

SALE OR LEASE

Prime 8 Acre Site with 64,000 SF Existing Shopping Center



MARSHALLS CREEK VILLAGE CENTER, 2610 MILFORD RD, E. STROUDSBURG, PA



EXCITING REDEVELOPMENT POTENTIAL: RETAIL, OFFICE, MEDICAL, MULTIFAMILY

Property Features

- Extensive frontage on Route 209 at Marshalls Creek and Seven Bridge Roads
- One half mile off Marshalls Creek Bypass
- Public water, sewer and gas on-site
- Convenient to I-80, Shawnee on the Delaware, local golf courses
- Anchored by Weis Markets
- Former drug store end cap available now
- Abundant on-site parking
- C-1 Commercial zoning
- 24,000 average daily vehicle count (PennDOT)



CONTACT US:

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COLLIERS INTERNATIONAL

Eight Tower Bridge

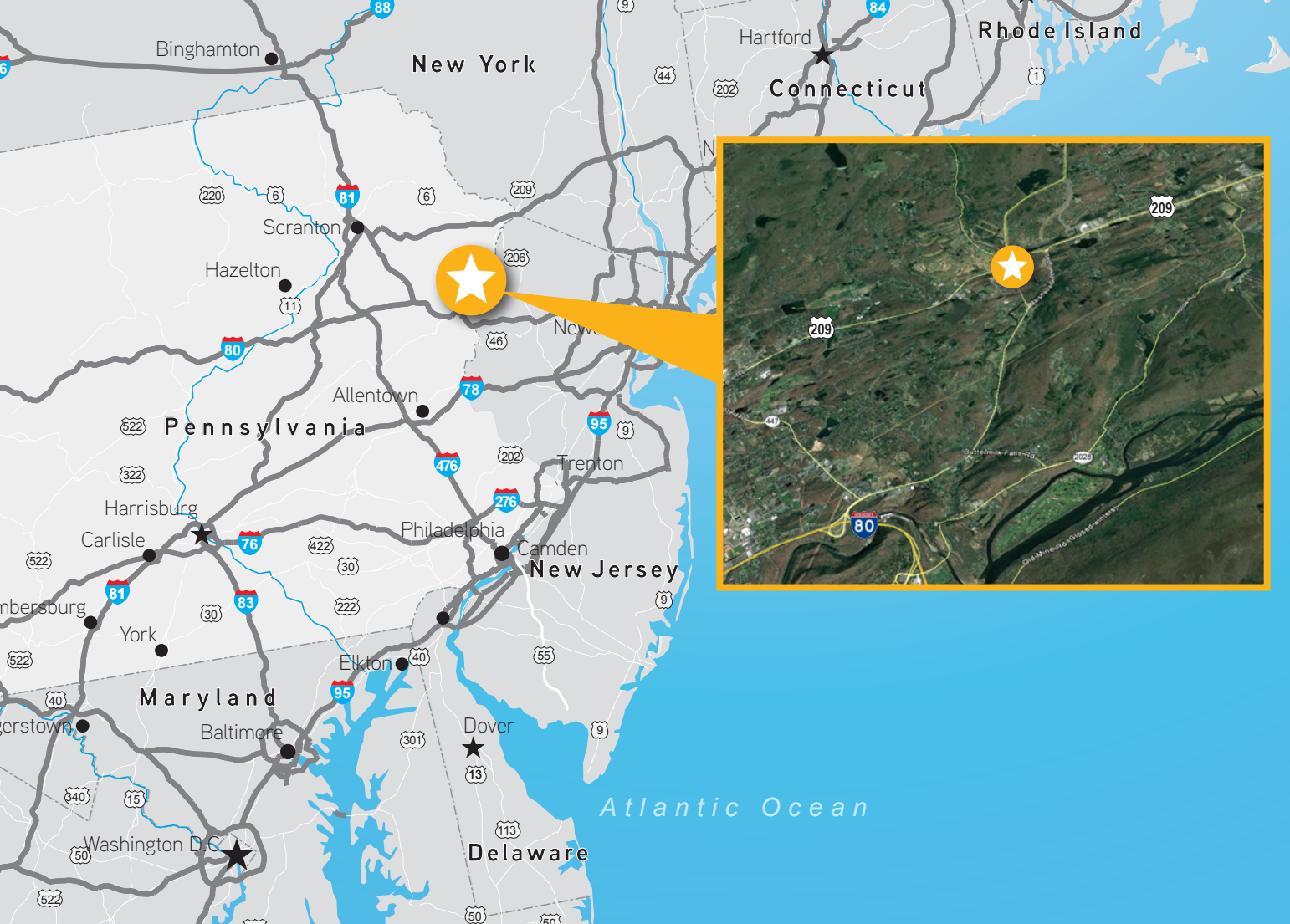
161 Washington Street, Suite 1090

Conshohocken, PA 19428

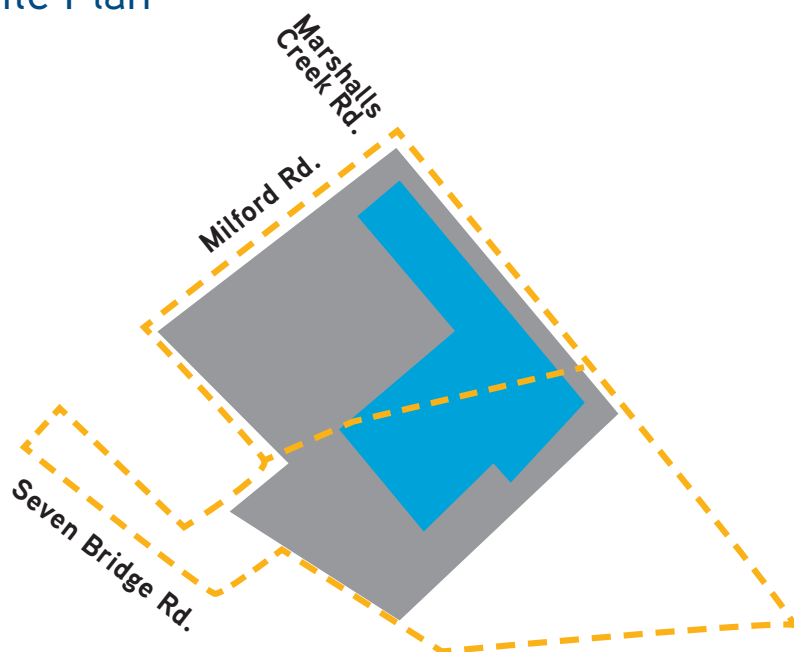
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Demographics (2016)	3 Mile	5 Mile	10 Mile
Population	9,104	38,485	95,687
Average HH Income	\$77,597	\$73,104	\$78,312
Total Households	3,438	13,204	33,841



Site Plan



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