



Pierpont Centre

Owned and operated by WHLR

**TOTAL
VISITORS
457.2K
(12 MONTHS)**

Discover the ultimate shopping experience at Pierpont, the premier retail destination just east of downtown Morgantown. Conveniently located only 3 miles from West Virginia University and downtown Morgantown WVU's Morgantown Campus, Pierpont boasts a wide selection of renowned retailers such as Five Below, Michaels, Hallmark and Dollar Tree. This center truly excels at catering to its loyal customers. Don't miss out on experiencing why Pierpont is the preferred shopping destination for both locals and visitors.

OVERVIEW

**510-889 Venture Drive
Morgantown, WV 26508**

For Lease

Type: Retail

Total SF: 111,162

RETAILERS INCLUDE



LEASING ASSOCIATE

DEMOGRAPHICS

| | 3 MILES | 5 MILES | 10 MILES |
|---------------------|----------|----------|----------|
| POPULATION | 30,867 | 80,427 | 105,781 |
| HOUSEHOLDS | 11,647 | 30,914 | 40,023 |
| AVG. HH INCOME (\$) | \$78,591 | \$79,047 | \$78,660 |
| MEDIAN AGE | 28 | 29 | 32 |



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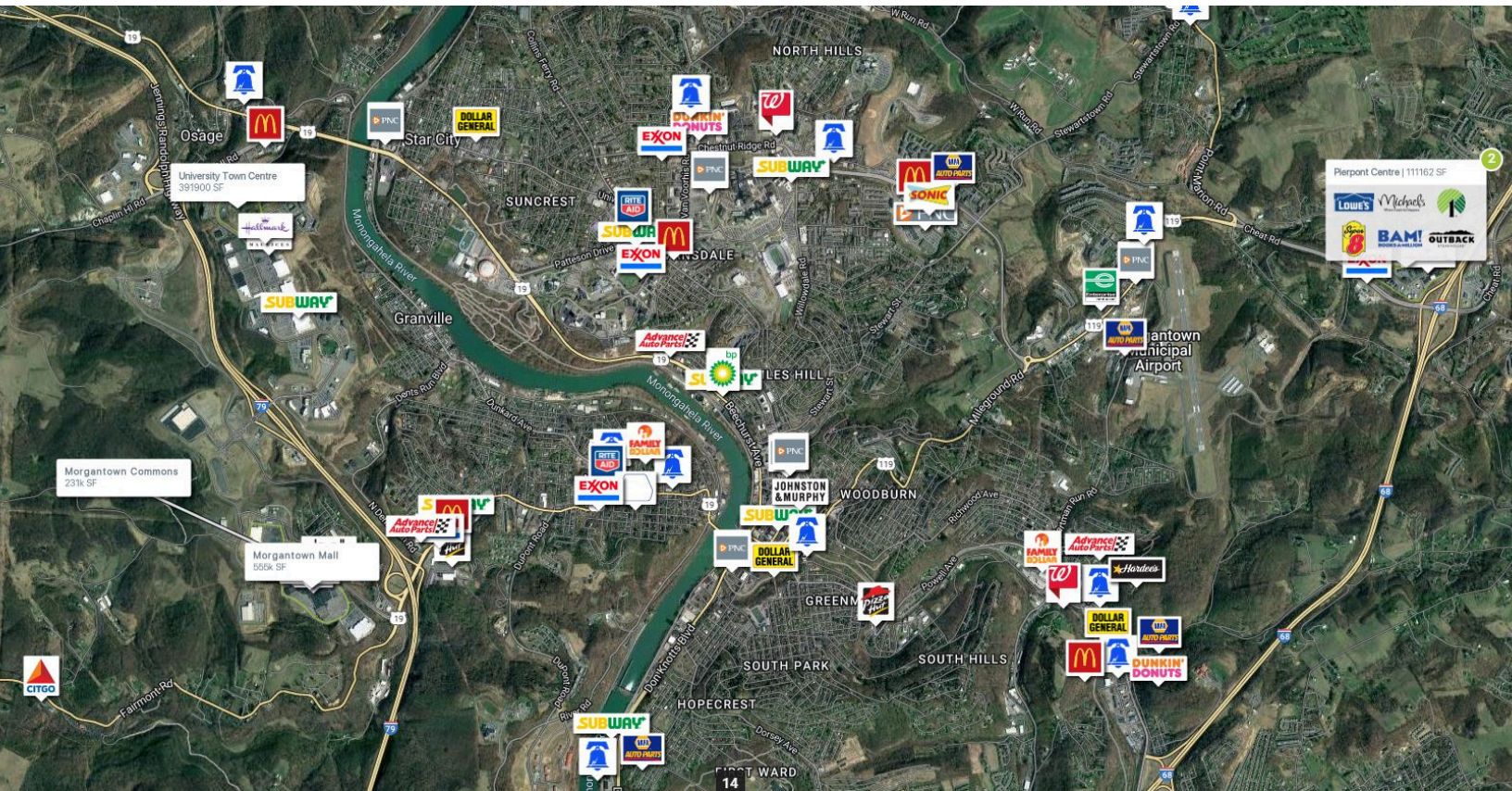


| SUITE | TENANTS | S.F. | TENANTS | S.F. |
|--------|------------------------------|--------|---------------------|---------|
| 1 | Price Cutter | 37,500 | Clear Mountain Bank | 13,500 |
| 2 | Michaels | 20,580 | BFs | 7,500 |
| 3 | Davis Kitchen & Title | 2,646 | Wendy's | 3,350 |
| 4 | Heavenly Ham | 2,646 | AVAILABLE | 5,037 |
| 5 | Hallmark | 5,020 | Outback Steakhouse | 5,608 |
| 28 | Bella Nails | 1,959 | Ruby Tuesday | 5,489 |
| 6 & 7 | Our Family Craft Shop | 6,222 | Talbots | 4,200 |
| 8 | Mail & More | 1,563 | Super 8 Motel | 26,500 |
| 9 & 10 | Spencer and Kuehn Inc. | 3,559 | Holiday Inn Express | 36,000 |
| 11 | Five Below | 11,920 | Lowe's | 135,000 |
| 12 | Eye to Eye Optical | 1,436 | | |
| 13 | AVAILABLE - hair salon ready | 1,725 | | |
| 14 | Elie's Cafe | 1,598 | | |
| 15 | Smoker Friendly | 1,598 | | |
| 16 | Comcast | 3,045 | | |
| 17 | Dollar Tree | 8,145 | | |

Not Owned by WHLR

Pierpont Centre

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Morgantown, WV 26508



AADT: 27,952 (Cheat Road)

Avg. Hourly Traffic: 1,164 (Cheat Road)

DISCLAIMER

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