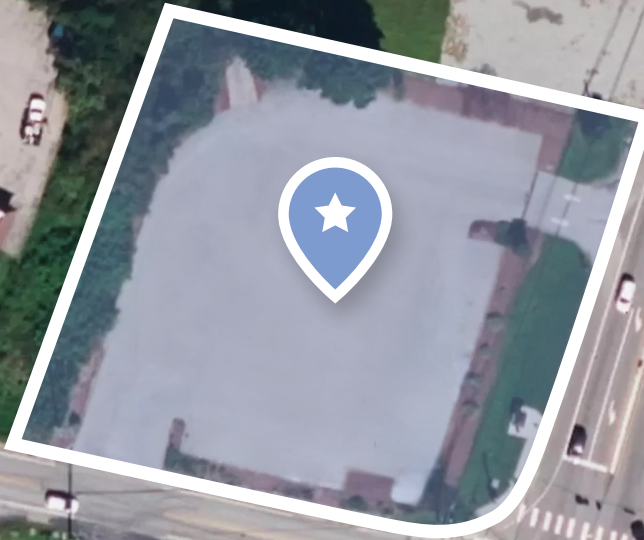


BUILD TO SUIT OR LAND LEASE

# 1901 Golden Mile Highway / Rt. 286

Plum, PA 15239



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## Prime Retail Corridor Location

# AVISON YOUNG



# Build to Suit or Land Lease

1901 Golden Mile Highway / Rt. 286  
Plum, PA 15239



## BUILD TO SUIT OR LAND LEASE

- 0.96-acre pad site available for lease
- Build-to-suit opportunity
- Ideal site for QSR, casual dining or other retail users
- Approx. 200' x 200' lot with Frontage on Golden Mile Highway and New Texas Road
- Signalized intersection at New Texas Road and Golden Mile Highway
- Zoning: Highway Commercial (HC)

## DEMOGRAPHICS IN A 5-MILE RADIUS



**77,871**  
Population



**\$115,456**  
Average household income



**23,735**  
Vehicle traffic count

**AVISON  
YOUNG**

**David Auel, Vice President**  
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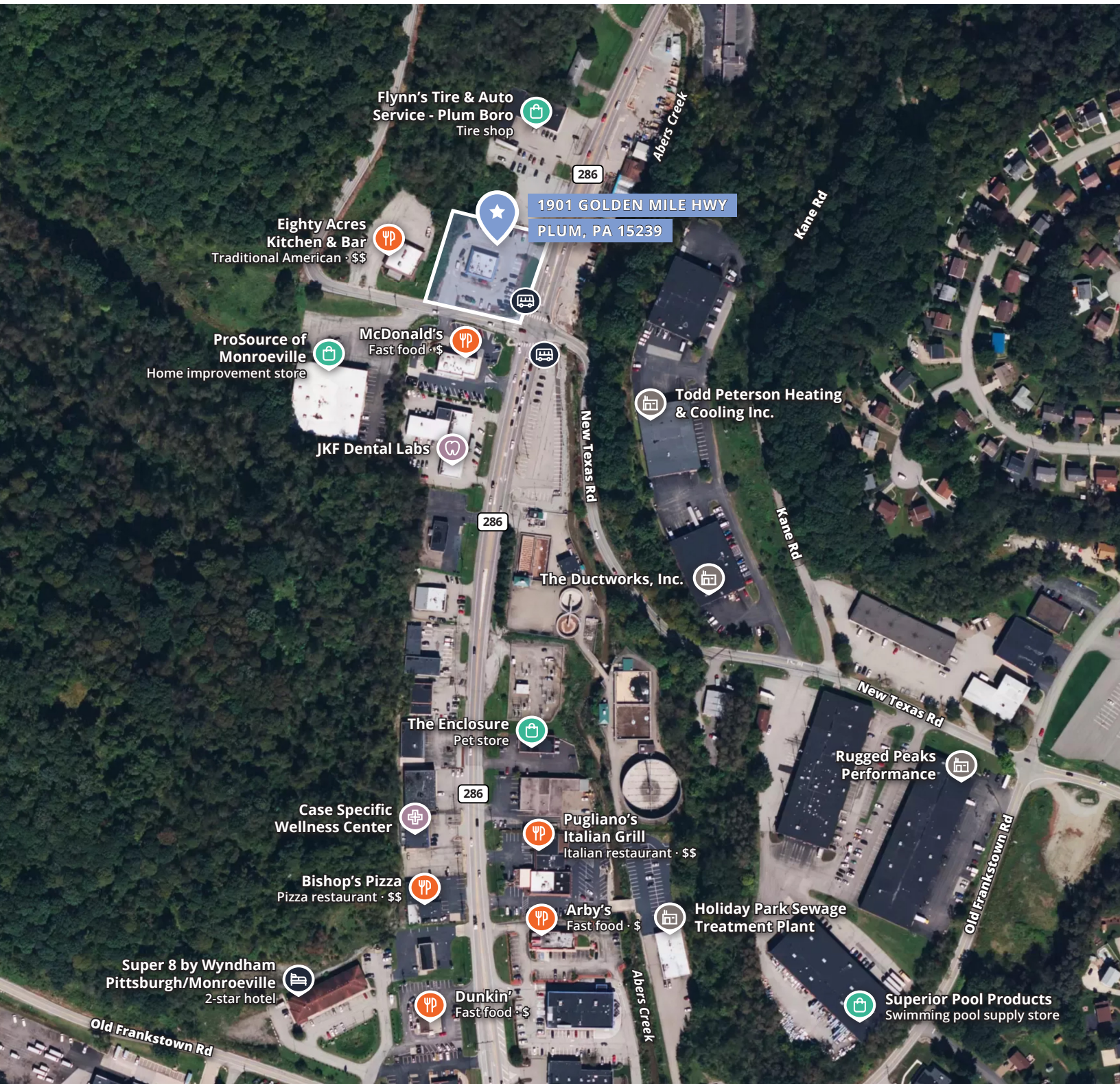
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# Build to Suit or Land Lease



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