

PRIME  
RETAIL/OFFICE  
SPACES

# FOR LEASE

AVAILABLE  
RETAIL:

- 5,400 SF
- 10,000 SF
- 98,000 SF

OFFICE SPACE:

- 1,600 SF

**3843-3859 NAZARETH PIKE AT  
ROUTES 191 & 22, BETHLEHEM, PA**

**BETHLEHEM PLAZA**



Bethlehem Plaza is a well positioned shopping center on Rt. 191 just south of the Rt. 22 exit. Bethlehem Plaza shares a full movement signalized intersection with Bethlehem Square (Giant Foods, Wal-Mart, Home Depot) directly across the street.

1,600 SF Second Floor Office Space and 5,400 SF - 98,000 SF Retail Space available for immediate lease. 98,000 SF space is divisible to 18,000 SF and 80,000 SF. Great line up of local, regional and national tenants! Join Aldi, Dollar Tree, Hibachi Grill and Buffet, SuperCuts, AT&T, Good Shepherd Rehabilitation, Mariner Financial, Ideal Image, CosmetINk, Optimum Performance Center, China King, Salon Bronze Tanning Salon, Indian Mart and more great tenants!!!

### AVAILABLE RETAIL & OFFICE SPACES

Space 3	5,400 SF	\$14.00 SF/YR NNN
Space 8	10,000 SF	\$14.00 SF/YR NNN
Space 10/11	98,000 SF	\$12.00 SF/YR NNN
Bldg A 2nd Fl Office #2	1,600 SF	\$18.00 SF/YR NNN



**kw**  
KELLERWILLIAMS.  
REAL ESTATE

Each office is individually owned and operated

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 **THE James Balliet**  
PROPERTY GROUP

# TRAFFIC



Strip Center has incredible visibility and is situated on heavily traveled Route 191 and located within blocks of US Route 22.

1. Hibachi Grill & Buffet
2. Salon Bronze Tanning
3. **AVAILABLE 5,400 SF**
4. K-Nails
5. Dollar Tree
6. China King
7. Indian Mart
8. **AVAILABLE 10,000 SF**
9. Aldi
- 10-11. **AVAILABLE 98,000 SF**



### Building A 1st Floor

- A1. Supercuts
- A2. AT&T
- A3. Cosmetink Beauty
- A4. IDEAL Image
- A5. Mariner Financial

### Building A 2nd Floor

- S1. Good Shepherd Rehab
- S2. **1,600 SF AVAILABLE**
- S3. Christmas City Dentistry
- S4. AKAL Associates



Strip center is across signalized intersection from Walmart, Home Depot, Giant Foods, Fine Wine & Good Spirits and much more.



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