



CLEARFIELD PLAZA

1706 River Road | Clearfield, PA 16830

For Lease
±2,225-32,000 SF



JOIN:



1000 Germantown Pike, Suite A-2 | Plymouth Meeting, PA 19462
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JUSTIN BARTHOLOMEW
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PROPERTY OVERVIEW

Clearfield Plaza is a newly renovated, 200,000+ SF retail destination anchored by nationally recognized tenants including Rural King, Dollar Tree, and Tractor Supply. Conveniently located on River Road between Clearfield Square and the I-80 Interchange, the center offers exceptional visibility and seamless access to the region's major roadways.

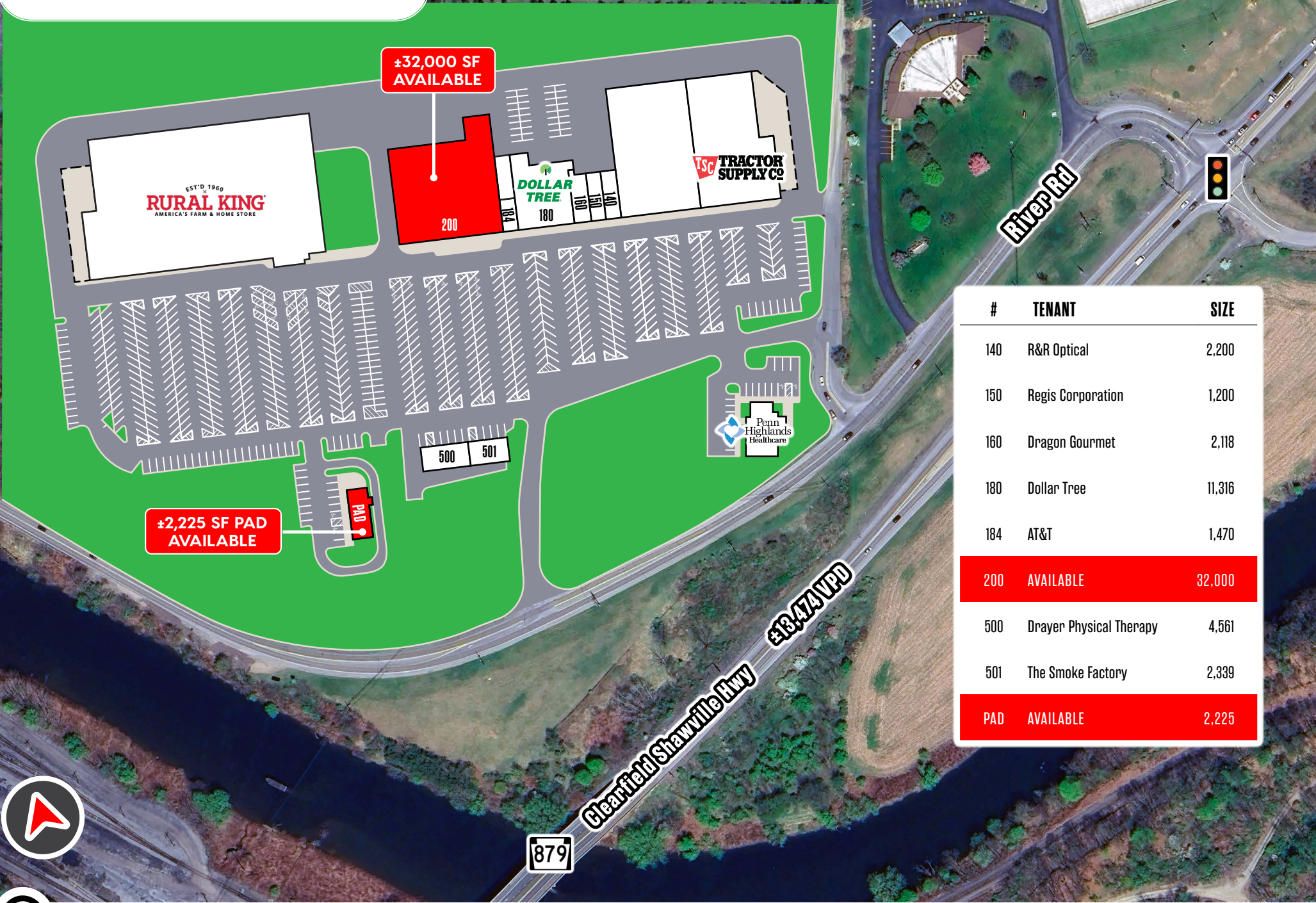


DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
POPULATION	2,932	15,111	25,687
TOTAL EMPLOYEES	1,077	7,714	9,938
AVERAGE HHI	\$39,511	\$67,091	\$66,063
TOTAL HOUSEHOLDS	1,171	6,644	11,044

JOIN CURRENT RETAILERS



PROPERTY SITE PLAN



#	TENANT	SIZE
140	R&R Optical	2,200
150	Regis Corporation	1,200
160	Dragon Gourmet	2,118
180	Dollar Tree	11,316
184	AT&T	1,470
200	AVAILABLE	32,000
500	Drayer Physical Therapy	4,561
501	The Smoke Factory	2,339
PAD	AVAILABLE	2,225



RETAIL MARKET AERIAL



CLEARFIELD PLAZA

ESTD 1960
RURAL KING AMERICA'S FARM & HOME STORE
 Drayer
 at&t
DOLLAR TREE
 VSC **TRACTOR SUPPLY CO**
 Penn Highlands Healthcare

cccs
 ±400 Students
 ±900 Adults

Clearfield Square

OLLIE'S GOOD STUFF CHEAP
BIG LOTS!
Pizza Hut
SHOE sensation
HARBOR FREIGHT QUALITY TOOLS LOWEST PRICES
Goodwill
AutoZone
ANYTIME FITNESS
cricket wireless
LONG JOHN SILVER'S
RFS

Clearfield plaza is located on River Road in Clearfield, PA, just off the I-80 interchange, giving it excellent regional accessibility. It's positioned between downtown Clearfield and Clearfield Square, making it convenient for both local residents and travelers passing through. The Susquehanna River corridor and nearby medical and community facilities bring steady traffic to the area. Overall, the location offers strong visibility and easy connectivity to major roadways.

