

2303-2317 East Carson Street, Pittsburgh 15203
RETAIL / OFFICE

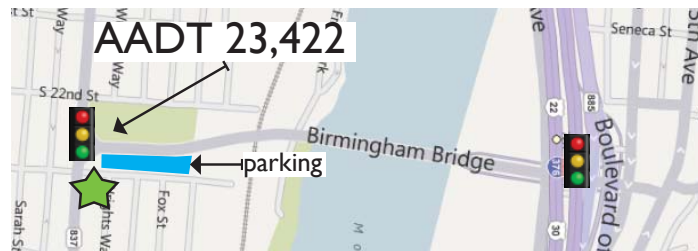
FOR LEASE



BIRMINGHAM PLACE

PROPERTY FEATURES

- 3,000 to 14,000 SF RETAIL Available
- 142 feet of frontage
- 72 free surface parking spaces
- Located at intersection of Carson Street & Birmingham Bridge



AVAILABLE
3,000 - 9,000 SF - OFFICE
3,000 - 14,000 SF - RETAIL

For More Information Contact:
Jared Imperatore or J. R. Yocco
412-391-2600

CUSHMAN & WAKEFIELD® **GRANT STREET ASSOCIATES, INC.**
INDEPENDENTLY OWNED AND OPERATED
RETAIL SERVICES GROUP

Grant Street Associates, Inc. • The Grant Building • 310 Grant Street • Suite 1550 • Pittsburgh, PA 15219 • www.gsa-cw.com

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East Carson Street Retailers Include:

- Mallorca Restaurant
- Ibiza Tapas & Wine Bar
- Pittsburgh Jeans Company
- Perlor Furniture
- DiSalla's Pizza
- Lava Lounge
- Margaritaville
- Z Lounge
- Le Pommier
- S&S Candy & Cigar
- Subway
- City Grill
- The 1889 Café
- Jenny's Flower Shop
- Real McCoy Sandwich Shop
- Towne Tavern
- Pizza Hut
- Southside Steaks
- Smokin' Joe's Café
- Utrecht
- Pittsburgh Steak Company
- Rite Aid
- Bruschetta's Restaurant
- Primanti Brothers
- Piper's Pub
- Burger King
- The Locker Room Bar
- Casey's Bar
- Fathead's Saloon
- Breuggars
- PNC
- UPS
- Tom's Diner
- S BAR
- First National Bank
- Nakama Japanese Steakhouse
- Mario's Southside Saloon
- Finn McCools
- Mike & Tony's Gyro Shop
- Decade Clothing
- Starbucks
- Carson City Saloon
- Beehive Coffee House
- Dee's Cafe
- 1311 Bar
- Copies at Carson
- Minute Man Press
- True Value Hardware
- The Smiling Moose
- Groovy Pop Culture Emporium
- Dairy Queen
- Ace Athletic
- BP
- Holiday Inn Express



SouthSide Works Retailers



Other Retailers Include:

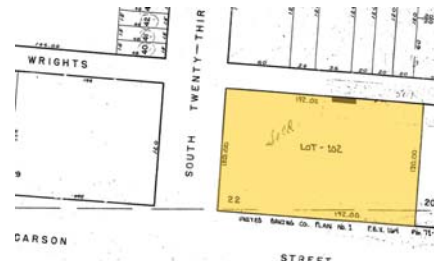
- Pino Gelato
- Rosa NY Pizza
- Tusca Global Tapas
- The Wine Loft
- Buon Sapore
- Roberta Weissburg Leathers
- SouthSide Works Cinema

East Carson Street Retailers Include:

- Excuses Bar & Grill
- JP's Café
- Mill Site Tavern
- East Carson Fitness
- First Commonwealth Bank
- Rita's Italian Ice
- The Doublewide Grill
- Green Front Inn Bar
- Archie's Bar
- State Farm Insurance
- The Pretzel Shop
- Cupka's Café

DEMOGRAPHICS

	1 mile	2 miles	3 miles
POPULATION	17,874	82,594	173,158
AVERAGE HH INCOME	\$41,812	\$43,222	\$51,076



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