

SANS SOUCI - STRIP CENTER

734 Sans Souci Pkwy, Wilkes-Barre, PA 18706

 FOR LEASE

 RETAIL

 10,000±SF



PROPERTY DESCRIPTION

Highly visible 10,000± SF strip center located at the Crossroads connecting Wilkes-Barre, Hanover Township, and Plymouth. This densely populated commercial zone is home to national brand tenants along with well established local businesses. Two Units still available, Roadside unit, formerly a bank is fully equipped. Offered now as Retail that can be fit out. Rear Unit offers flexibility as Retail with Warehouse. Follow link for Tour!

LEASE RATE:

PRICE UPON REQUEST

FOR MORE INFORMATION


David Weaver, SIOR

 570.406.7428

 david.weaver@naimertz.com

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NAI Mertz

 NAI Mertz | 350 Laird Street, Suite 110
Wilkes-Barre, PA 18702
570-820-7700 | www.naimertz.com



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PROPERTY HIGHLIGHTS

- Three Unit 10,000± SF Strip Center
- 18 Designated Parking Spots
- Excellent roadside visibility
- Traffic Count: 11,889 VPD
- Two Pylon Signs
- Unit 1 - Former Bank 2,600± SF
- Now Available as RETAIL
- Currently fully equipped Bank set up
- Outside Drive-thru Teller/ATM
- Two Offices
- Two Privacy Rooms
- Vault/ Safety Deposit Room
- Kitchen Break area
- 1 Restroom
- IT & Storage rooms
- Unit 2 - In line 1,900± SF LEASED (Nail Salon)
- Unit 3 - Retail / Warehouse - 6,000± SF
- 1 Drive-in
- 1 Dock Door
- 300± SF Loft Office
- Storage Area



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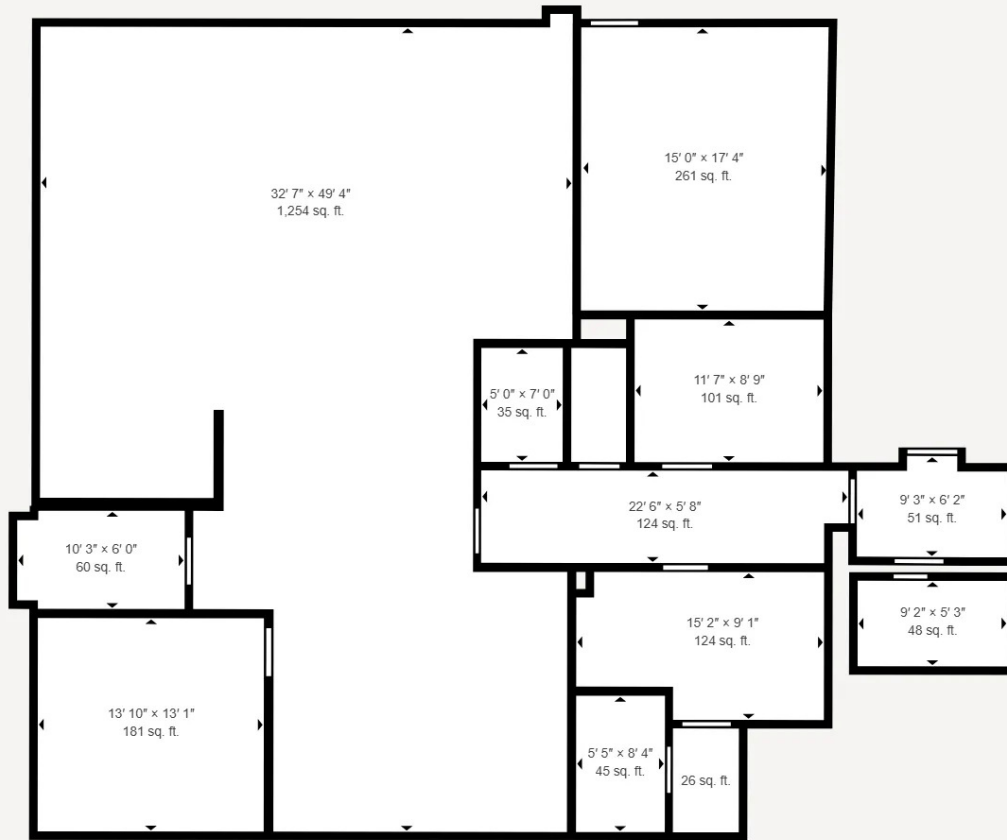
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Matterport Property Report:

Sans Souci Parkway Strip Center - Bank

Gross Floor Area - Full Property 2,636 sq. ft. | Floor 1 2,636 sq. ft.

Sizes and dimensions are approximate, actual may vary

Visit 3D space on




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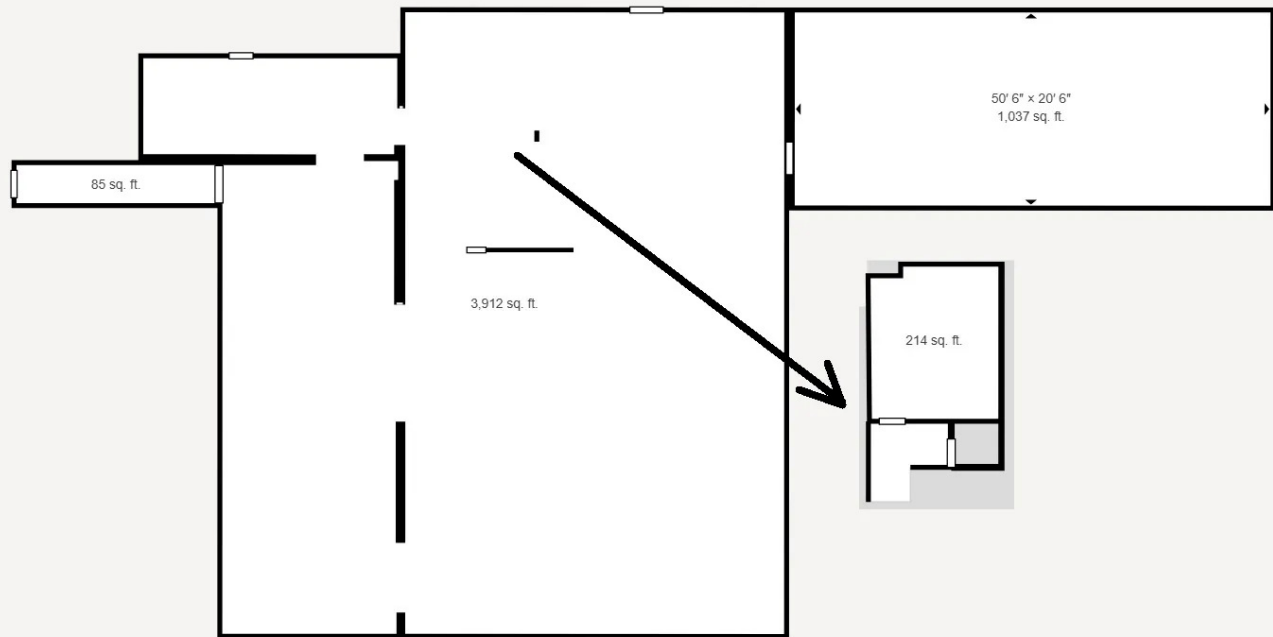
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 Matterport Property Report: **WAREHOUSE**

Sans Souci Pkwy Strip Center

Gross Floor Area - Full Property 5,650 sq. ft. | Floor 1 5,338 sq. ft.

Sizes and dimensions are approximate, actual may vary

 Matterport Property Report: **OFFICE LOFT**

Sans Souci Pkwy Strip Center

Gross Floor Area - Full Property 5,650 sq. ft. | Floor 2 313 sq. ft.

Sizes and dimensions are approximate, actual may vary

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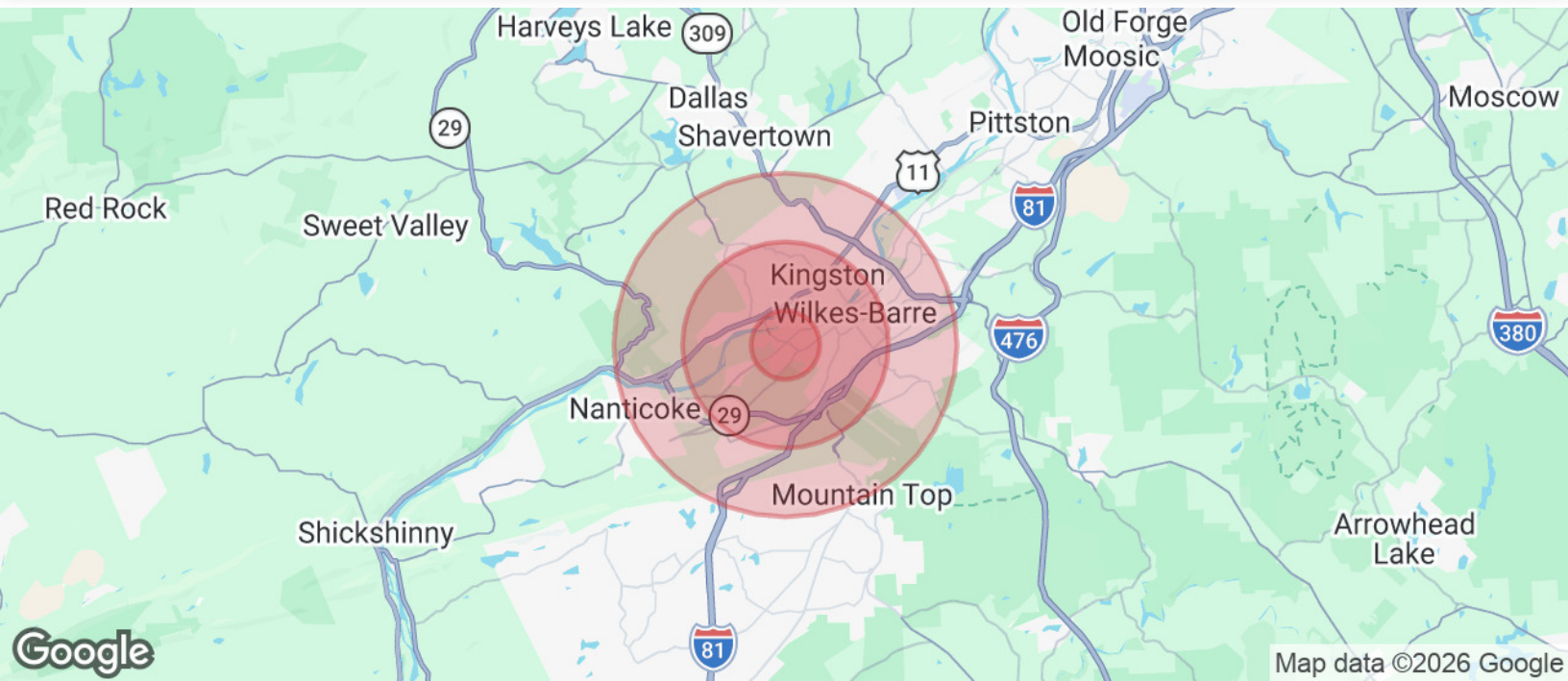
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,734	75,363	115,356
Average Age	41	41	42
Average Age (Male)	40	39	40
Average Age (Female)	43	42	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,949	31,139	48,714
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$77,479	\$68,926	\$72,449
Average House Value	\$150,563	\$142,238	\$151,090

TRAFFIC COUNTS	
Crossroads intersection & Sans Souci Pkwy	11,889/day

2020 American Community Survey (ACS)


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