

Franklin Village

Only 2,000 square feet remaining

[Click for Interactive Aerial](#)

2650 Brandt School Road
Wexford, PA 15090

Join Eat'n Park, Dee Jay's BBQ Ribs & Grille, FedEx Office and more





371k

Residents (Ten-Miles)

\$215k

Average Household Income (Three-Miles)

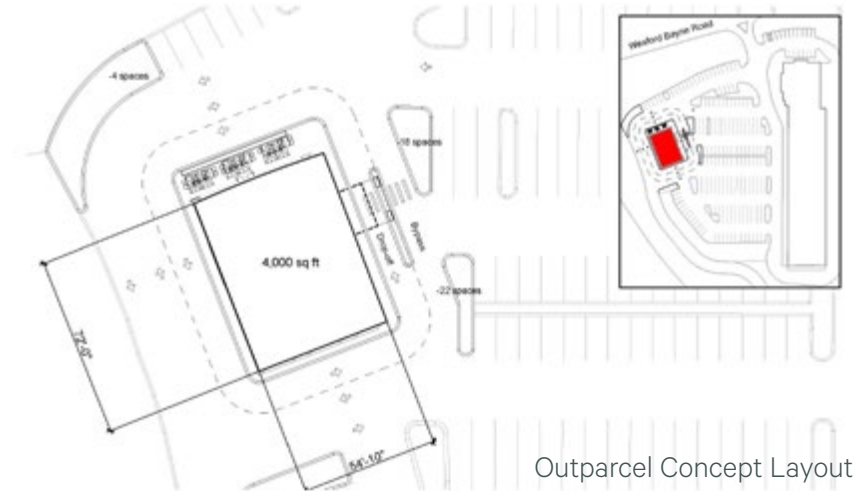
59k

Vehicles Pass Daily on I-79

353

Total Parking Spaces

	One Mile	Three Miles	Five Miles
Population	3,652	28,015	73,317
Daytime Population	3,835	33,553	103,015
Households	1,380	10,424	27,811
Average Household Income	\$212,028	\$215,121	\$193,194



Outparcel Concept Layout



Wexford

Outparcel & 2,000 square foot inline space available

- + Available space at Franklin Village
 - Existing | 2,000 square foot inline space available for lease
 - Proposed | Outparcel building | Up to 4,000 square feet; can include drive-thru
- + Easy access to Interstate 79 (58,709 ADT) and State Route 910/Wexford Bayne Road
- + Great visibility on heavily traveled Wexford Bayne Road (23,163 ADT) with multiple access points
- + Co-tenants include Eat'n Park, FedEx Office, Dee Jay's BBQ Ribs & Grille, Hili Fitness and more
- + Area retailers include Starbucks, Rite Aid, Hampton Inn, KinderCare Learning Center, Bank of America, Thorn Hill Tap House, Primrose Schools and more



Franklin Village

2650 Brandt School Road | Wexford, PA 15090

For Lease



Contact Us

Jason Cannon

Senior Vice President
+1 412 394 9805
jason.cannon@cbre.com

Hollis Hames

Vice President
+1 412 918 5632
hollis.hames@cbre.com

Sarah Craig

Associate
+1 412 394 9820
sarah.craig@cbre.com

Amy Litzinger

Client Services Team Lead
+1 412 394 9846
amy.litzinger@cbre.com

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.