



525 William Penn Pl.

Suite #3510, Pittsburgh PA 15219
colliers.com/pittsburgh
pittsburghmarketing@colliers.com



Zoned
LNC

Ideal use cases:

- Hair salon
- Nail salon
- Medi-spa
- Yoga studio
- Pilates studio



Retail *for* Lease

1,500 Sq. Ft. in trendy Lawrenceville

5165 Butler Street, Pittsburgh PA

Located in a lively submarket with high foot and vehicle traffic, this former salon space offers a windowed, street-facing facade on a busy thoroughway on the building's first floor. Interior features include hardwood floors, ornate tin ceiling, drop lighting, three partitioned rooms, an in-suite restroom, and storage area.

Property Highlights

- ✔ 3 partitioned rooms
- ✔ Windowed frontage on busy street
- ✔ Open, flexible layout
- ✔ ±13,300 average daily thru traffic
- ✔ Private restroom
- ✔ Adjacent to dense residential area



3-Mile Radius
Demographics



Population
146,103



Avg. HH Income
\$100,997



Area Employees
153,518

Reach out to our
listing agents

Mark Anderson

Senior Vice President | Pittsburgh
Retail Brokerage
412 515 8521
marke.anderson@colliers.com

Jonathan Levinson

Senior Associate | Pittsburgh
Retail Brokerage
412 515 8545
jonathan.levinson@colliers.com





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Area Amenities



Retailer Map Key

- | | | |
|-----------------------|--------------------------------|-------------------------------|
| 1. Spirit | 8. Mediterra Cafe | 15. Pusadee's Garden |
| 2. Iron City Boulders | 9. In Vision Studio | 16. Allegheny Wine Mixer |
| 3. Pizza Lupo | 10. Oishii Donbun | 17. Luxe Nouveau Boutique |
| 4. Dive Bar & Grille | 11. Butterwood Bake Consortium | 18. Vestige Creative Services |
| 5. Goodwill | 12. Lolev Beer | 19. Pesaro's Pizza |
| 6. Boheme Pittsburgh | 13. Piebird Pastry Kitchen | 20. ALDI |
| 7. Ward Barber | 14. Caffe d'Amore | 21. Family Dollar |

Neighborhood Overview

Lawrenceville is one of Pittsburgh's largest neighborhoods, freshly populated with an eclectic, qualitative array of eateries, small businesses, cafes, and bars. A popular Pittsburgh destination for visitors and locals alike, this diversified neighborhood draws traffic year-round with a thriving small business scene, local festivals, and a vibrant night life activities.



Bars & Eateries
62



Cafes & Retailers
43



Local Parks
2



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