

LEASE OFFICE

101 N. MAIN STREET GREENSBURG, PA 15601

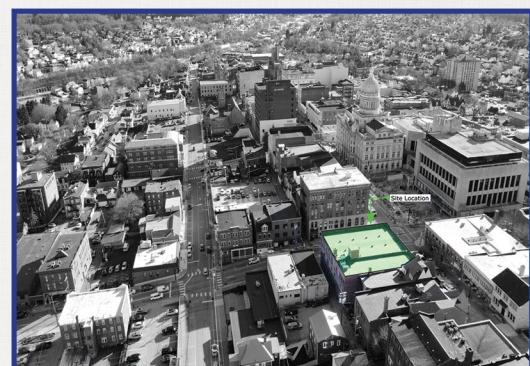


HIGHLIGHTS

- Newly renovated office building on one of the busiest intersections in Downtown Greensburg
- Located in the Central Business District one block from Westmoreland County Courthouse
- Multiple Tenants consisting of attorneys, cpa's, and various professional services
- ADA accessible with elevator access to all floors
- City parking located within close proximity
- Traffic Count: 9,547 +/- vehicles per day
- Size of building: 20,000 +/- square feet
- Space Available: 1st Floor: 850 +/- square feet
2nd Floor: 1,700 +/- square feet
900 +/- square feet
- LEASE RATE: \$13-15 psf (utilities included)

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2023 Population	13,706	44,719	72,382
Avg. HH Income	\$62,758	\$73,285	\$74,847



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