

# NITTANY MALL

2901 East College Ave. State College, PA 16801

## PROPERTY

## HIGHLIGHTS

| Demographics     | 1 mile    | 3 miles   | 5 miles  |
|------------------|-----------|-----------|----------|
| Population       | 2,072     | 12,091    | 78,279   |
| Avg. HH Income   | \$126,413 | \$129,806 | \$91,005 |
| Total Households | 838       | 3,035     | 26,574   |

- Only enclosed shopping mall within 40 miles
- 45,000 students within 5 miles
- 26,000 faculty workers at Penn State

## NOTES

- GLA: 533,000 SF
- Availabilities: In-line Space
- Traffic Count: 54,000 VPD

## ANCHORS

- Dunham's Sports, Rural King, Gabe's, Bally's Casino & Planet Fitness



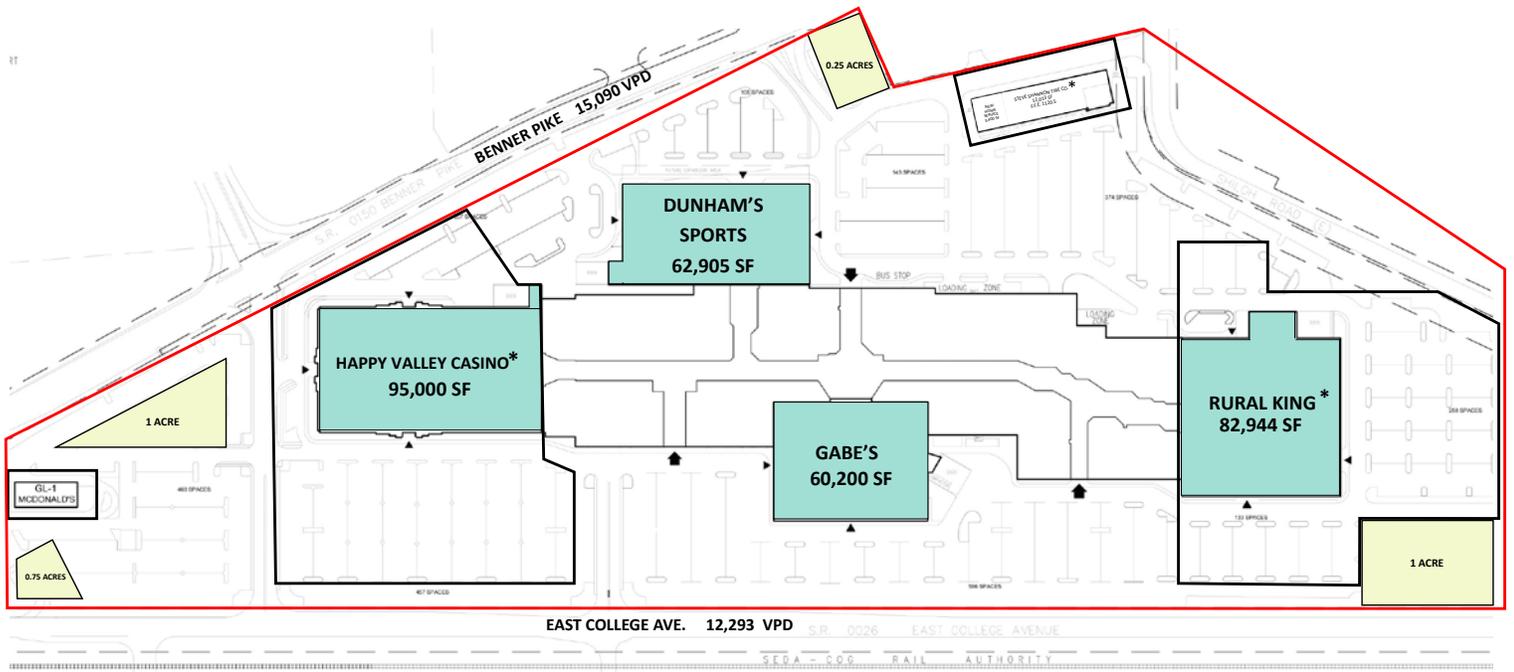
**MASON**  
ASSET MANAGEMENT

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## SITE PLAN



\*NOT OWNED

LEASED AVAILABLE



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## RETAILER MAP



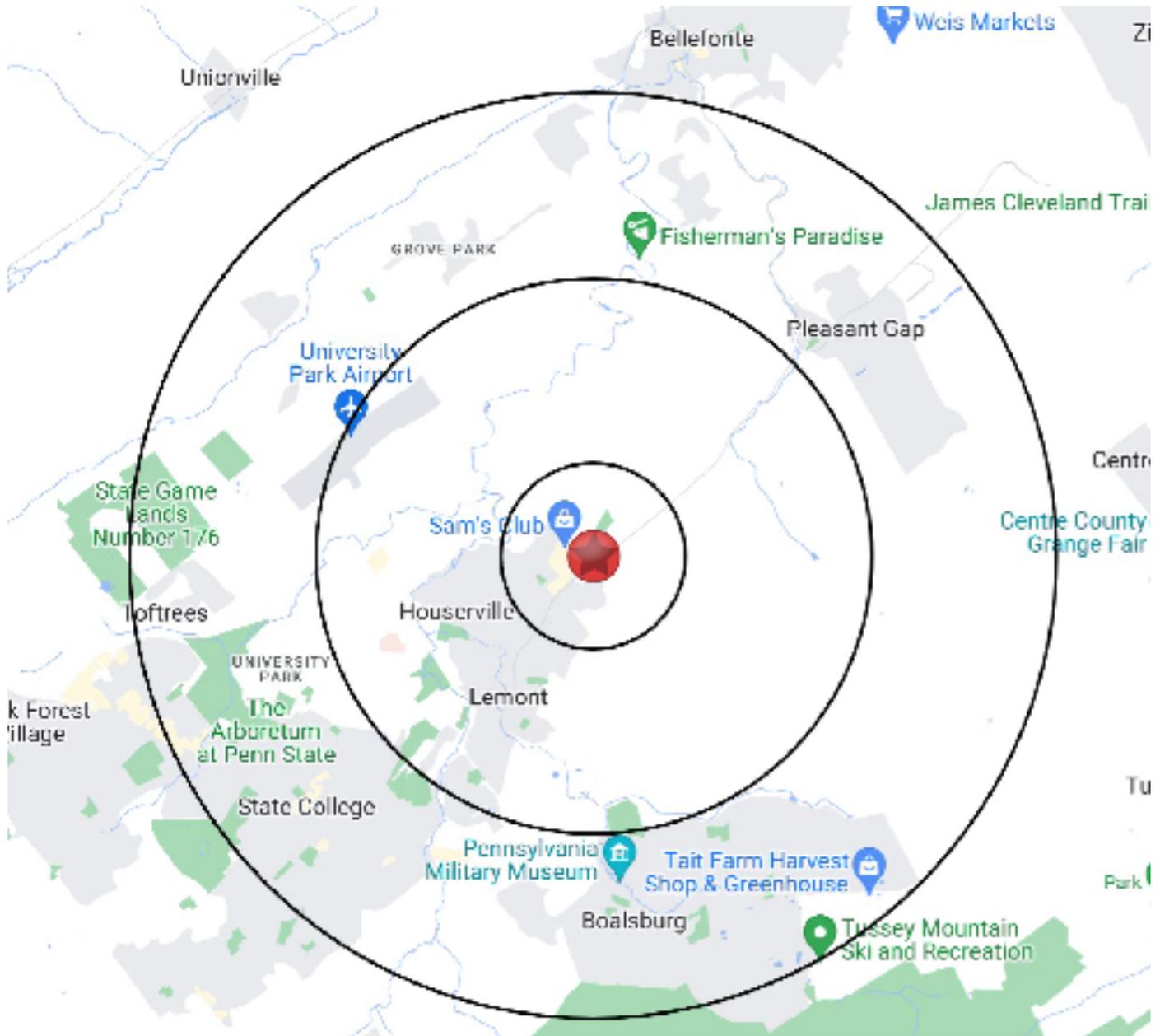
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## RADIUS MAP



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