

PYLON SIGNAGE

AVAILABLE RETAIL SPACE

Saucon Valley Square

3691 U.S. ROUTE 378, BETHLEHEM, PA

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PROPERTY FEATURES

- 1,600 SF, 5,200 SF, and 2,300 SF retail spaces available
  - 1,600 SF and 5,200 SF spaces can be combined to create 6,800 SF space
- Highly visible center along Route 378 (24,027 ADT)
- Easily accessible location at a signalized intersection
- Excellent co-tenancy

SURROUNDING RETAILERS INCLUDE...

Sherwin-Williams · Dunkin' Donuts · The Fresh Market · Penn State Lehigh Valley · Barnes & Noble Booksellers · Starbucks Coffee · AMC Theatres · Old Navy · Cosi

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DEMOGRAPHICS

WITHIN 1 MILE

3,528 people

1,290 households

$126,579 average HHI

757 employees

WITHIN 3 MILES

67,461 people

25,470 households

$68,875 average HHI

47,287 employees

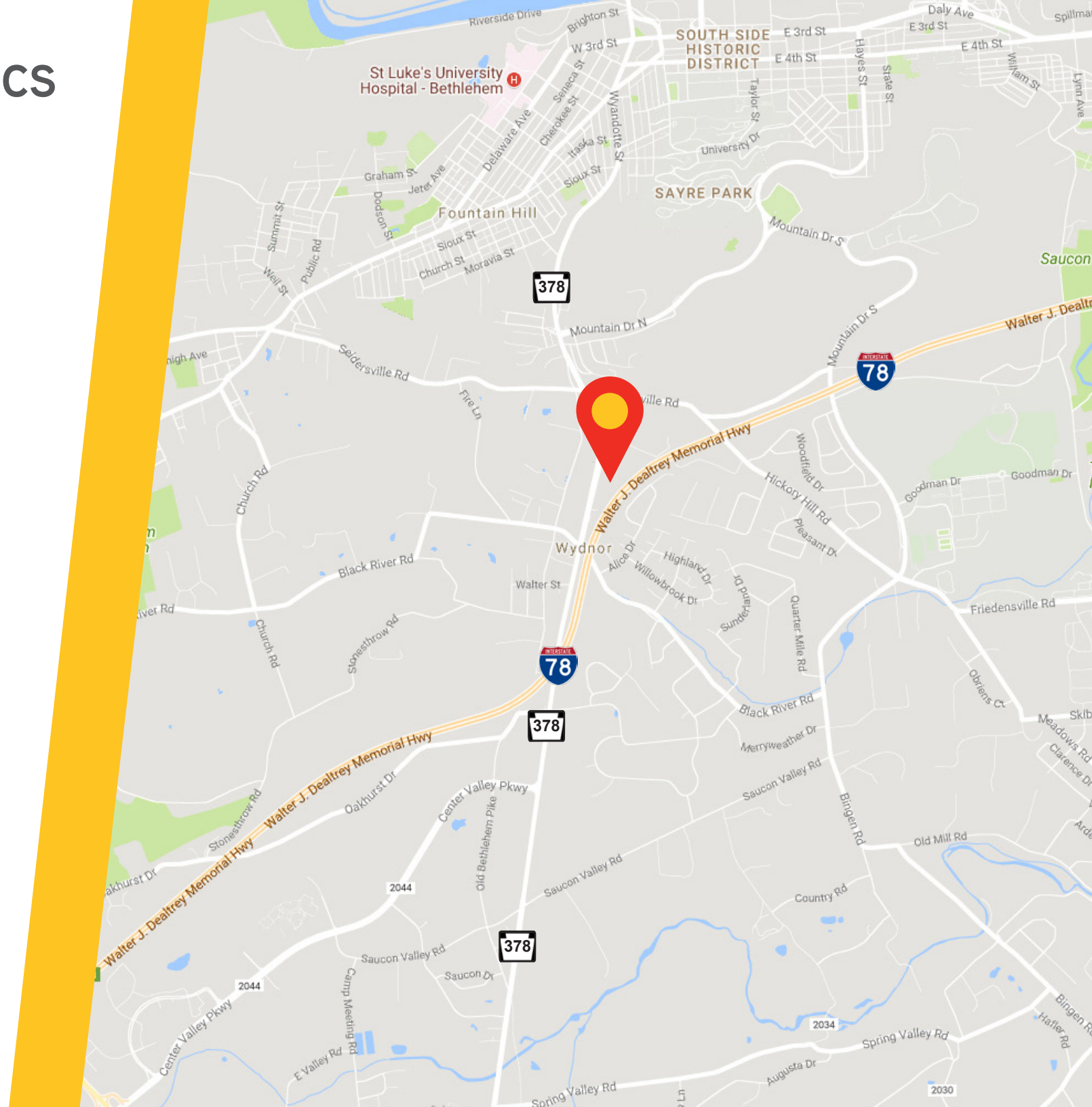
WITHIN 5 MILES

188,776 people

70,559 households

$66,015 average HHI

106,428 employees





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