



6111 MOUNTAIN VIEW DRIVE | WEST MIFFLIN, PA

6111 MOUNTAIN VIEW DRIVE

FOR LEASE | RESTAURANT OPPORTUNITY



PROJECT DETAILS

WEST MIFFLIN, PA • 5,633 SF • RESTAURANT OPPORTUNITY

AVAILABLE SPACE	5,633 SF		
TRAFFIC COUNTS	Clairton Blvd - 38,672 ADT Lebanon Church Rd - 33,304 ADT		
PROPERTY HIGHLIGHTS	Turnkey restaurant for lease 5,633 SF existing building on 1.42 acres 91 parking spaces Outparcel to Walmart (3.3M visitors per year) Outparcel to Sam's (2.1M visitors per year) All FF& E included		
AREA RETAILERS	Walmart	Marshalls	
	Sam's	Target	
	Giant Eagle	Lowe's	
	Kohl's		
	80 acre Century III Mall redevelopment in progress		
COUNTY	Allegheny		
MARKET	Pittsburgh		

	3 MILE	5 MILE	10 MILE
 POPULATION	57,436	176,007	766,308
 DAYTIME POPULATION	55,342	144,527	856,743
 MEDIAN HH INCOME	\$77,471	\$69,258	\$68,850



SITE AERIAL



BALDWIN

PLEASANT HILLS

CENTURY SQUARE

planet fitness
Dunham's SPORTS
LOWE'S
HOBBY LOBBY
 Century Square
 Luxury Cinemas
SHOP to SAVE

CENTURY III PLAZA

THE FLOOR DEPOT
ULTA
 giant eagle
KOHL'S
Marshalls
SKECHERS

VCF VALUE CITY FURNITURE
BEST BUY
Burlington

SOUTHLAND SHOPPING CENTER

FRESH THYME FARMERS MARKET
Party City
PET SMART
JOANN
FIVE BELOW
 HARBOR FREIGHT TOOLS
 Quality Tools at Remarkable Low Prices

CURRY HOLLOW SHOPPING CENTER

Michael's
LEVIN FURNITURE
FAMILY DOLLAR

ALDI
petco

Gordon
 FOOD SERVICE STORE

DOLLAR GENERAL

SITE

TARGET

Burlington

BIG LOTS!

POOL CITY
 Leisure Center

Gabe's

Walmart

Sams Club
 Savings Made Simpler

RITE AID

ALDI

Walgreens

Brownsville Rd 14,738 ADT

51

35,060 ADT

Lebanon Church Rd 33,304 ADT

80 ACRE CENTURY III MALL REDEVELOPMENT

Clarton Blvd 38,872 ADT

RESTAURANT
AERIAL

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