



RETAIL SPACE AVAILABLE FOR LEASE

3812 O'Neil Blvd, McKeesport, PA 15132



**Eden Park Shopping Center
FOR LEASE:
1,050-5,000 SF AVAILABLE**



Century-realty.com

WHEELING | 304.232.5411
Main Street, Suite 1500, Wheeling, WV 26003

PITTSBURGH | 412.235.7233
6000 Town Center Boulevard, Suite 230 Canonsburg, PA 15317

Jessica Jarosz

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PROPERTY HIGHLIGHTS:

- Giant Eagle anchored retail center (recently renewed 10 years) with co-tenants including The Corner Donut Shop, Nails by Lisa and Cards Gifts n' More
- Planned Capital improvements to include new façade and exterior signage
- First National Bank ATM located in outparcel



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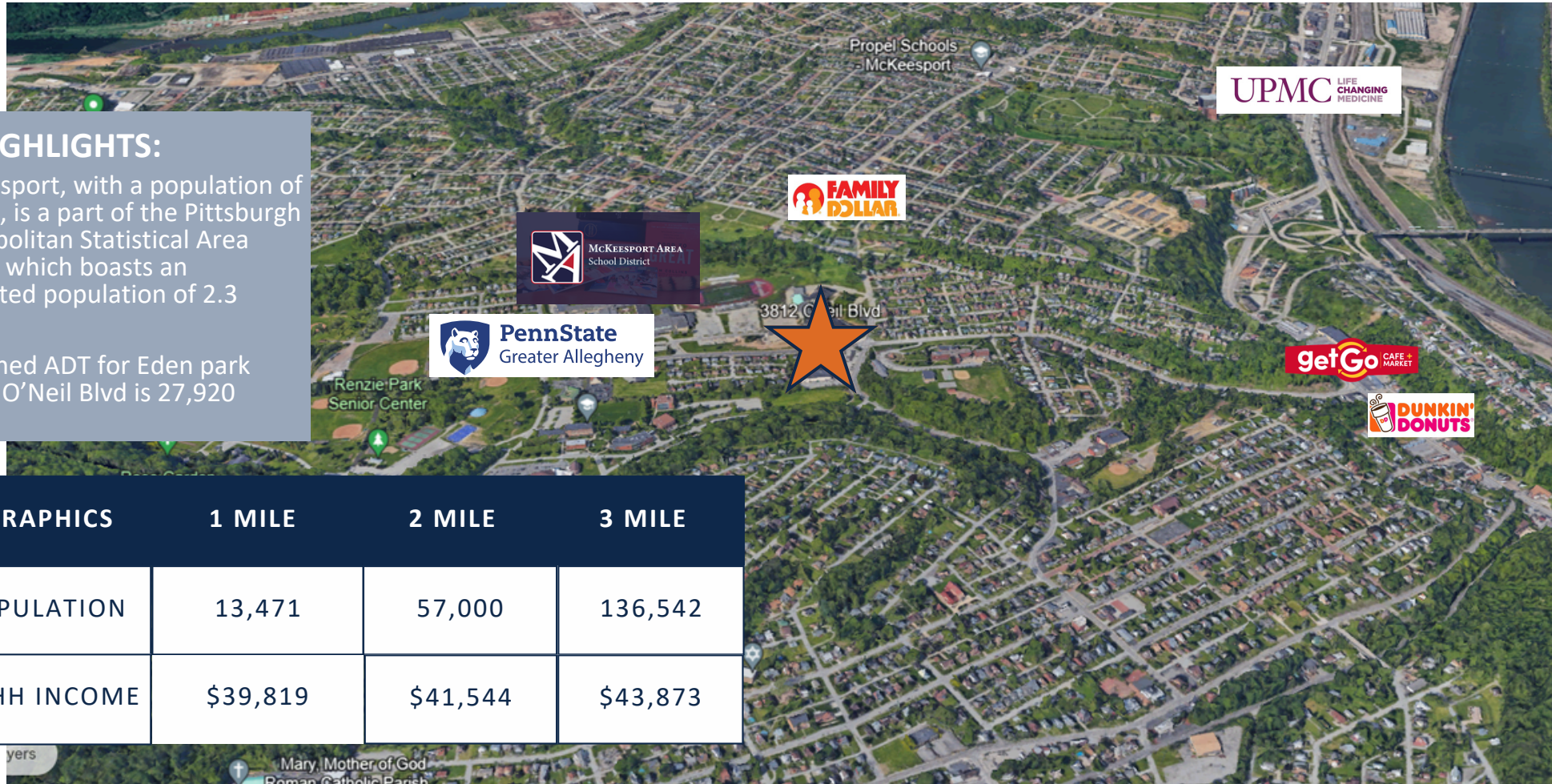
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AREA HIGHLIGHTS:

- McKeesport, with a population of 19,215, is a part of the Pittsburgh Metropolitan Statistical Area (MSA), which boasts an estimated population of 2.3 million
- Combined ADT for Eden park Blvd & O'Neil Blvd is 27,920

DEMOGRAPHICS	1 MILE	2 MILE	3 MILE
2020 POPULATION	13,471	57,000	136,542
MEDIAN HH INCOME	\$39,819	\$41,544	\$43,873

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