

For LEASE

Warren Market Street

74 Market Street Warren, PA 16365



- Located at the Southern end of Market Street, in the heart of the Downtown Business District of the City of Warren. Primary access into the area is via US Route 6, a major east – west highway and US Route 62, which travel north-south across northwest Pennsylvania.
- The City of Warren is the County Seat of Warren County and is situated along the Allegheny River. The center is in close proximity to Allegheny National Forest and the Kinzua Dam, both major tourist attractions. The Allegheny National Forest Headquarters is in Warren.
- This 120,333 SF center is anchored by a 66,000 SF Tops Market. Other notable national retailers include Dollar General, AT&T Wireless House of TV, and White Cane Coffee as well as several other regional and local retailers.
- Area retailers include Walmart, Lowes, Big Lots, Aldi, Dunham's Athletics, and Dollar Tree and major employers in Warren are United Refining, Northwest Savings Bank and Superior Tire & Rubber. Prominent Pylon Signage is available.



Demographics	3 Miles	5 Miles	10 Miles
Population	14,496	17,165	25,044
Households	6,542	7,689	11,061
Ave HH Income	\$71,256	\$71,088	\$76,242

Demographics Source: SitesUSA (ReGis) 2021 Estimates



Michael A. Smith - Michael@LLDEnterprises.com
 Director of Leasing / Licensed Real Estate Salesperson
 585-244-3575 ext. 310

415 Park Avenue - Rochester, NY 14607

WWW.LLDENTERPRISES.COM



Tenant Index		Mailing Address
1.Storage.....	1,215 s.f.	
2.Anytime Fitness.....	5,957 s.f.	24
2A. Atlantic Broadband.....	5,729 s.f.	
3.Available.....	2,747 s.f.	28
4.White Cane Coffee.....	2,148 s.f.	30
5.AT&T Wireless.....	1,580 s.f.	32
6.Available.....	6,464 s.f.	36
7.Dollar General.....	13,200 s.f.	40
8.Wine 'n Spirits.....	5,271 s.f.	44
9.Available.....	4,182 s.f.	48
10.Coin Laundry.....	3,226 s.f.	52
11.House of Television Rentals.....	3,088 s.f.	56
12.Available.....	2,784 s.f.	60
13.One Main Financial.....	1,947 s.f.	64
14.Tops Markets.....	66,000 s.f.	74
15.Little Caesars.....	1,425 s.f.	90

WARREN MARKET STREET

74 Market Street Warren PA 16365

LLD
ENTERPRISES

415 Park Avenue • Rochester, NY 14607
585.244.3575 • www.LLDEnterprises.com