

**K&T NAIL**

**Massage E**



**1,500 SF RETAIL SPACE AVAILABLE | FORMER HAIR SALON**

RETAIL | FOR LEASE

**RICHLAND MALL**

5375 WILLIAM FLYNN HIGHWAY, GIBSONIA, PA 15044

**ZAMAGIAS**  
PROPERTIES

## Property Highlights

217K

sq foot center

15+

retail tenants

1.3M

visits per year\*

### High volume grocery-anchored shopping center

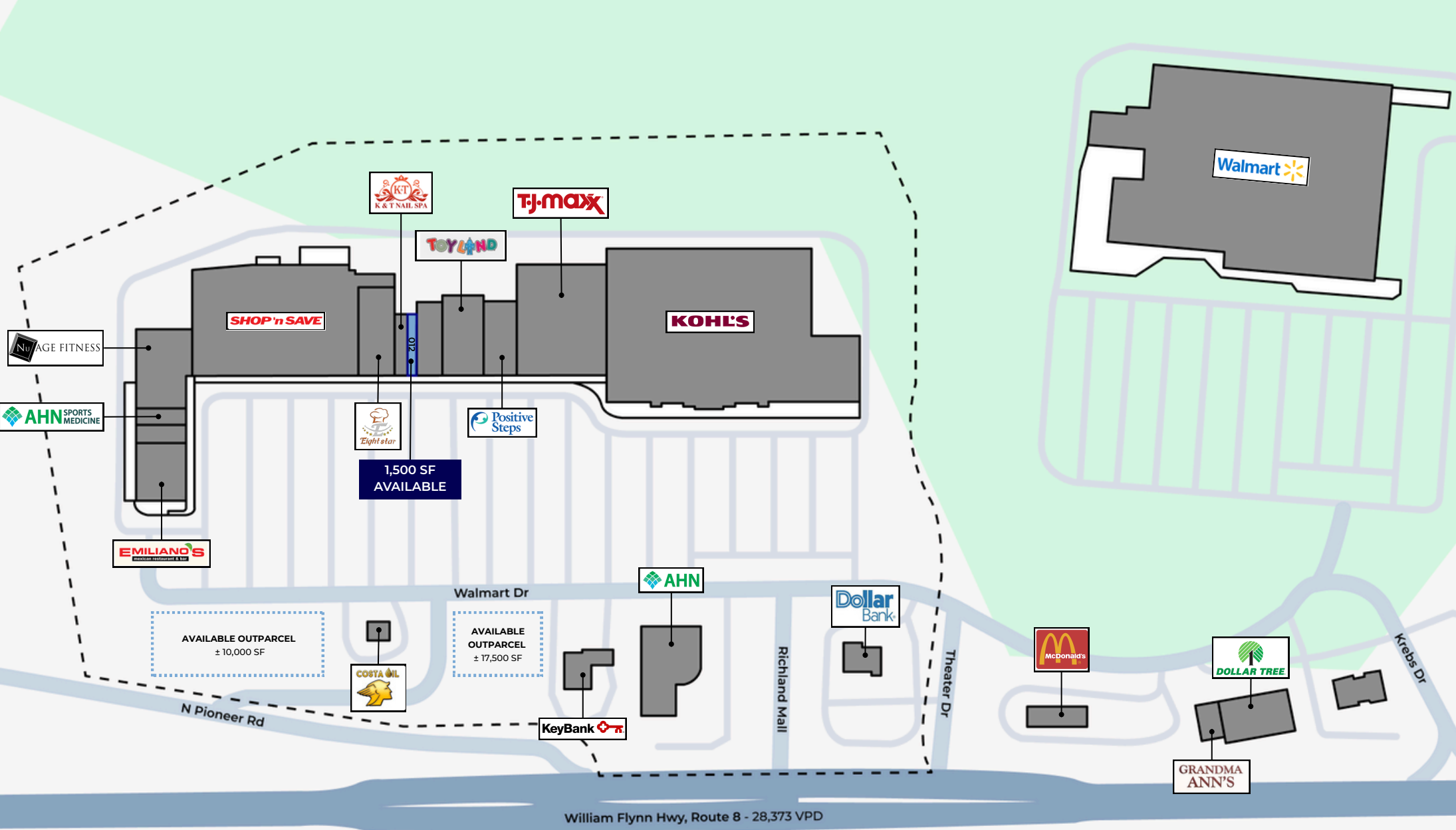
- Richland Mall is a recently redeveloped 217,636 SF community center located at Exit 39 of PA Interstate 76 with easy on/off access. The center is easily accessible to surrounding communities and receives excellent visibility from the area's major retail corridor, Route 8.
- Draws from a large consumer base, including a trade area of 85.43 mi<sup>2</sup>.\*
- Co-tenants include: Kohl's, T.J. Maxx, SHOP 'n SAVE, Emiliano's, NuAge Fitness Center, Toyland, 8 Star Cuisine, Allegheny Health Network, and others.



| Radius | Population* | Avg. HH Income* |
|--------|-------------|-----------------|
| 1 mi   | 6,886       | \$119,915       |
| 3 mi   | 27,366      | \$153,313       |
| 5 mi   | 67,680      | \$158,668       |

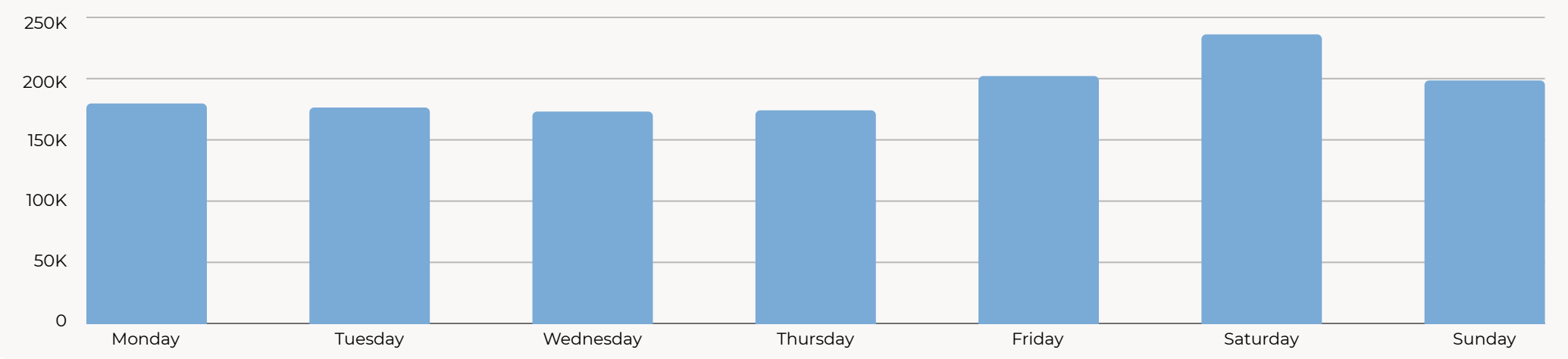
\*Source: Placer.ai, 2025

# Richland Mall Site Plan & Availability: Unit 012

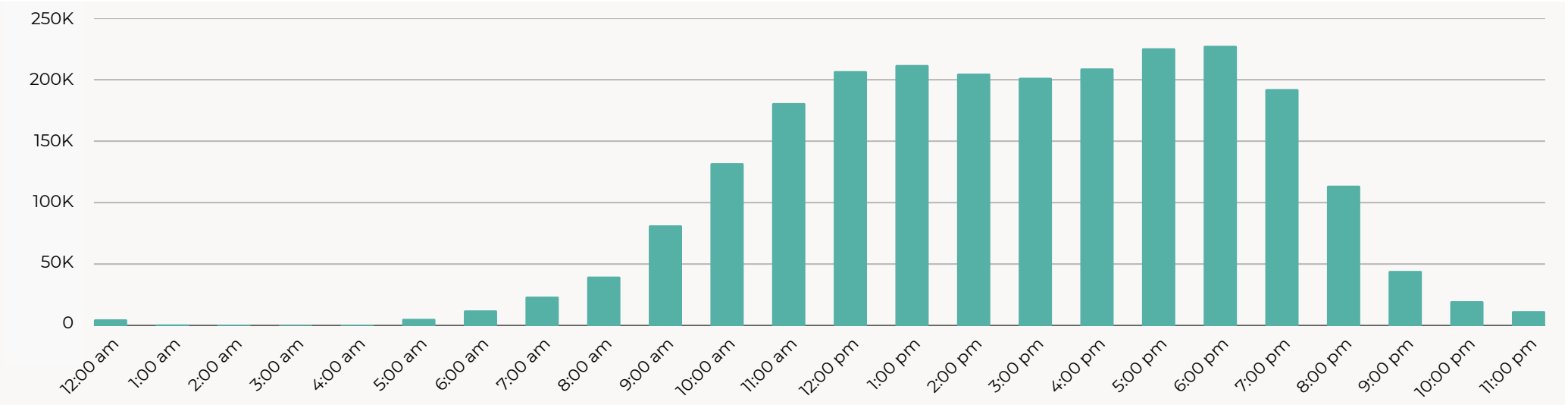


# Richland Mall Visits

Daily Visits (12 months)



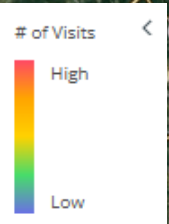
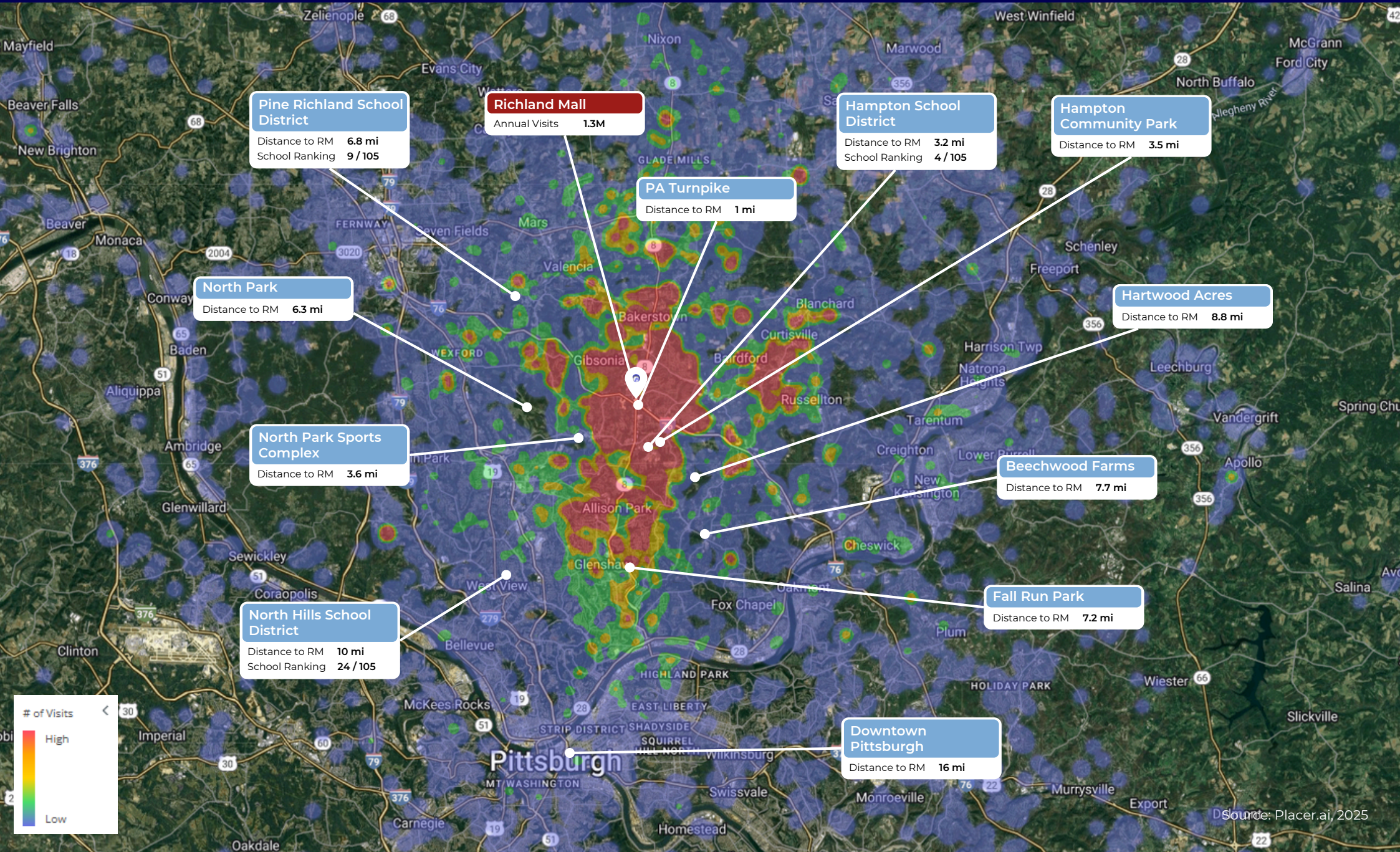
Hourly Visits (12 months)



Source: Placer.ai, 2025

# Richland Mall Trade Area

TRADE AREA SIZE  
**85.43 mi<sup>2</sup>**



Source: Placer.ai, 2025

# Contact

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