

# 2611 ELLWOOD RD

NEW CASTLE, PA 16101



20,000 SF AVAILABLE

# FOR LEASE

**JABE**  
COMPANIES

James Wilding Jr.  
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(412) 212-1270  
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**DEMOGRAPHICS****1 MILE****3 MILE****5 MILE****POPULATION**

1,546

18,346

41,692

**HOUSEHOLDS**

680

7,751

17,830

**AVERAGE HH INCOME**

\$100,211

\$68,187

\$70,188

# PROPERTY OVERVIEW

This shopping center center has 20,000 SF & 30,000 SF available for lease. There is also a 1-acre paved build-to-suit outparcel available.

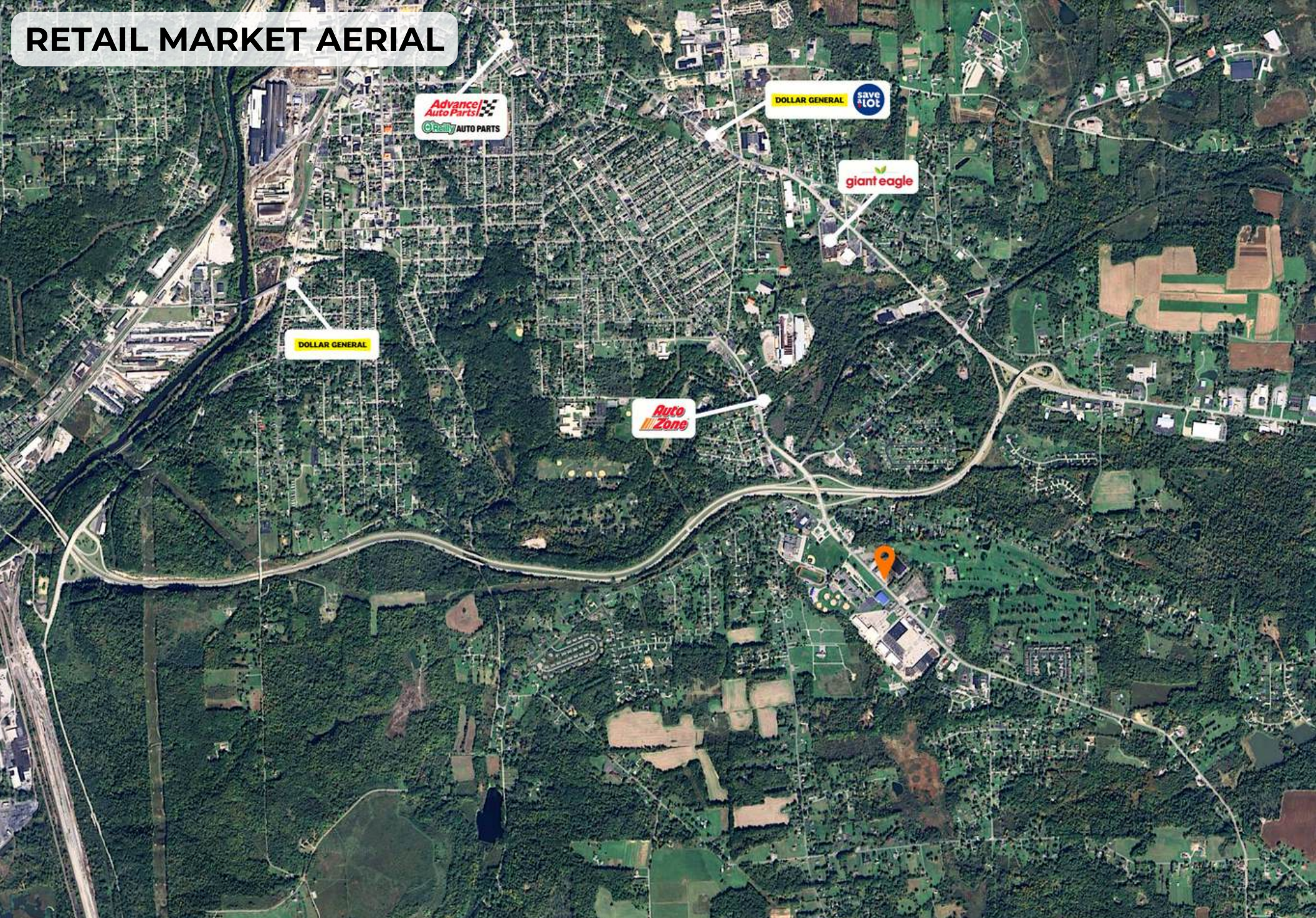
## TRADE AREA

New Castle is located approx. 10 miles NW of Ellwood City and 18 miles NW of Zelienople. The median household income within 5 miles is \$51,792.

**SUBWAY****BIG LOTS** BODYGENESIS**TACO BELL****Shenango Plaza**  
**Busy Beaver****Lawrence Village Plaza**  
**DOLLAR TREE** FINE WINE & GOOD SPIRITS**DOLLAR GENERAL**

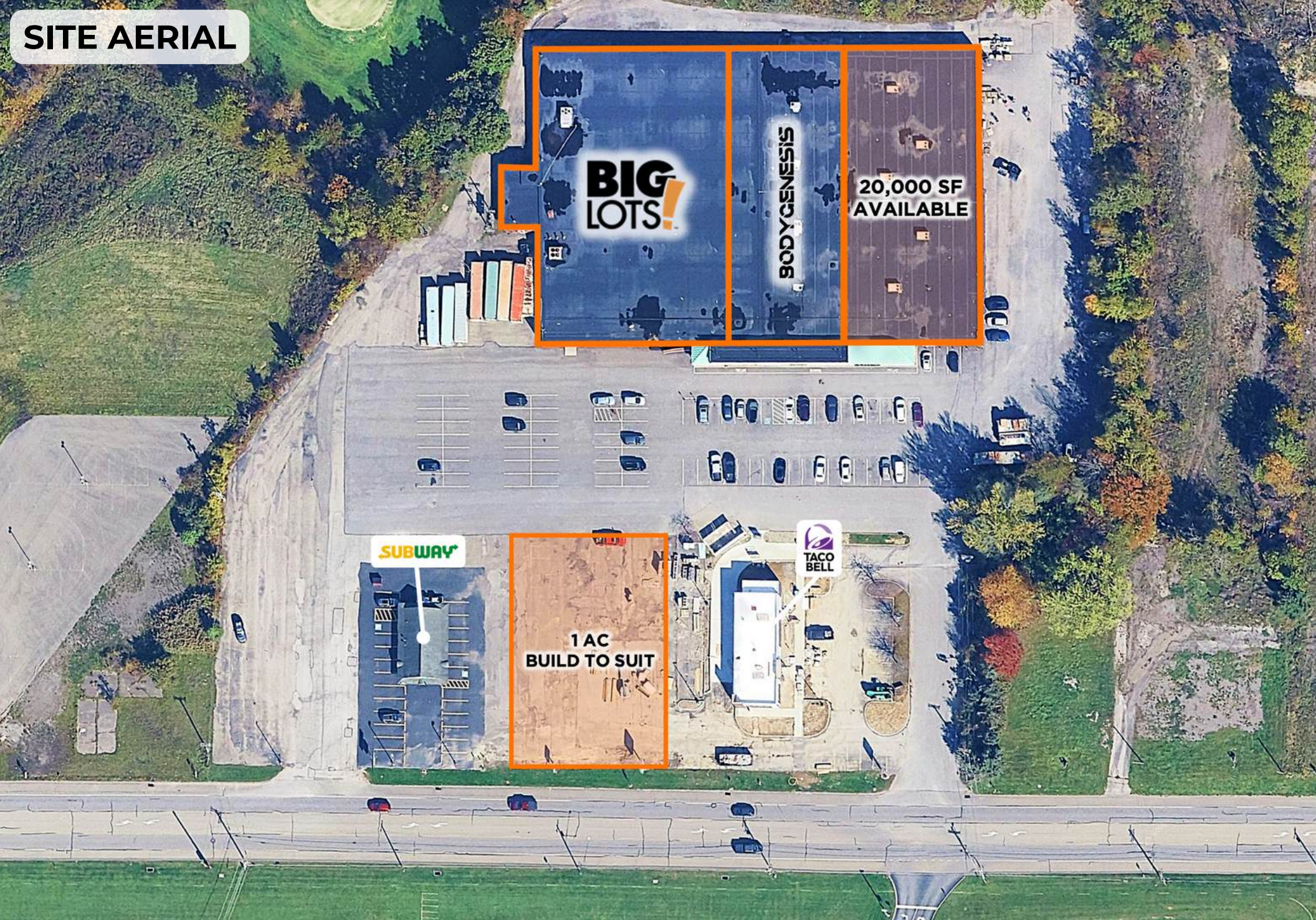


# RETAIL MARKET AERIAL





# SITE 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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## CONTACT US

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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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