

LEASE PRICE: \$10.50/SF



601 MAIN STREET, JENKINS TWP, PA 18640

LATITUDE: 41.295800 LONGITUDE: -75.821386

1,500 SF immediately available for Lease located in the front of Heather Highlands Mobile Park in Inkerman Jenkins Township with hundreds of occupants. Perfect opportunity to provide many local and surrounding residents a new location for services such as a hair salon, barber shop, nail salon, ice cream shop, bakery café, smoothie or candy shop, donut shop, cell store or professional dentist or doctor's office. Plenty of parking with easy access off Main Street which is the route traveled from Pittston to Wilkes-Barre by many workers and travelers. Don't miss this chance whether you are looking to start a business, move or add another location.

PROPERTY DETAILS:

- 7,500 SF Building
- PIN: F1100A15A-33
- Public Utilities
- 9 ft. Ceiling Heights
- Insulated
- Vinyl Floor Covering
- Aluminum Exterior
- Flat Rubber Roof
- Propane Fuel
- Central A/C
- 200 amp Single Phase Electric
- 29 Parking Spaces
- Zoned R-2 (Two-Family Residential)
- Pylon Signage at Street
- AADT: 9,029 Vehicles (PennDOT TIRe 061721)

2023 DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	3,208	46,299	104,952
HOUSEHOLDS	1,548	21,302	46,009
MEDIAN HH INCOME	\$61,061	\$63,586	\$58,417

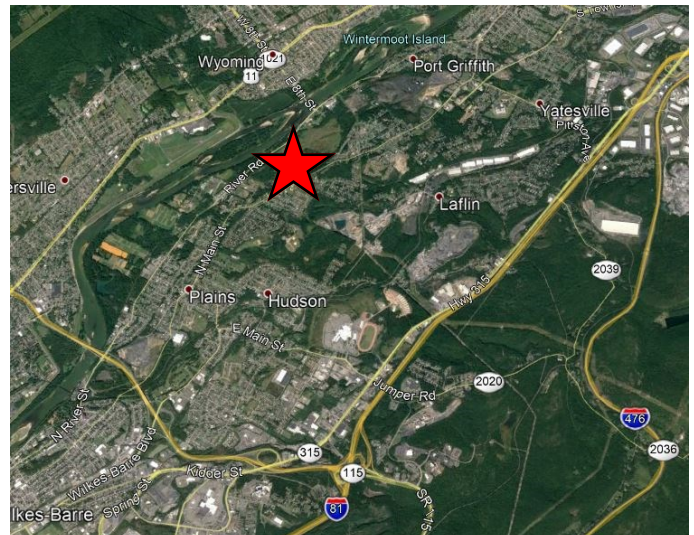
Source: Esri

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