

CBRE

TENANT
Name

Tenant
NAME

4100

WASHINGTON ROAD | McMURRAY

3,600 SF RETAIL SPACE | COMING SOON IN 2024 | DRIVE-THRU AVAILABLE

HIGHLIGHTS



Building Size
3,600 SF



Parking Spaces
18 • Drive-Thru Available

THE NEIGHBORHOOD

4100 Washington Road is located in Peters Township, an area known for its strong demographics, including household income, population, housing values, and exceptional school districts.

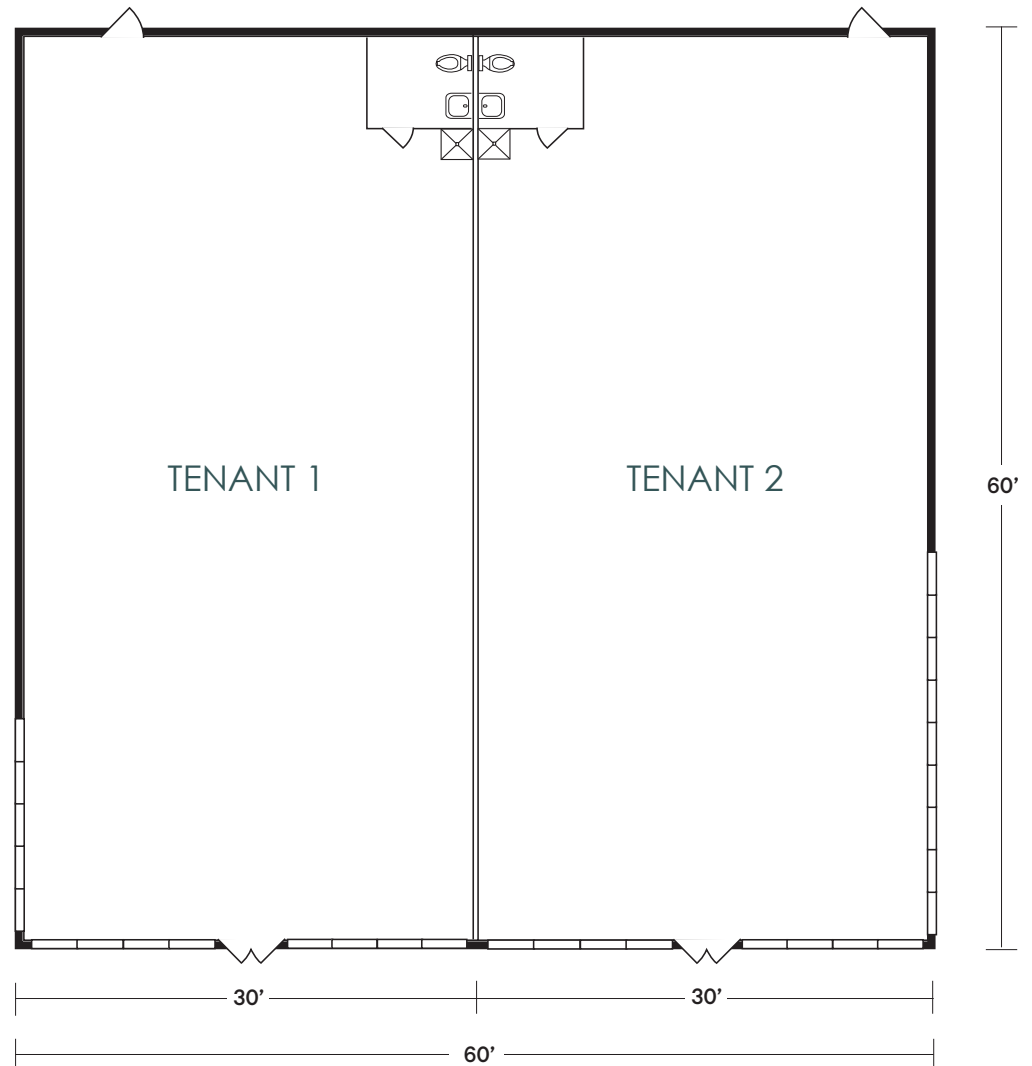
TRAFFIC GENERATORS

- Donaldson's Crossroads
1 min. / 0.4 mile
- South Hills Village Mall
11 min. / 6 miles
- Southpointe Business Park
8 min. / 2.9 miles
- The Meadows Racetrack & Casino
13 min. / 7 miles
- Downtown Pittsburgh
29 min. / 23 miles

4100

WASHINGTON ROAD (RT. 19) | McMURRAY, PA 15317

FLOOR PLAN






DEMOGRAPHICS


1 Mile


\$165,125
 Average Household Income


4,577
 Population

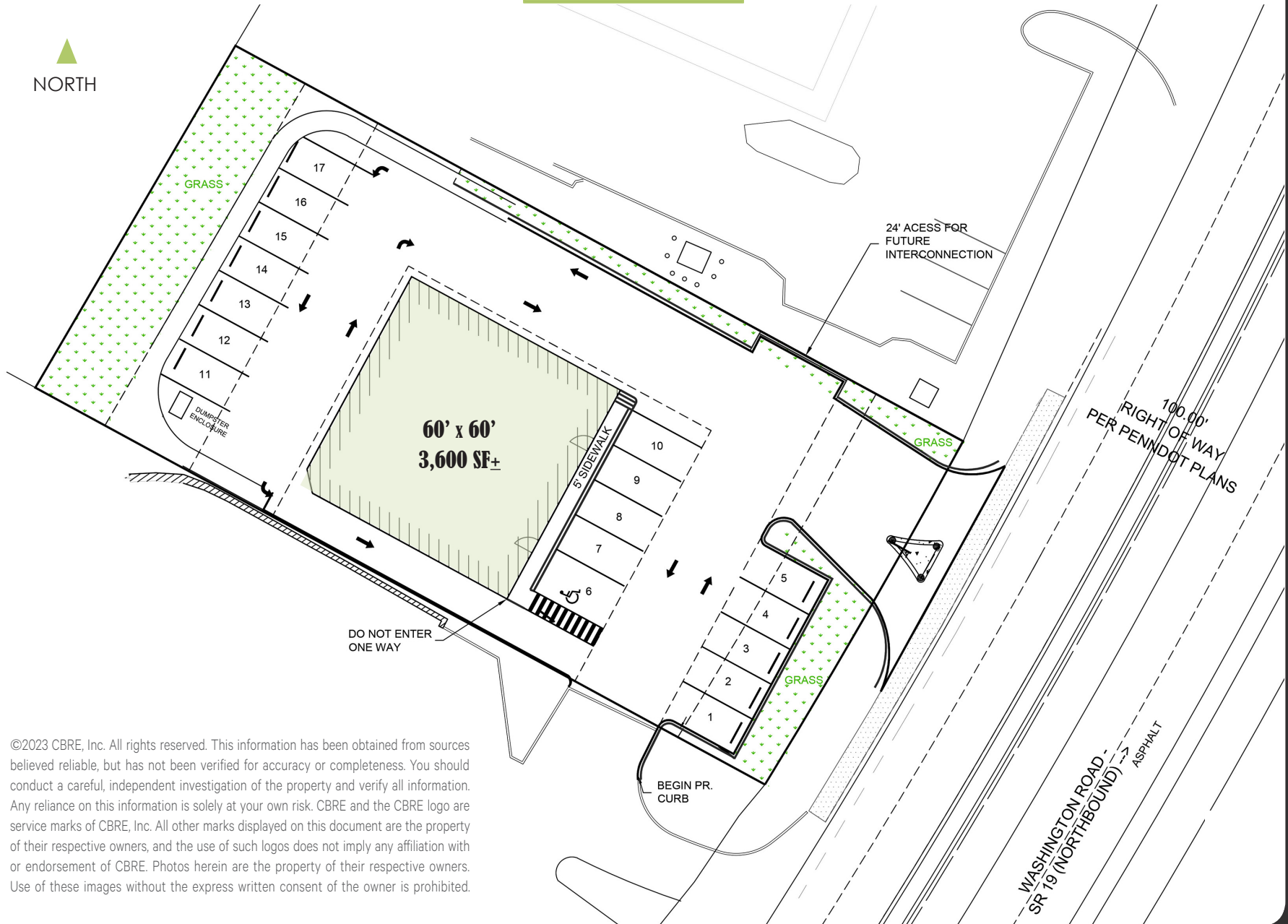

49.3
 Current Median Age


1,764
 Households

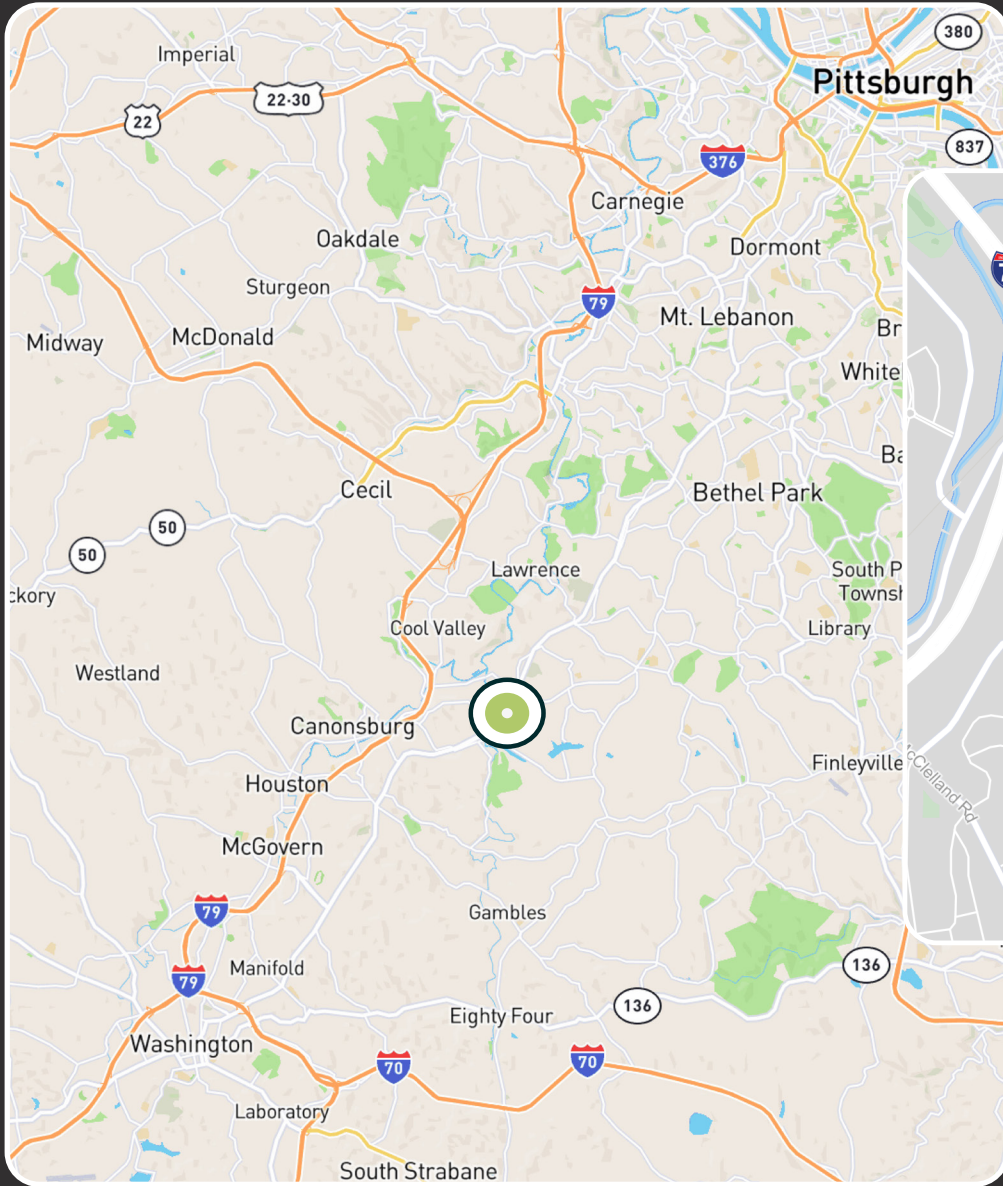

\$365,200
 Average Home Value


27,481
 Traffic Count
 (at Crosswinds Drive)

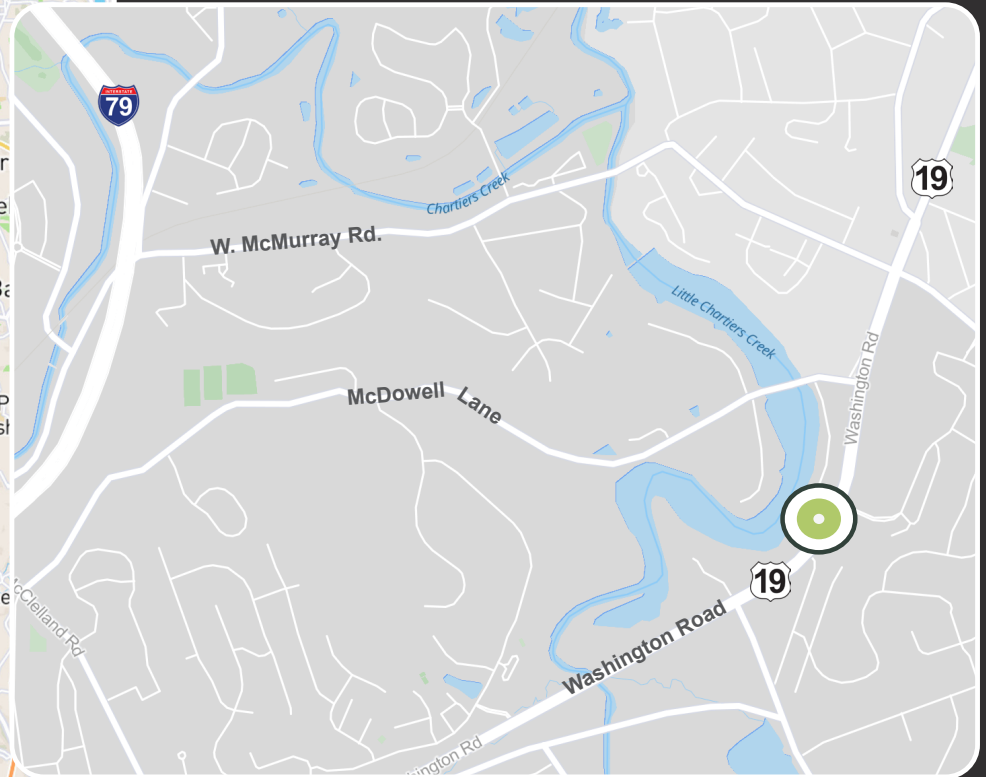
SITE PLAN



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LOCATION



- 7 min. / 2.7 miles from Southpointe
- 17 min. / 7.9 miles from Bridgeville
- 20 min. / 10 miles from Washington
- 30 min. / 25.7 miles from the Pittsburgh International Airport
- 37 min. / 22.8 miles from downtown Pittsburgh

CBRE

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