

2050 BROOKTREE RD

WEXFORD, PA 15090



1.2 ACRES
AVAILABLE

JABE
COMPANIES

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DEMOGRAPHICS**1 MILE****3 MILE****5 MILE****POPULATION**

4,089

36,013

84,995

HOUSEHOLDS

1,514

13,396

32,715

AVERAGE HH INCOME

\$204,773

\$207,702

\$191,114

PROPERTY OVERVIEW

1.2 acres of undeveloped land situated between The Goddard School and GKG Orthodontics. Other nearby healthcare services include pediatrics, dermatology, & optometry.

**TRADE AREA**

This property is located approx. 7 miles S of Seven Fields, 8 miles NW of Allison Park, and 14 miles NE of Coraopolis. Within a 5-mile radius, the median household income is \$141,168.

TRAFFIC COUNTS**VEHICLES PER DAY (VPD)**

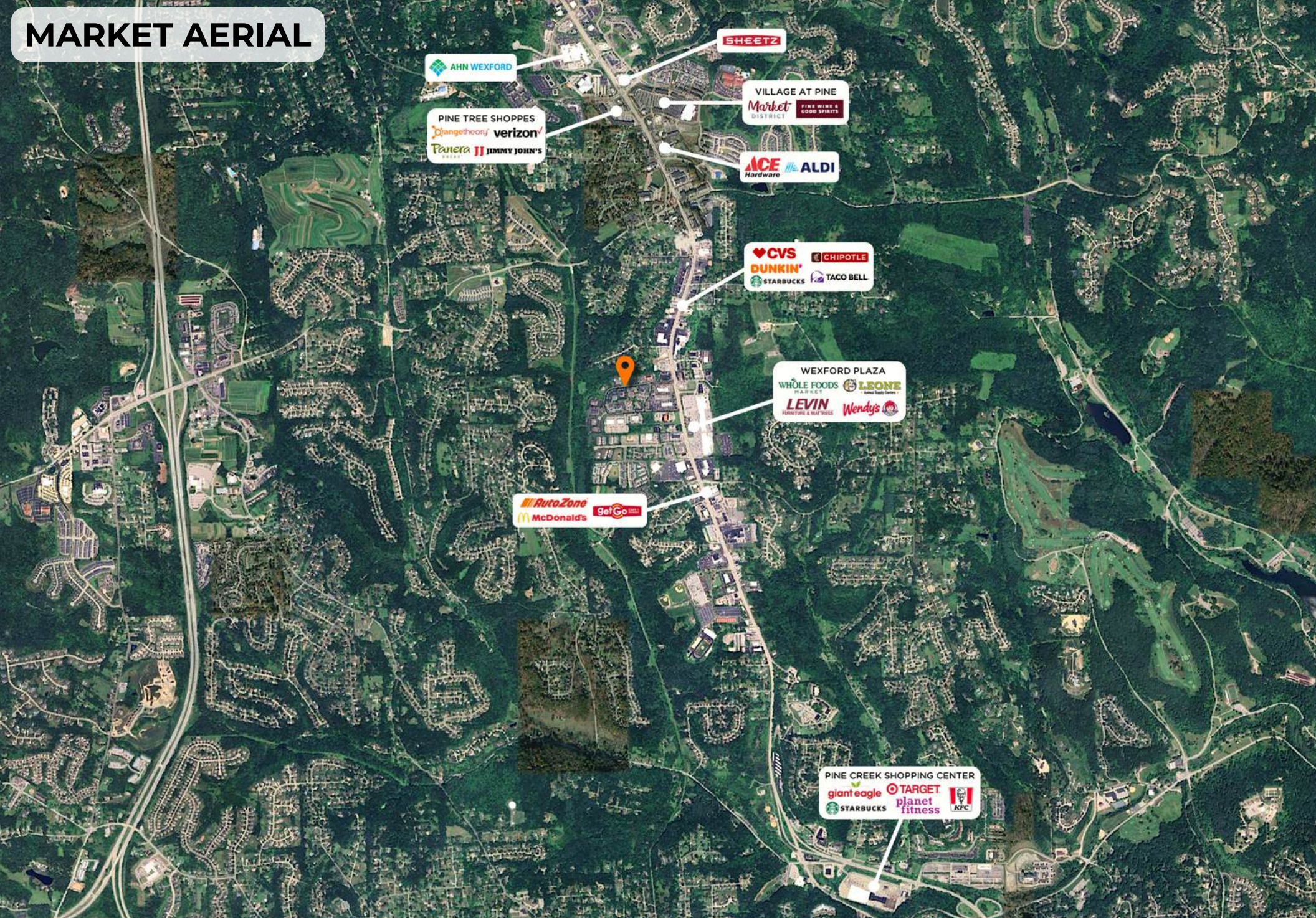
BROOKTREE RD

2,900

PERRY HWY

31,900

MARKET AERIAL



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.



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PRESIDENT



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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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