

# 5938-5948 BAUM BLVD

PITTSBURGH PA 15206

EAST LIBERTY OFFICE | FLEX | RETAIL FOR LEASE



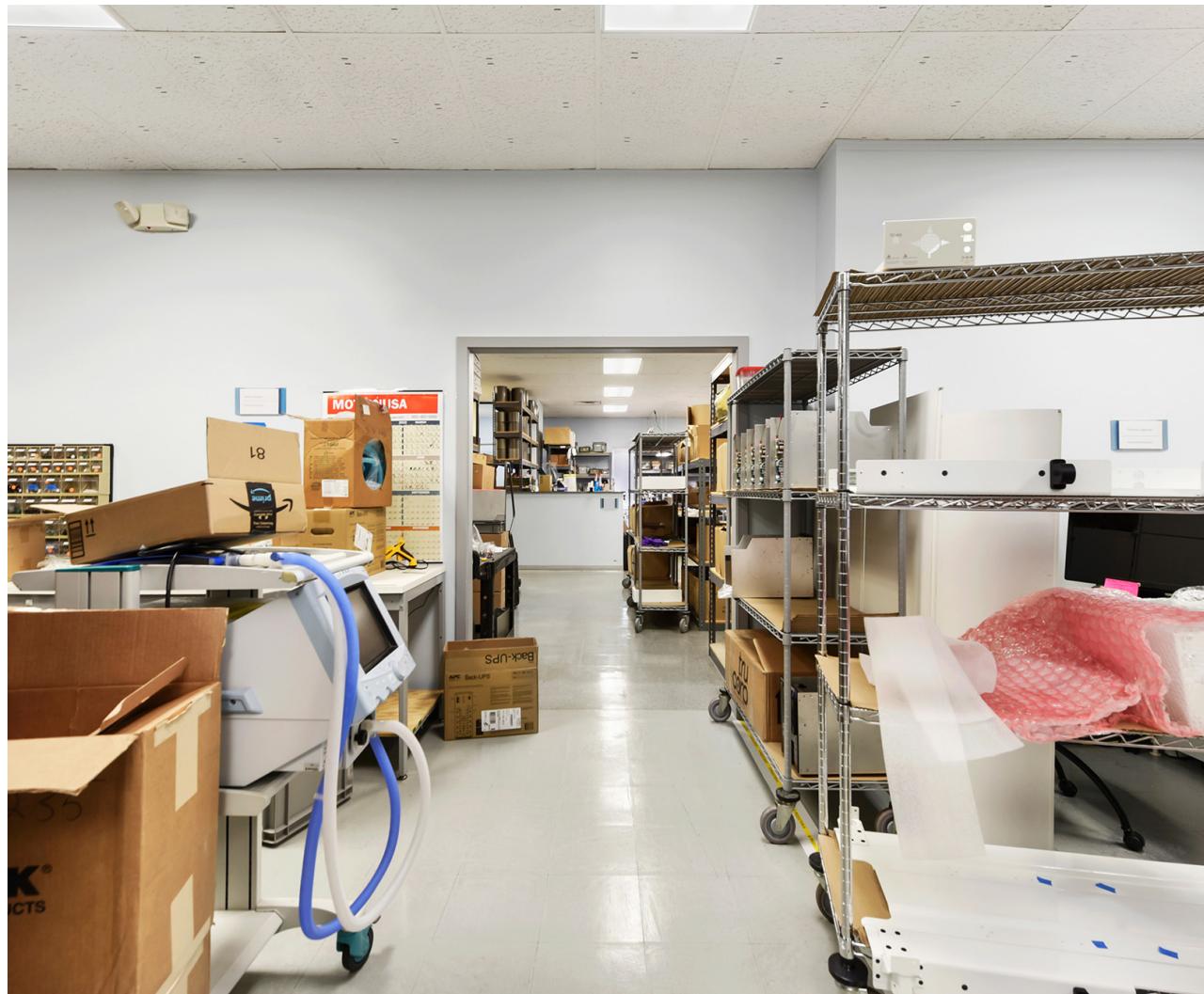
## CONTACT

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600 Grant Street • 44th Floor • Pittsburgh, PA 15219

# FIRST FLOOR



## FIRST FLOOR

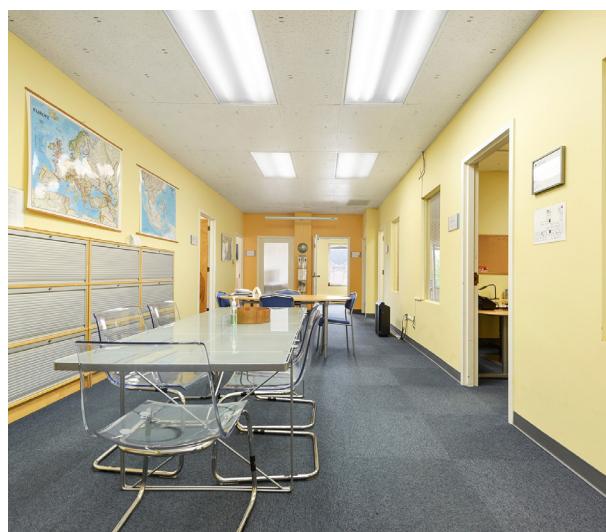
- 6,994 sf office, retail or flex
- Private entrance with dedicated parking available
- Move-in condition with full kitchen
- ADA compliant

## SECOND FLOOR - 2,152 SF OFFICE



### SECOND FLOOR

- 2nd floor office with elevator and two stairwells
- 2,152 sf & 1,556 sf
- Move-in condition
- Full kitchen
- ADA compliant



## SECOND FLOOR - 1,556 SF OFFICE



# LOCATION



# THE NEIGHBORHOOD: EAST LIBERTY

The culturally diverse neighborhood of East Liberty today is undergoing a monumental redevelopment effort. Google established offices here. Historic buildings are being rehabbed into boutique hotels. And, new restaurants are popping up all over. The neighborhood's greatest landmark, the East Liberty Presbyterian Church endures, but now embraces a diverse and socially active congregation, who call it the Cathedral of Hope.



## POPULATION

0.5 miles	12,651
1 miles	36,232
3 miles	179,227
5 miles	339,820



## HOUSEHOLDS

0.5 miles	7,748
1 miles	19,613
3 miles	84,158
5 miles	157,887



## AVG HH INCOME

0.5 miles	\$77,682
1 miles	\$82,733
3 miles	\$82,410
5 miles	\$79,772



## DAYTIME POPULATION

0.5 miles	13,641
1 miles	40,113
3 miles	210,685
5 miles	417,478



# PROPOSED NEW WINDOWS ON FIRST FLOOR





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