

FOR SALE

SPRINGFIELD COMMONS 41± ACRES FOR SALE

Westside Square Drive, Mercer, PA 16137 | Grove City



- 41 ± acres for sale - flat and prime for development
 - Lot 6 | 1.64 acres
 - Lot 7 | 2.86 acres
 - Lot 8 | 13.43 acres
 - Lot 9 | 23.21 acres
- Fantastic anchor opportunity
- Located adjacent to the Grove City Premium Outlets, with 120 stores including Coach, Columbia, kate spade, The North Face, Nike, Vera Bradley, Under Armour, and Michael Kors
- Grove City Premium Outlets sees over 6 million visitors annually
- Less than ½ mile from the Interstate 79 interchange - providing incredible access to Pittsburgh, Erie, Cleveland, Morgantown, Buffalo, etc.
- Grove City College, with an enrollment of 2,400 students, is located less than 4 miles away

2024 DEMOGRAPHICS

	3 mile	5 miles	10 miles
households	1,090	5,246	17,164
population	2,590	14,661	48,730
average hh income	\$108,372	\$98,813	\$96,683
daytime population	3,656	17,657	46,306

JOHN JACKSON

john@legacyrealtypgh.com
412.866.LGCY (5429)

HERKY POLLOCK

herky@legacyrealtypgh.com
412.866.LGCY (5429)

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MARKET MAP

Map showing the proposed site location (indicated by a red circle and line) in Grove City, Pennsylvania. The map includes major roads (I-79, Mercer Grove City Road, South Center Street, East Main Street) and various commercial and retail locations (e.g., Walmart, County Market, Tractor Supply Co, Sheetz, Burger King, AutoZone, McDonald's, Rite Aid, Dunkin', Dollar General, and the University of Pittsburgh at Grove City). A large inset box at the bottom center displays a grid of retail and dining brands, such as Finish Line, Nike, Adidas, Reebok, and many others, indicating the types of businesses planned for the site.

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