

COMING 2018:  
MADELINE'S RESTAURANT

ONLY 2 SPOTS LEFT!

COMING 2018: **St Luke's**  
UNIVERSITY HEALTH NETWORK

GLENLIVET DRIVE

100

# AVAILABLE RETAIL SPACE

FOGELSVILLE, PENNSYLVANIA  
Lehigh Hills Shopping Center

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# PROPERTY FEATURES

- > Retail in-line space available up to 2,988 SF
  - (2) 1,494 SF spaces available
- > Excellent location serving large radius of Western Lehigh County
- > Traffic Counts:
  - Route 100: 14,853 ADT (MPSI)
  - Tilghman Street: 19,555 ADT (MPSI)

## SURROUNDING TENANTS INCLUDE...



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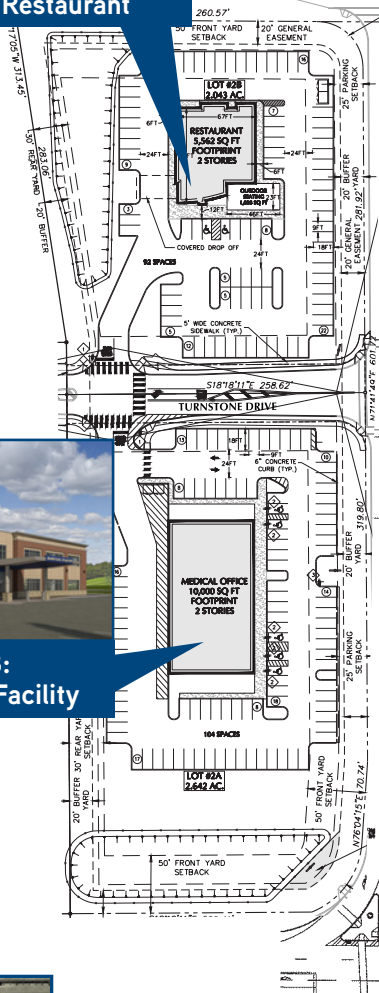
COMING 2018:  
Madeline's Restaurant



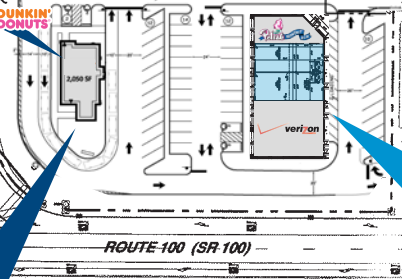
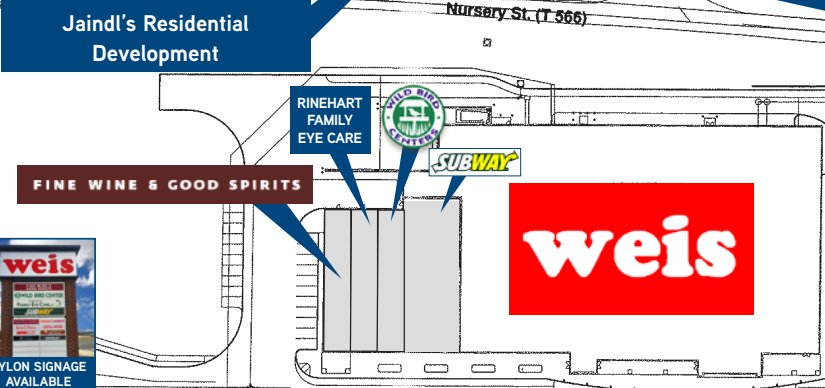
Jaind's Residential  
Development



400+/- RESIDENTIAL UNITS  
252 Apartments, 221 Homes

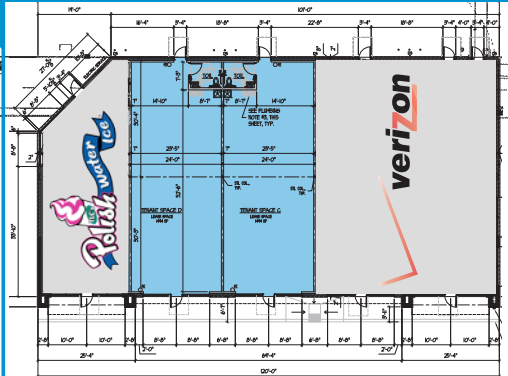


COMING 2018:  
St. Luke's Medical Facility



weis  
GAS N GO

NEW RETAIL STRIP WITH AVAILABLE SPACE



100+/-  
TOWNHOUSE  
DEVELOPMENT



Nursery St. (T 566)

Glenlivet West (T 975)

ROUTE 100 (SR 100)







Lehigh Valley  
Health Network







# DEMOGRAPHICS





## WITHIN 3 MILES

-  **18,614** people
-  **7,084** households
-  **\$92,040** average HHI
-  **20,400** employees

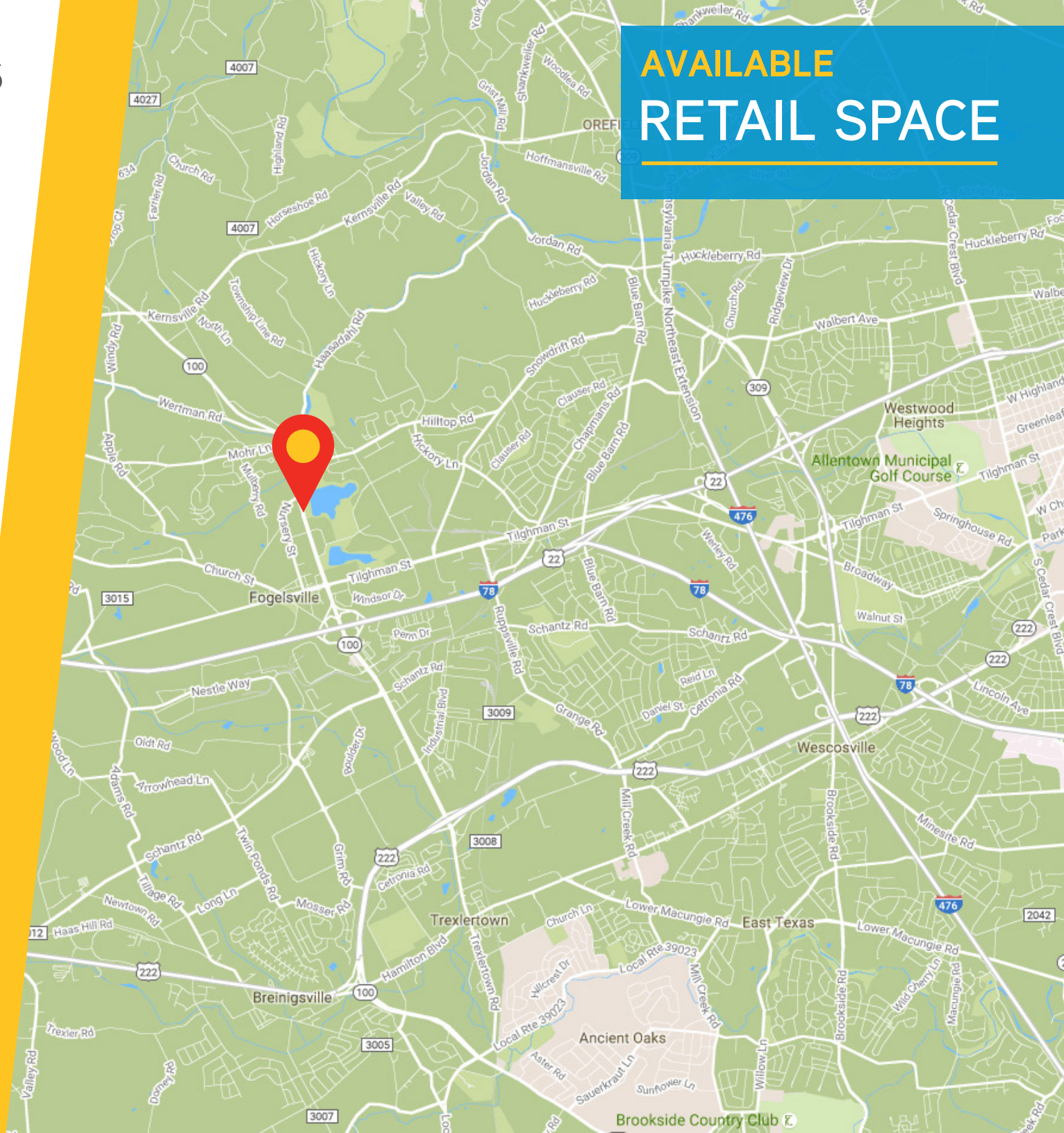
## WITHIN 5 MILES

-  **57,670** people
-  **21,508** households
-  **\$91,730** average HHI
-  **36,364** employees

## WITHIN 7 MILES

-  **120,689** people
-  **46,204** households
-  **\$85,156** average HHI
-  **63,127** employees

**AVAILABLE**  
**RETAIL SPACE**





LEHIGH HILLS SHOPPING CENTER



weis

KeyBank

Iron Run Industrial Park

RITE AID

First Commonwealth Federal Credit Union

WELLS FARGO

Comfort INN & SUITES

Hampton Inn

ARCOGA'S GRILLE HOUSE & SPORTS BAR

AVAILABLE RETAIL SPACE

Arby's, Famous Top Steak n Shake STEAKBURGERS, LONG JOHN SILVER'S we speak fish

STS TIRE & AUTO CENTERS

Pizza Hut

Cracker Barrel Old Country Store

SAMUEL ADAMS Brewery

Hilton Garden Inn

Wawa

Holiday Inn

TACO BELL

BURGER KING

100

222

State Hwy 100, Route 100B

Main St, Telford St

Old US Hwy 2

Fogelsville

78