

FOUNTAIN TERRACE

803-835 MAIN ST E, OAK HILL, WV 25901



860-8,100 SF AVAILABLE

FOR LEASE

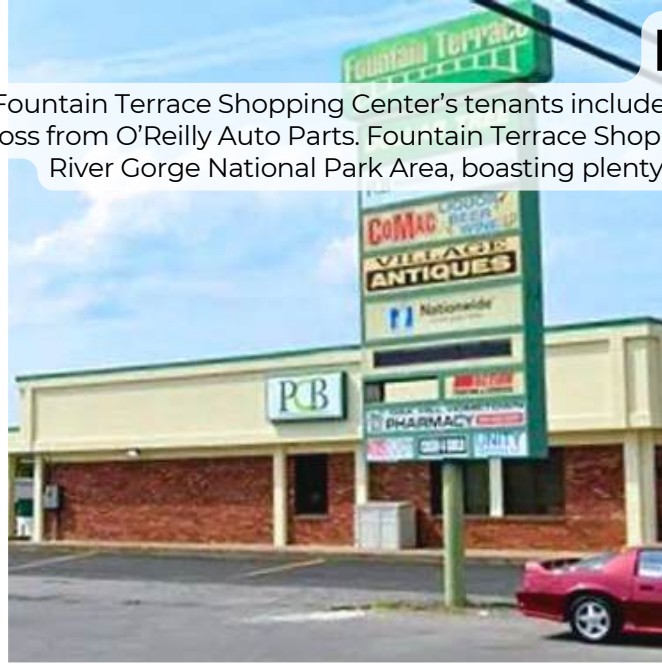
JABE
COMPANIES

James Wilding Jr.
(412) 606-9795
jw@jabecompanies.com

(412) 212-1270
www.jabecompanies.com

PROPERTY OVERVIEW

Fountain Terrace Shopping Center's tenants include Dollar Tree and Family Dollar. The center is situated across from O'Reilly Auto Parts. Fountain Terrace Shopping Center is near downtown Oak Hill and the New River Gorge National Park Area, boasting plenty of local events and recreational areas and activities.



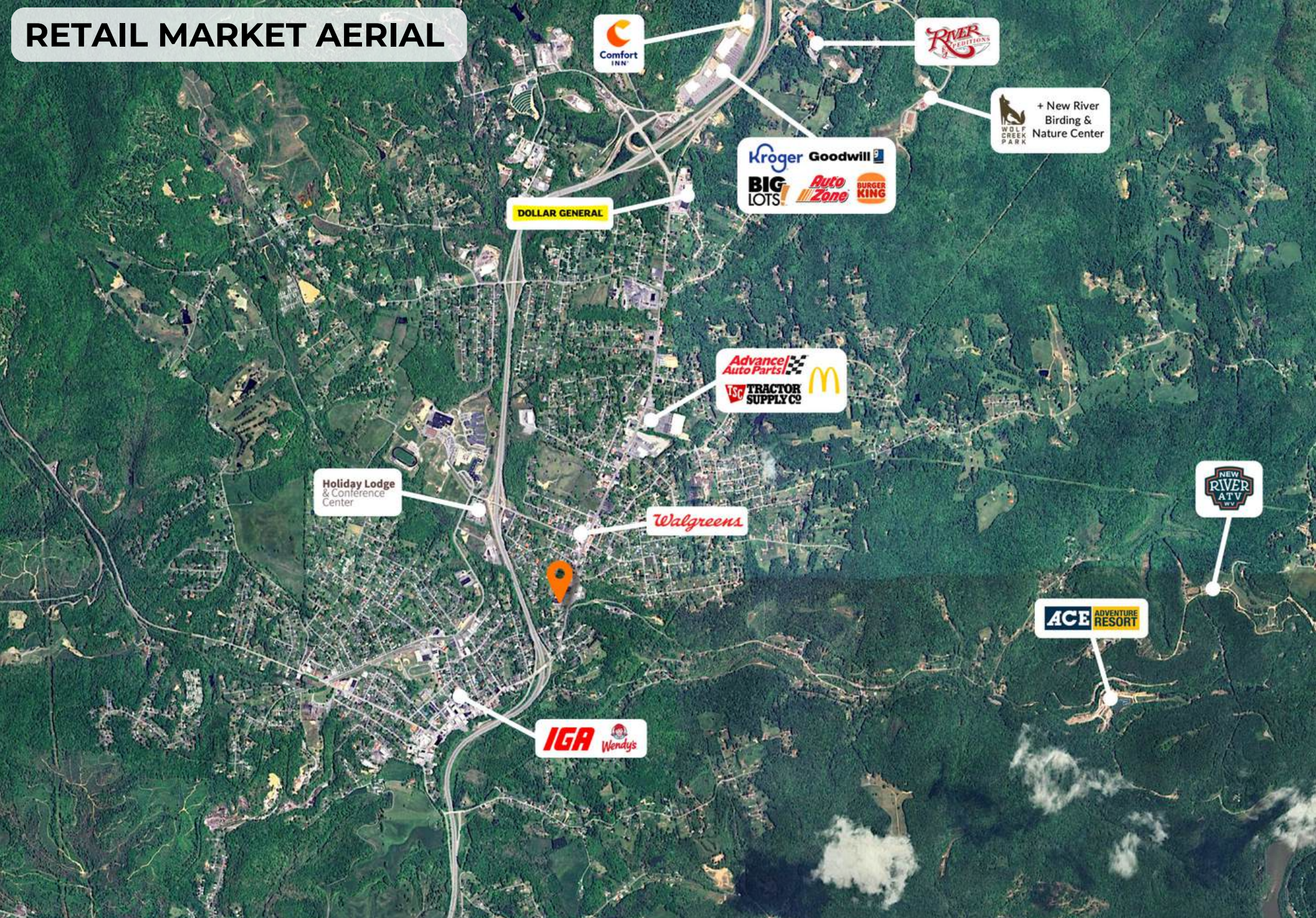
DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	4,940	12,225	15,883
HOUSEHOLDS	2,174	5,192	6,689
AVERAGE HH INCOME	\$55,219	\$60,410	\$62,669

TRADE AREA

Fountain Terrace Shopping Center is located approximately 5 miles SW of Fayetteville and 15 miles N of Beckley. The center is situated slightly N of the intersection of US-19 and WV-16. New River Gorge National Park is approximately 8 miles SE of the center. The area boasts plenty of recreation, parks, and resorts/hotels. Within a 5-mile radius, the median household income is \$48,012.

TRAFFIC COUNTS	VEHICLES PER DAY (VPD)
WV-16	7,500
US-19	24,200

RETAIL MARKET AERIAL



SITE PLAN



SUITE	TENANT	SQ FT
803	DOLLAR TREE	10,300
805	AVAILABLE	8,100
807	AVAILABLE	4,200
809	FAMILY DOLLAR	8,570
811	WESTLAKE INC.	6,600
817A	D'S HAIR HUT	1,250
817B	OAK HILL TOBACCO & VAPE	2,060
821	AVAILABLE	860
823	CO-MAC DISCOUNT LIQUOR	2,780
825A	LUCKY DAY	1,000
825B	VACANT	2,000
827	ABC TUMBLING	3,000
829	VILLAGE ANTIQUES	2,000
831	SALON L	1,000
833	AVAILABLE	1,000
835	PENDLETON COMMUNITY BANK	3,100

JABE COMPANIES

COMMERCIAL REAL ESTATE

LOCATIONS

PITTSBURGH OFFICE

739 Washington Avenue
Carnegie, PA 15106

MORGANTOWN OFFICE

235 High Street, Suite 501
Morgantown, WV 26505

LISTING AGENTS



JAMES WILDING JR.



O: (412) 212-1270 ext. 101
M: (412) 606-9795

PRESIDENT



jw@jabecompanies.com



RICH CHURCHFIELD



O: (412) 212-1270 ext. 105
M: (412) 401-3996

VICE PRESIDENT



rc@jabecompanies.com

CONTACT US

(412) 212-1270 | admin@jabecompanies.com | www.jabecompanies.com

ACQUISITIONS
& DISPOSITIONS

TENANT & LANDLORD
REPRESENTATION

SITE SELECTION
& DEVELOPMENT



Founded in 2001, Jabe Companies LLC has been working with prominent retailers and developers nationwide for over 20 years. Based out of Carnegie, just outside of Pittsburgh, Pennsylvania, Jabe Companies pairs cutting-edge technology with an old-school, boots-on-the-ground model.

Jabe Companies deals in acquisitions, dispositions, brokerage, site selection, consultation, and development. Our brokers and leasing agents strive to find the perfect solution for each and every unique client.

As a member of TCN Worldwide, Jabe Companies is part of an alliance of top independent brokerage firms serving more than 200 markets across the country, allowing our reach to expand far beyond just Western Pennsylvania.

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