

East End Retail

- 1 Giant Eagle Market District
- 2 Aldi - 2 Locations
- 3 Whole Foods
- 4 Fresh Market
- 5 Walgreens
- 6 Trader Joe's
- 7 Target
- 8 CVS
- 9 The Home Depot
- 10 Palm Palm
- 11 PetSmart
- 12 Panera Bread
- 13 The Village at Eastside
- 14 Bakery Square
- 15 Walnut Street Retail
- 16 The Junction of Bloomfield

East End Residential

- 1 Baumhaus Apartments
132 Residential Units
- 2 Industry Pittsburgh
161 Residential Units
- 3 Eastside III
364 Residential Units
- 4 Albion at Morrow Park
213 Residential Units
- 5 CODA on Centre
175 Residential Units
- 6 Walnut on Highland
194 Residential Units

East End Hospitality

- 1 Hotel Indigo Pittsburgh - 136 Rooms
- 2 The Maverick by Kasa - 63 Rooms

East End Health Care

- 1 UPMC Shadyside Hospital
- 2 Hillman Cancer Center
- 3 West Penn Hospital
- 4 UPMC Children's Hospital

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**URBAN RETAIL SPACE
FOR LEASE
WITH PARKING**

Hyatt House, 1st Floor Corner Retail Space

5335 Baum Boulevard, Pittsburgh, PA 15224



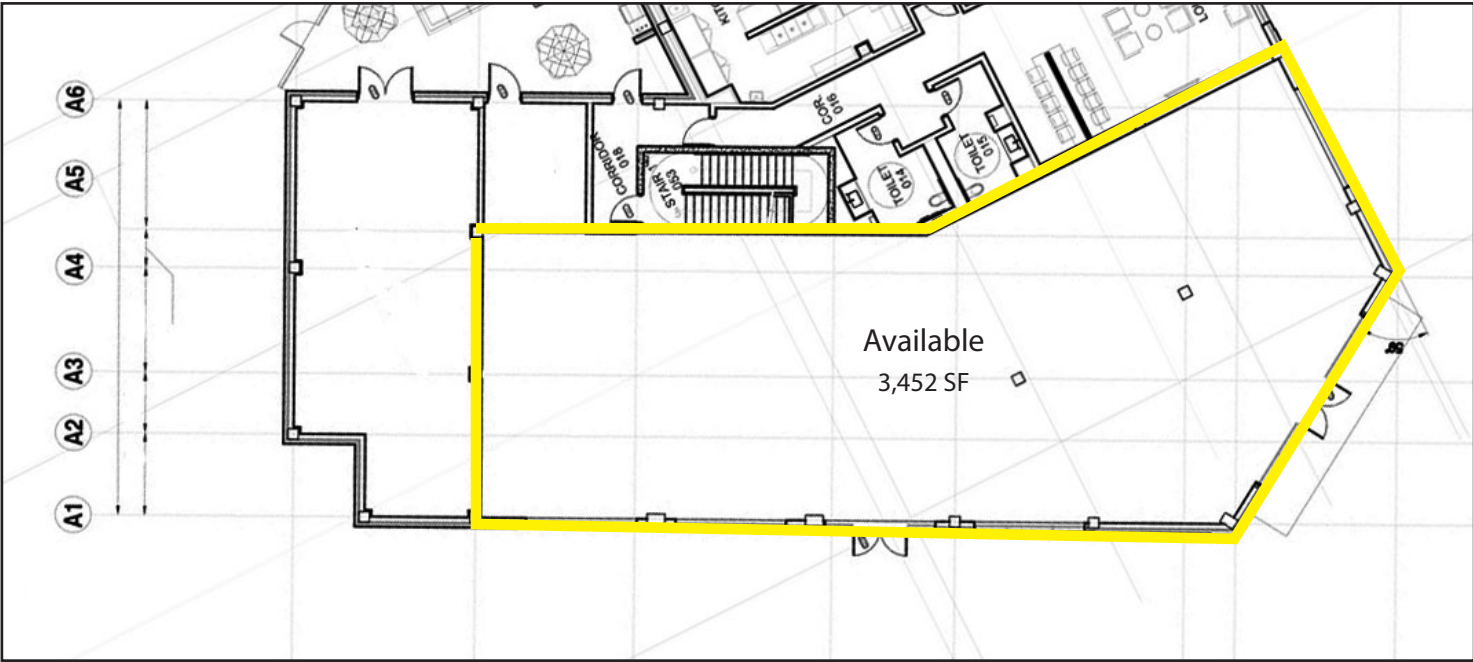
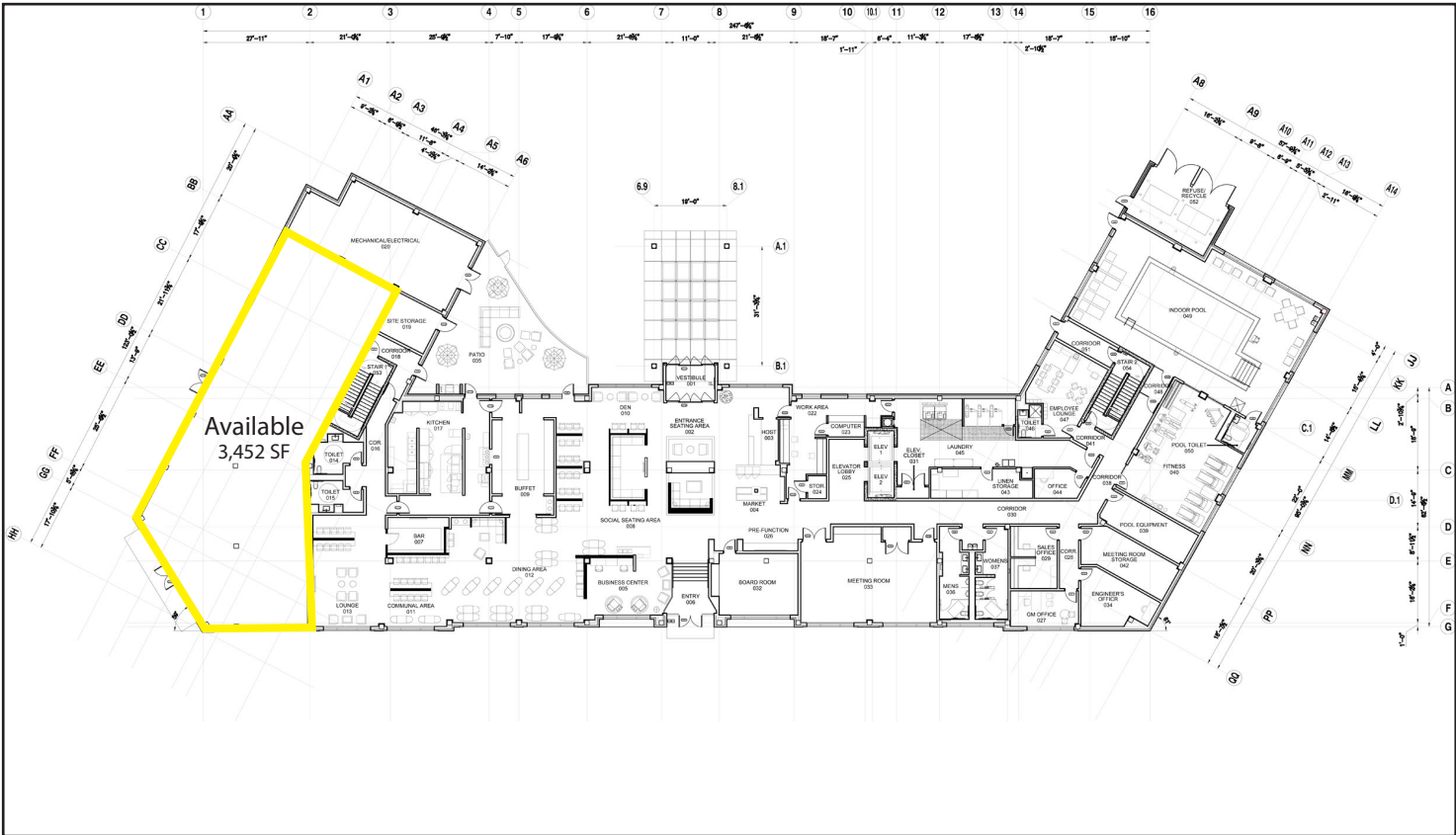
Available Space

3,452 SF

- Prime retail corner space with excellent exposure
- Dedicated parking spaces available for service users

Property Highlights

- Hyatt House Hotel features 128 rooms, 5 stories high and totaling 101,544 SF in size
- Located at the primary crossroads of Baum Boulevard, Atlantic Avenue and Liberty Avenue, in an area that has experienced monumental economic growth over the past decade including the new Junction of Bloomfield retail complex.
- UPMC Shadyside Hospital is located just across from the site along with The Hillman Cancer Center and minutes from the Children's Hospital and West Penn Hospital. Also in close proximity to the hotel is the University of Pittsburgh and Carnegie Mellon University.
- Space has existing build-out with full men's and women's restroom, reception/lobby area and open conference space plan.



DEMOGRAPHICS

	3-MILE	5-MILE
Population	175,847	338,410
Avg. HH Income	\$76,865	\$80,069

Existing Space Buildout

