



# RITE AID FOR LEASE

100 S THIRD STREET | CONNEAUT LAKE, PA 16316

10,908 SF | +/- 1 ACRE | 47 PARKING SPACES  
AVAILABLE FOR LEASE

SAMUEL LAND COMPANY  
**SLC REALTY, INC.**

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Perry Russ | *President*  
814.532.6186  
pruss@zamas.net

Ian Russ | *Director of Real Estate*  
814.532.6173  
iruss@zamas.net

Zamas Services Inc.  
P.O. Box 5540 Johnstown, PA 15904  
814.535.3563 | Zamas.com

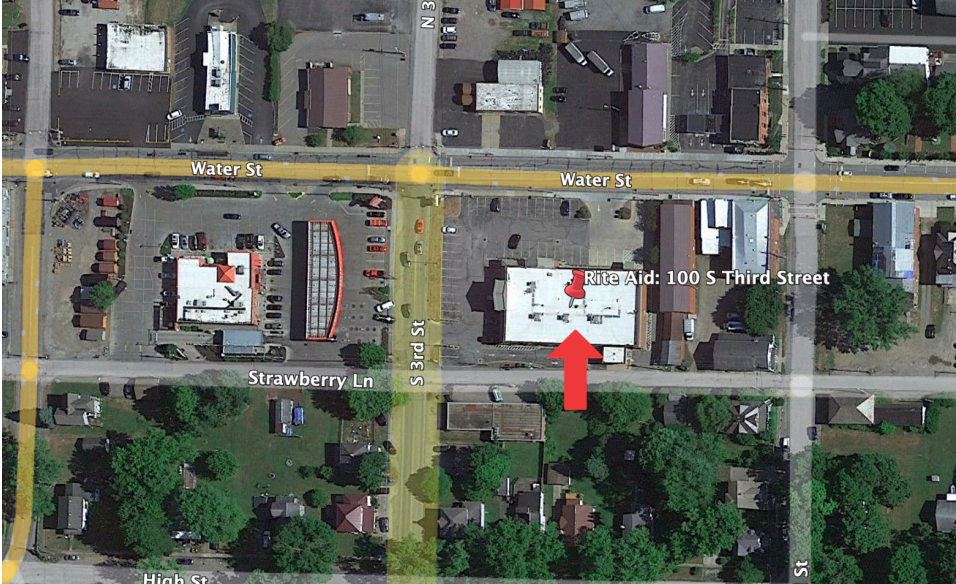
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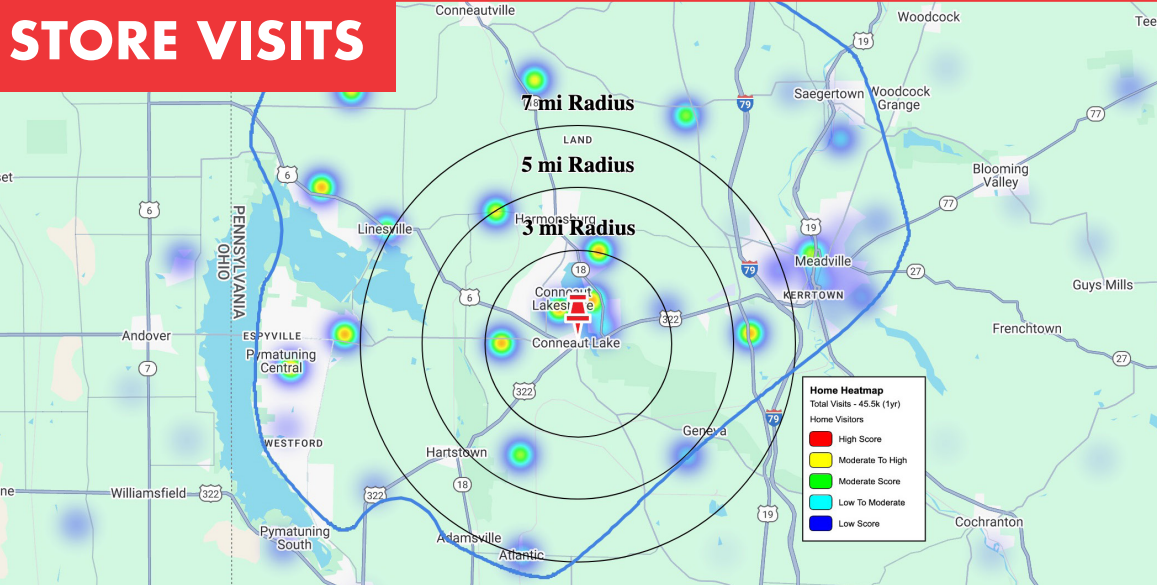
# PROPERTY OVERVIEW

Available for immediate lease is a spacious 10,908 square foot Rite Aid retail building, prominently situated on a ±1-acre lot in the heart of Conneaut Lake, Pennsylvania. This well-maintained property offers 47 dedicated parking spaces, providing convenient access for customers and employees alike. Positioned along a bustling commercial corridor, the building enjoys excellent visibility and signage opportunities, making it an ideal location for retail, medical, or service-oriented businesses.

This versatile space is surrounded by a vibrant mix of retailers, restaurants, and residential neighborhoods, ensuring a steady flow of foot traffic and potential customers. With easy access to major roadways and the charming Conneaut Lake community, this property presents a prime opportunity for businesses looking to establish a strong presence in a growing market. Don't miss the chance to join this thriving commercial hub—contact us today to schedule a private tour and learn more about leasing terms.



## STORE VISITS



## LOCATION

Conneaut Lake, Pennsylvania, is a picturesque community nestled in Crawford County, renowned for its scenic beauty and year-round recreational offerings. At the heart of the town is Conneaut Lake itself, the largest natural lake in the state, attracting visitors and residents with its boating, fishing, and lakeside leisure activities. The area exudes a small-town charm, with friendly neighborhoods and a welcoming atmosphere that appeals to both locals and tourists alike.

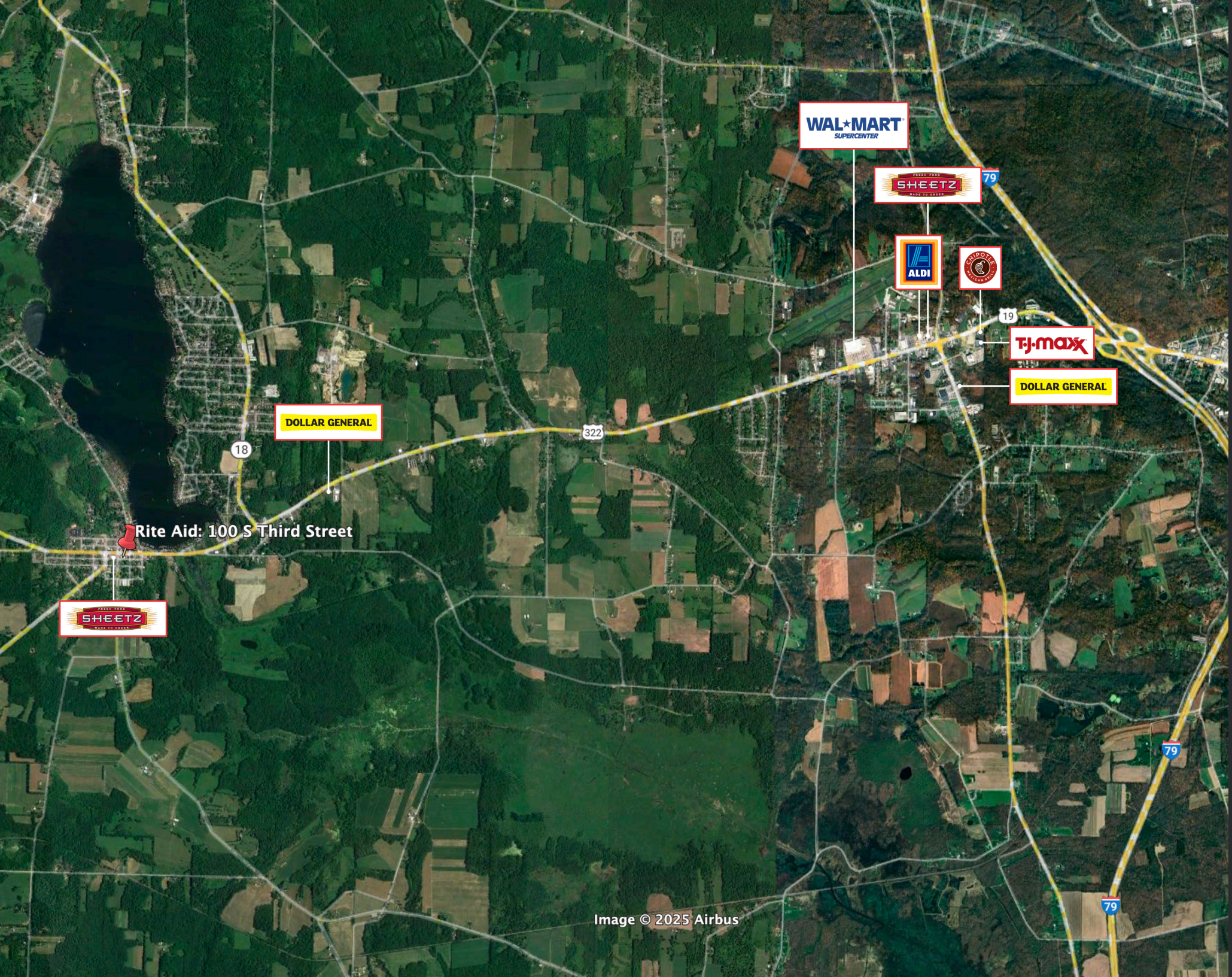
In addition to its natural splendor, Conneaut Lake features a bustling commercial scene that caters to both residents and the steady flow of seasonal visitors. Local businesses, dining establishments, and family-friendly attractions create a vibrant hub for shopping and entertainment. Its convenient location, just minutes from major highways and larger regional centers, ensures easy access for those commuting or traveling from surrounding areas. With its blend of natural beauty and commercial vitality, Conneaut Lake is an ideal destination for both business and pleasure.

Demographics	3 Miles	5 Miles	7 Miles
Total Population	4,918	8,287	13,273
Employees	1,385	2,702	4,614
Average Household Income	\$90,091	\$93,372	\$90,504
Households	2,423	3,901	6,097

 **WATER STREET: 10,429 VPD**

Source: SitesUSA





**SHEETZ**  
FRESH FOOD  
MADE TO ORDER

Rite Aid: 100 S Third Street

**DOLLAR GENERAL**

**WAL★MART**  
SUPERCENTER

**SHEETZ**  
FRESH FOOD  
MADE TO ORDER

**ALDI**

**CRISP POTATO**  
CUT & COOKED

**TJ-maxx**

**DOLLAR GENERAL**





285

SHEETZ

285

10.4K VPD

Ford Lake View Ford

18

322

Rite Aid: 100 S Third Street

Water St

W Vernon

Conneau

Mohawk Rd

Iroquois Rd

Korney

Korney

High St

S 1st St

S 3rd St

S 7th St

Water St

Church Aly

Line St

N 2nd St

Aldina Dr









For More Information  
Contact Us

Perry Russ | *President*  
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