



**44,970 SF PLUS 10,855 SF MEZZANINE AVAILABLE FOR LEASE | IDEAL FOR WAREHOUSE AND SEVERAL RETAIL USES**

RETAIL | FOR LEASE

# ROBINSON TOWN CENTRE

1450 PARK MANOR BOULEVARD, PITTSBURGH, PA 15205

**ZAMAGIAS**  
PROPERTIES

## Property Highlights

456K

sq foot “power center”


50+

retail tenants

5.2M

visits per year\*

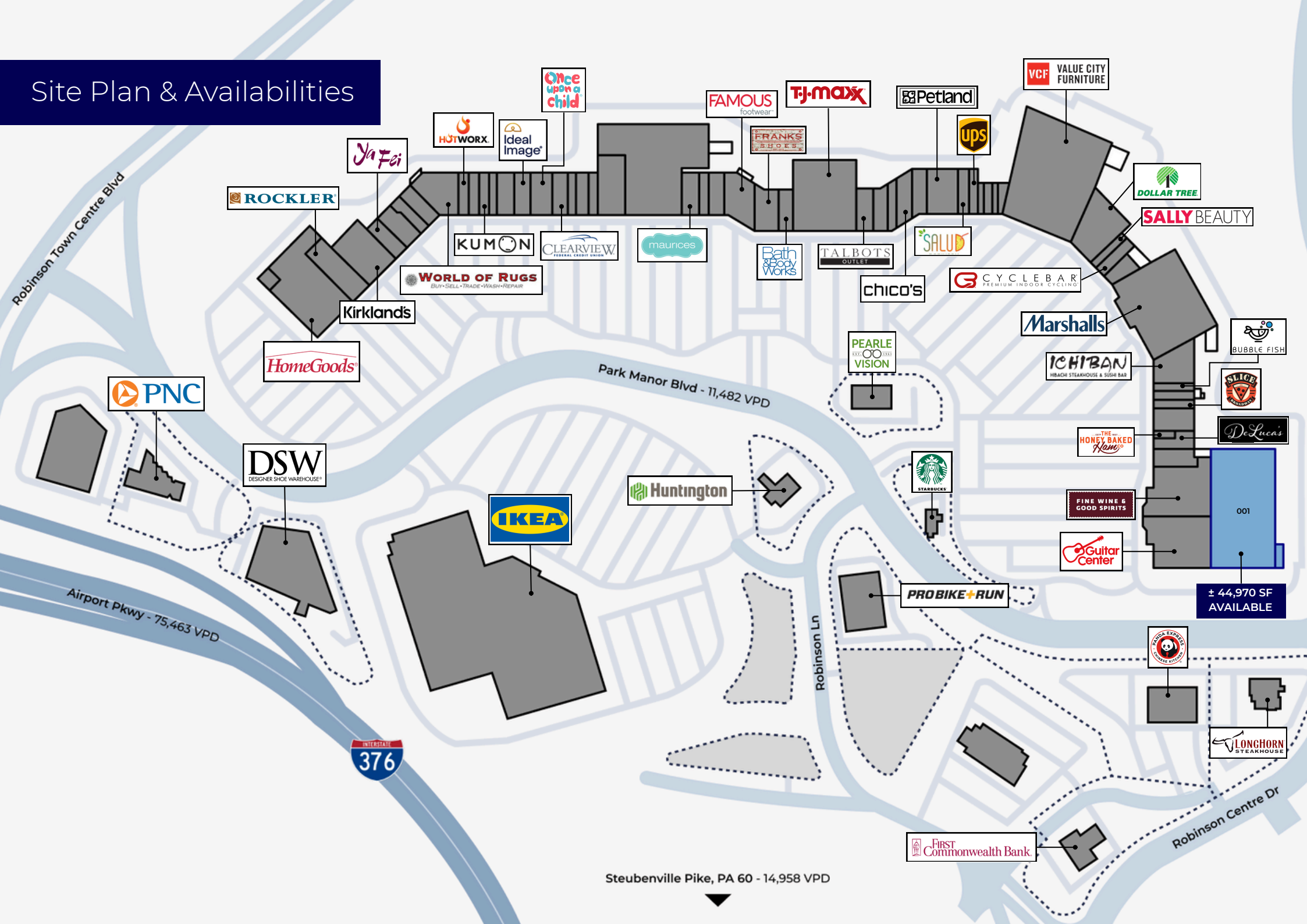
- Robinson Town Centre is a 456,029 SF “power center” located alongside Interstate 376 on Routes 60 and 22/30. The center is within a 20 min drive of Pittsburgh International Airport (8 mi) and Downtown Pittsburgh (12 mi).
- Sees 5.2M visits per year, placing in the top 4% of shopping centers in PA and nationwide by visits.\*
- Draws from a large consumer base, including a trade area of 346.36 sq mi / 667,611 people.\*
- Retail anchors include HomeGoods, Value City Furniture, Marshalls, T.J. Maxx, and Guitar Center.



Radius	Population*	Avg. HH Income*
1 mi	2,368	\$94,687
3 mi	25,220	\$125,868
5 mi	86,077	\$112,185

\*Source: Placer.ai, 2025

# Site Plan & Availabilities



# Unit 001 Overview: Up to 55,825 SF Available

- Up to 55,825 SF ( $\pm 44,970$  SF + additional 10,855 SF mezzanine); potential to demise space
- Ideal for a warehouse use, retail use, gyms, restaurants, service business, professional business, and several other uses
- Current specs include:
  - Two shipping/receiving docks that accommodate full-size trailers
  - Gas & electric supply already available
  - Existing retail entry
  - Employee office room
  - ADA-compliant restrooms
  - Space for compactor
- Dimensions:
  - Frontage: 160 ft
  - Ceiling height: 20 ft (18 ft to joists)
  - Column spacing: 31 ft
- Prominent visibility & signage opportunity at 4-way intersection (Park Manor Blvd & Robinson Centre Dr) with 17,931 VPD



# Notable Tenants

Anchor Tenants



**510.7K**

Annual Visits

**10/43**

Chain Rank by  
Visits, State



79%



**473.2K**

Annual Visits

**9/32**

Chain Rank by  
Visits, State



75%



**353.4K**

Annual Visits

**62/200**

Chain Rank by  
Visits, State



69%



**324K**

Annual Visits

**7/20**

Chain Rank by  
Visits, State



70%



**256.8K**

Annual Visits

**74/344**

Chain Rank by  
Visits, State



78%



**143K**

Annual Visits

**1/8**

Chain Rank by  
Visits, State



100%



**96.4K**

Annual Visits

**1/7**

Chain Rank by  
Visits, State



100%

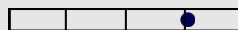


**88K**

Annual Visits

**10/36**

Chain Rank by  
Visits, State



75%

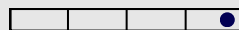


**85.5K**

Annual Visits

**2/10**

Chain Rank by  
Visits, State



90%

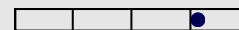


**80.6K**

Annual Visits

**8/36**

Chain Rank by  
Visits, State



80%

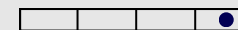


**75K**

Annual Visits

**2/8**

Chain Rank by  
Visits, State



87%

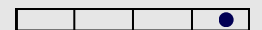


**29.4K**

Annual Visits

**88/682**

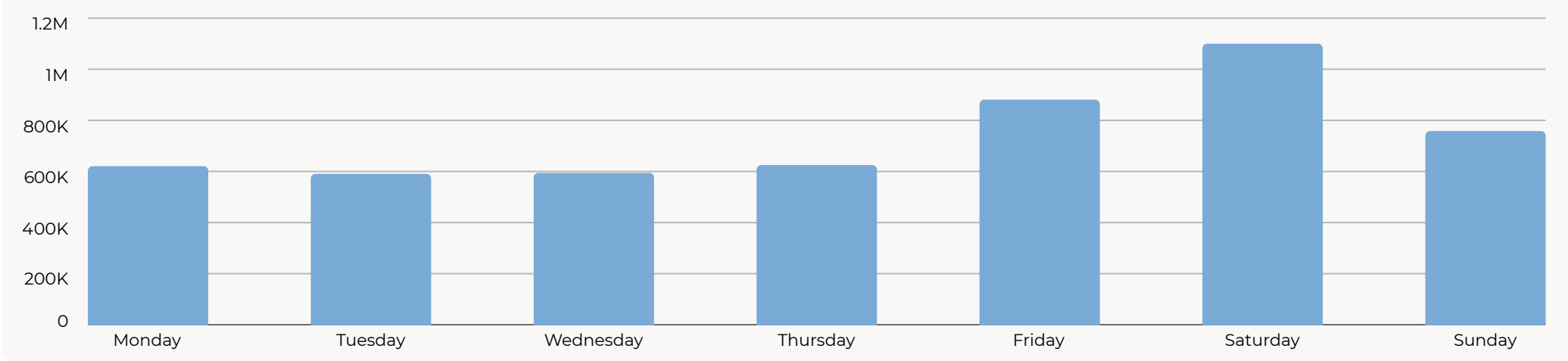
Chain Rank by  
Visits, State



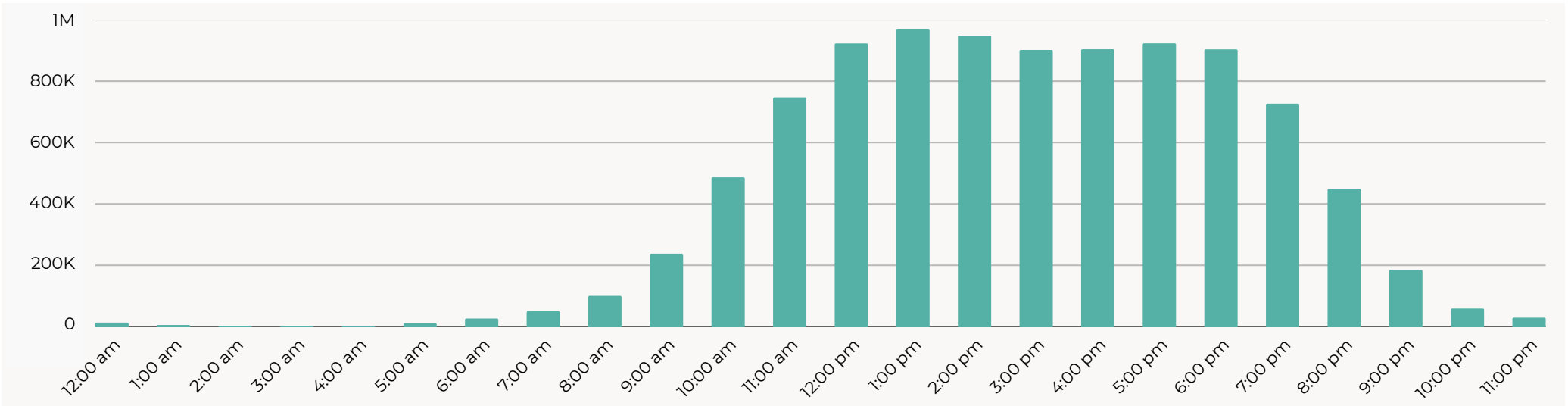
87%

# Robinson Town Centre Visits

Daily Visits (12 months)



Hourly Visits (12 months)



Source: Placer.ai, 2025

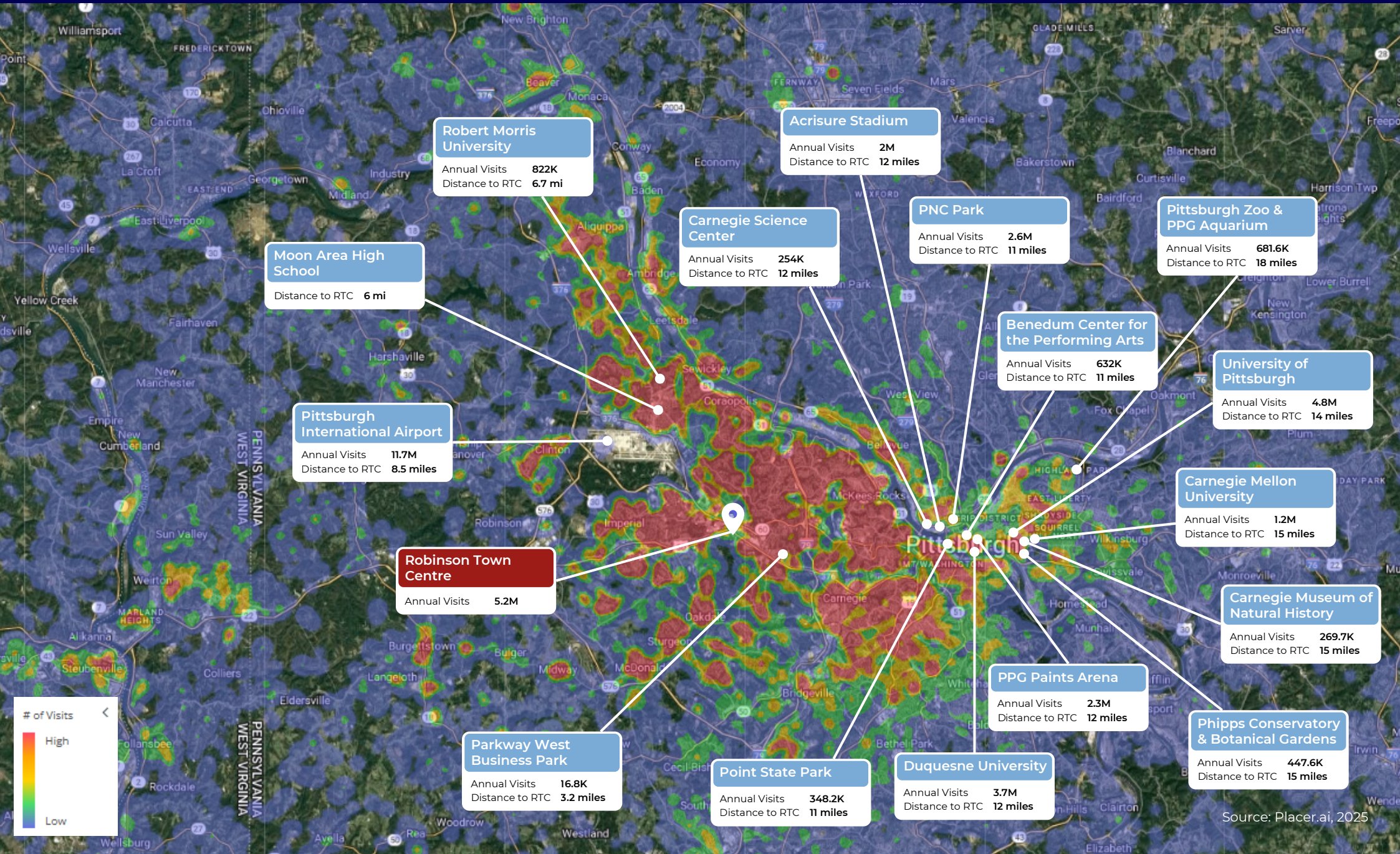
# Robinson Town Centre Trade Area

TA POPULATION

**667,611**

TA SIZE

**346.31 mi<sup>2</sup>**



# Contact

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