

# FOR LEASE

# CHARTIERS VALLEY SHOPPING CENTER

1025 Washington Pike, Bridgeville PA, 15017



## PROPERTY DETAILS

- **36,500 sq. ft. Box Now Available!**
- Various storefronts available
- Phoenix Theatre provides a built in traffic generator with their 14-screen cinema
- One of the most well visited shopping centers in the area with retailers like Giant Eagle, Chick-fil-A, Starbucks, Dunham's Sporting Goods, Five Below, Ross, Home Depot and many more
- Bridgeville and South Fayette part of a booming residential and commercial development district



38K Cars Pass Along Washington Pike every day



\$284K median value of owner occupied housing units within 30 minute drive time



595,772 people live within 10 miles of the site

**HERKY POLLOCK**

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412.866.LGCY (5429)

**LEGACY**  
REALTY PARTNERS



SPACE	TENANT	SQ. FT.
1	Chick Fil A	4,675
2	First National Bank	4,116
3	Sonic	1,536
4	Smoothie King	208
5	Chuck E Cheese	13,800
6	Game Stop	2,244
7	Push 40 Fitness	2,122
8	Platos Closet	4,195
9	Available	1,600
10	Available	1,630
11	Classic Chinese Cuisine	2,000
12	Great Clips	2,011
13	Available	2,235
14	Available	2,250
15	Planet Fitness	21,052
16	Clothes Mentor	4,235
17	Sherwin Williams	3,000
18	Home Depot	136,926
19	Phoenix Theater	81,741
20	Pennsylvania Dept of Transportation	18,259
21 & 22	Proposed Future Expansion	19,643
23	Petsmart	18,802

SPACE	TENANT	SQ. FT.
24	Ulta	10,390
25	Five Below	10,840
26	Ross	22,000
27	Burlington	25,931
28	Giant Eagle	61,245
29	Fine Wines and Good Spirits	8,653
30	Alixia Rx	12,538
31	Altitude	16,953
32	US Coast Guard	14,683
33	Future Development	34,444
34	Available (American Freight)	36,500
35	Available (Bob Evans)	5,090
36	Sincerely Yogurt	1,015
37	Holiday Hair	1,653
38	Tags & Tittle	1,110
39	Perfect Nails	1,100
40	T Mobile	2,170
41	Doce Taqueria	4,769
42	Dunham's	23,895
43	St. Clair Health	4,400
44	Panera	5,030
45	Advance Auto Parts	9,547



# MARKET MAP



**Charters Valley Shopping Center**

- LA FITNESS
- FRESH THYME
- Wendy's
- PET SUPPLIES PLUS
- JOANN
- DOLLAR TREE
- CHASE
- HomeGoods
- TEXAS
- Party City
- PNC
- TJ-max
- BIG LOTS!
- deka/kash

Great Southern Shopping Center

East Park

Pho Hoa

64,038 ADT

INTERSTATE 79

TOPGOLF

CIGARS

Bass Pro Shops

CAFVANA

BJ's

BLAZE PIZZA

FIVE GUYS

First Watch

CAFE

13,976 ADT

Millers Run Road

DUNKIN'

PIZZAIOLA

FIREBIRDS

STRIDE

mezo

PRIMANTI BROS.

GNC

LIVE WELL

BOSTON HOUSE

MAZE

Cane's

The Piazza

Hampton

MATRESS Warehouse

McDonald's

ALDI

WALMART

getGo

Hyatt

Wash

10,124 ADT

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