



201 N. WASHINGTON AVENUE, SCRANTON, LACKAWANNA COUNTY, PA 18503

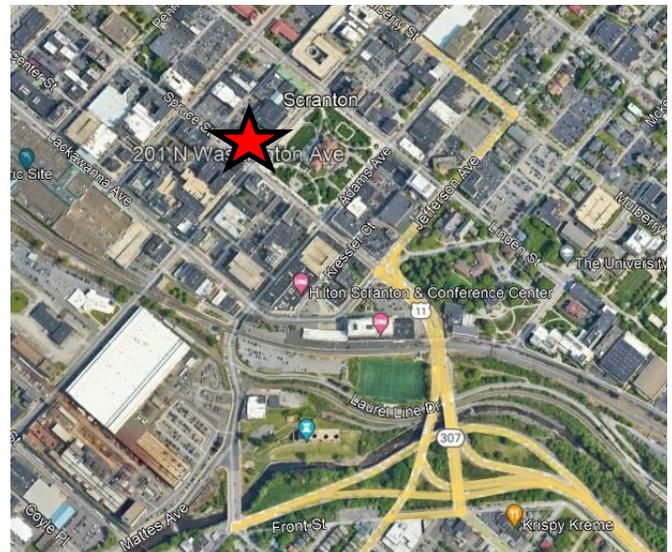
Available for lease, first floor retail space located on corner of N. Washington and Biden Street. Formerly Rite Aid store location.

LATITUDE: 41.408210

LONGITUDE: -75.663790

PROPERTY DETAILS:

- 6,280 SF+/- Ground Floor
- 1,512 SF+/- Lower Level
- Flat Roof
- Block / Brick Exterior
- Public Utilities
- Gas Forced Hot Air Heat
- Central A/C
- 800 total amps (400 of which are 3 p)
- On-Street Parking
- Zoned D (City Downtown Mixed Use)
- AADT: 8,695 (N. Washington Ave.) PENNDOT TIRe 2020
- AADT: 3,763 (Biden St.) PENNDOT TIRe 2021



2025 DEMOGRAPHICS

| | 1 Minute Drive Time | 3 Minute Drive Time | 5 Minute Drive Time |
|-------------------------|---------------------|---------------------|---------------------|
| POPULATION | 535 | 3,391 | 22,183 |
| HOUSEHOLDS | 399 | 1,684 | 7,706 |
| MEDIAN HH INCOME | \$21,407 | \$19,950 | \$31,983 |

Esri

For Information Contact:

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Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, prior sale/lease, withdrawal notice, or other conditions.

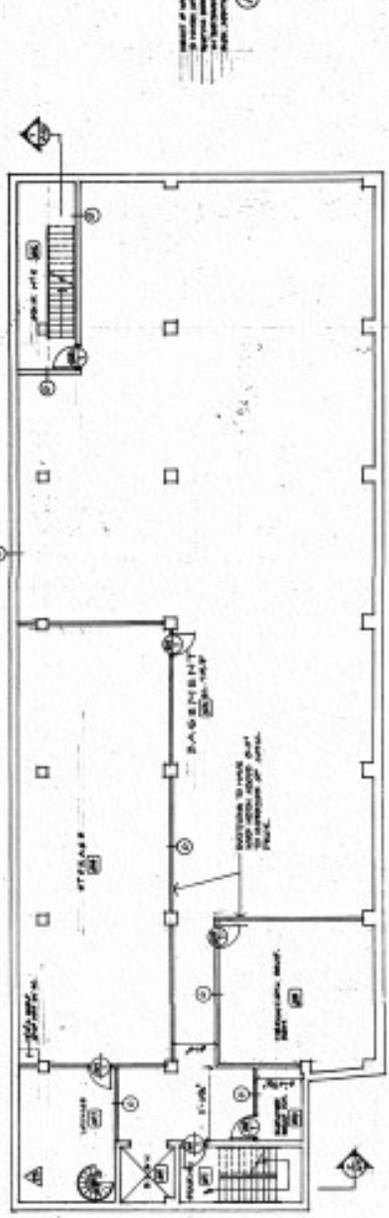
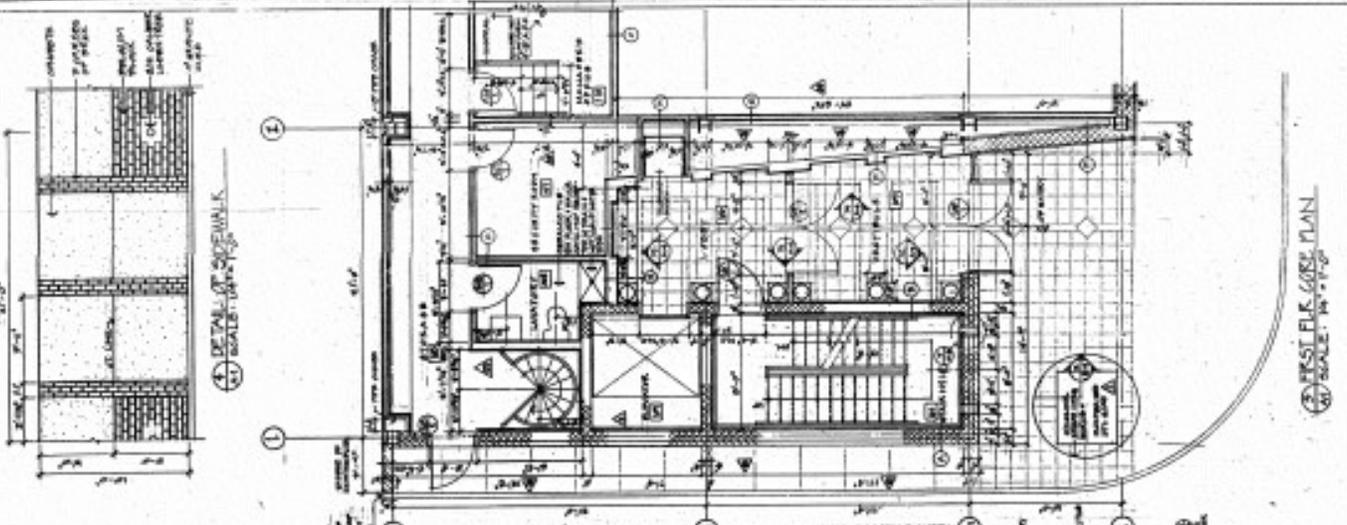


LEUNG HEMMLER CAMAYD P.C.
 300 LINCOLN ST.
 SCRANTON, PA.

REVISIONS
 1. ALL DIMENSIONS TO FACE UNLESS OTHERWISE NOTED
 2. ALL DIMENSIONS TO CENTER UNLESS OTHERWISE NOTED
 3. ALL DIMENSIONS TO CENTER UNLESS OTHERWISE NOTED

BASEMENT & FIRST FLOOR PLANS
 RITE AID BUILDING
 OFFICE 87, 88 N. WASHINGTON AVE.
 SCRANTON, PA.

DATE: 04/01/1978
 SCALE: 1/8" = 1'-0"
 A-1
 DRAWING NO.



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