

1403 N Cedar Crest Blvd

ALLENTOWN, PENNSYLVANIA

For Lease

±1,100 SF high visibility retail space in South Whitehall Township

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- Second-generation restaurant space with existing improvements (no hood system)
- Positioned along Cedar Crest Blvd, one of the area's most recognized retail corridors
- Adjacent to Target (±1.9M annual visitors), Weis Grocery, and a mix of established and emerging medical users
- Strong surrounding demographics support retail and service-oriented uses
- Excellent visibility with convenient access to Route 22, I-78, and Route 309

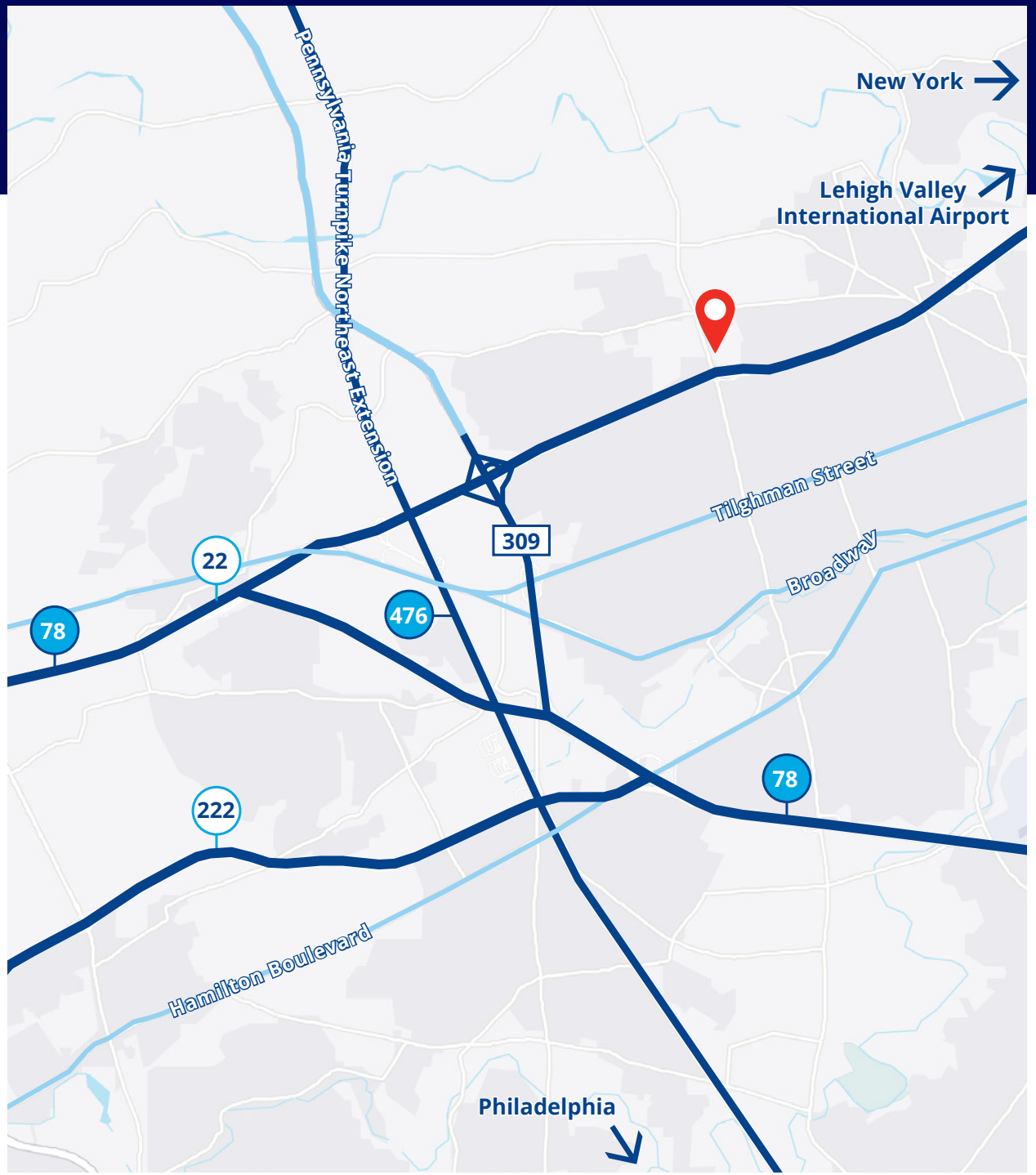
Location & Access

TRAVEL DISTANCES

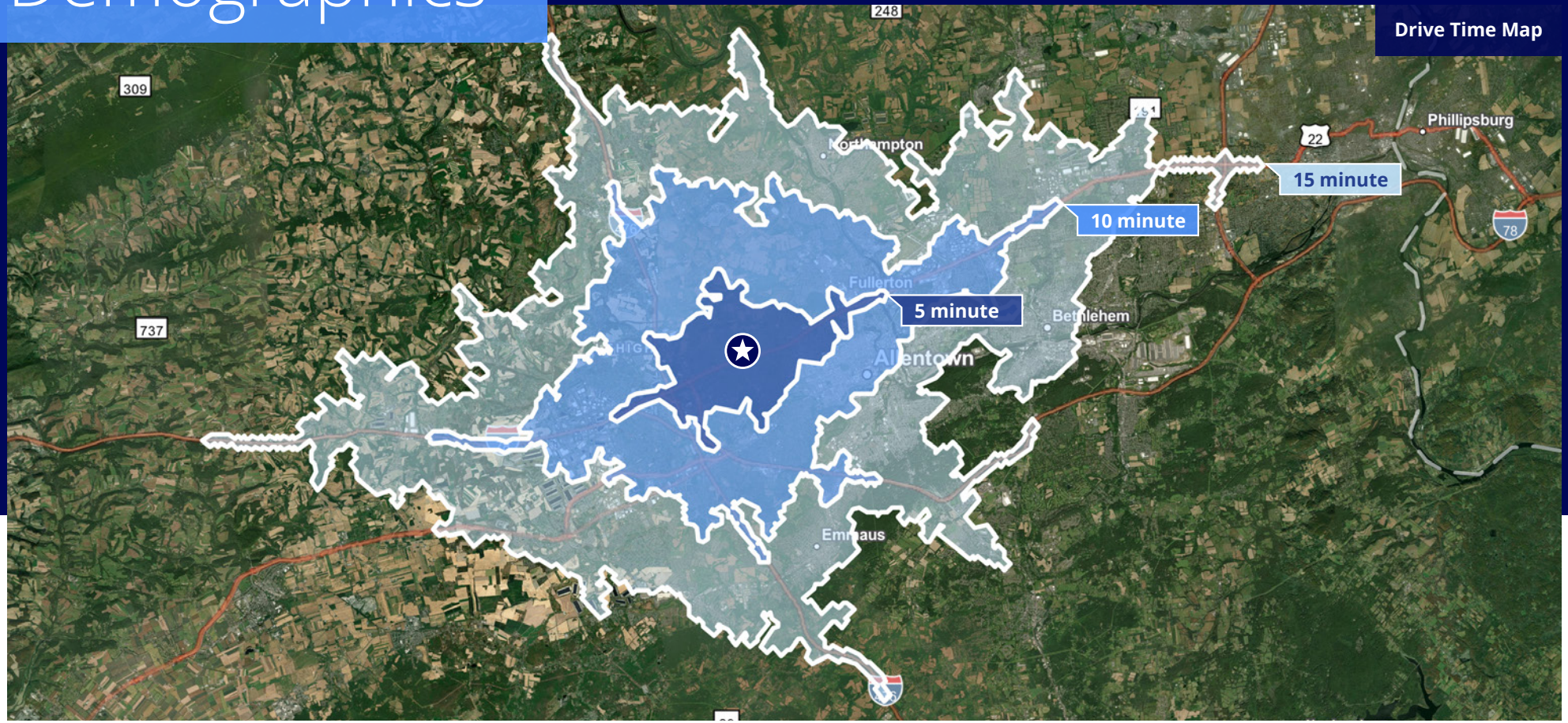
Route 222	2.0 mi | 4 mins
I-78	3.0 mi | 5 mins
Hamilton Crossings	4.0 mi | 7 mins
Hamilton Blvd (Allentown/Trexlertown)	4.5 mi | 8 mins
Airport Rd (Allentown)	7.5 mi | 12 mins
Route 100	8.0 mi | 11 mins
Lehigh Valley International Airport	8.0 mi | 13 mins
I-476 (PA Turnpike Interchange)	9.0 mi | 11 mins
Route 33	16.0 mi | 18 mins
Philadelphia	62.0 mi | 1 hr 10 mins
New York City	99.0 mi | 1 hr 45 mins

AREA HIGHLIGHTS

- Situated along Cedar Crest Boulevard, one of the Lehigh Valley's premier retail corridors
- Adjacent to Target, Weis Markets, and a growing healthcare hub
- Excellent regional connectivity via Route 22, I-78, Route 309, and Route 222



Demographics



within one mile

7,472 people	2,108 households
10,702 daytime population	$148,490 average HHI
3,720 employees	$118,277 median HHI

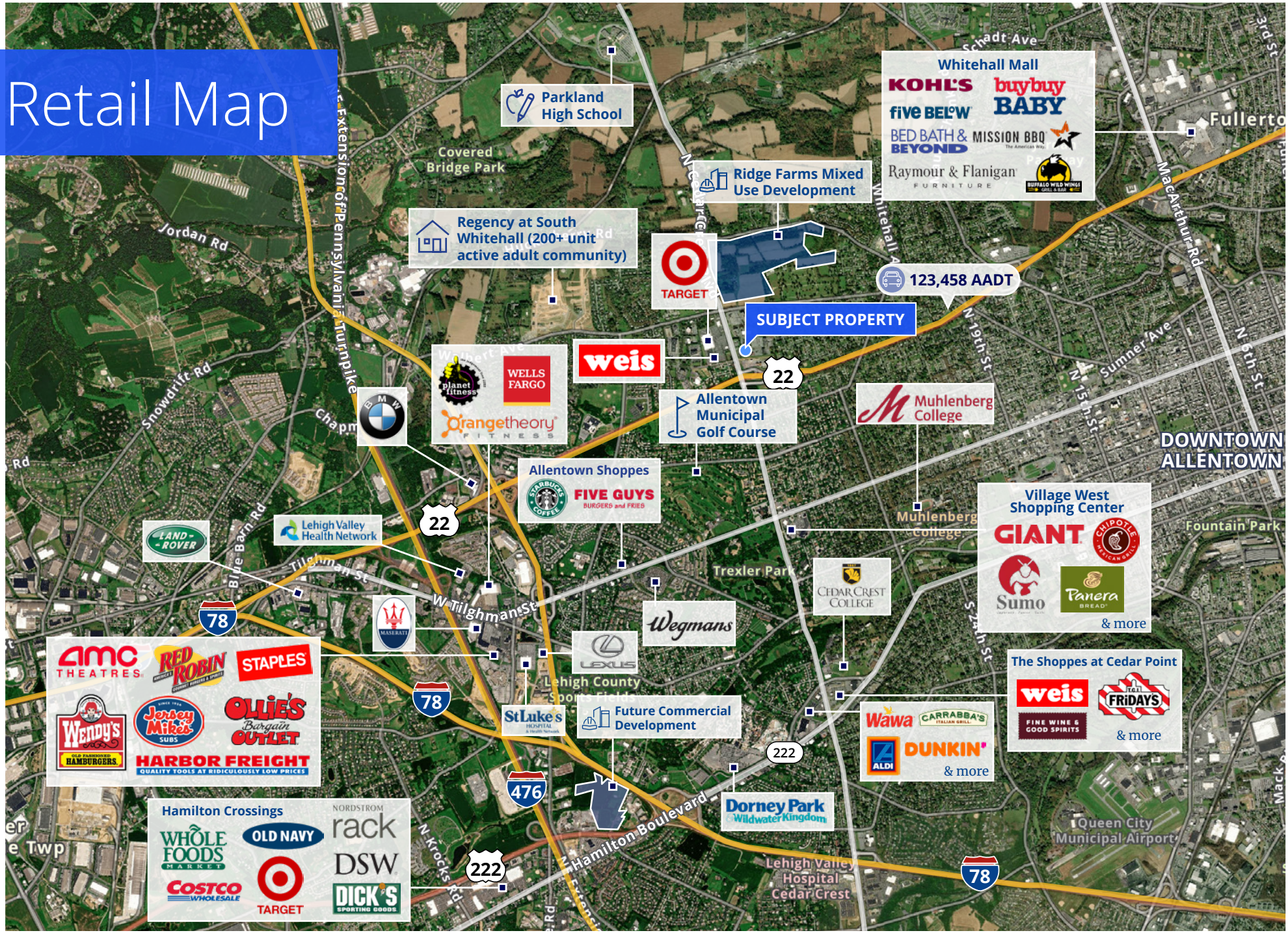
within three miles

91,676 people	21,856 households
90,584 daytime population	$102,560 average HHI
43,139 employees	$74,937 median HHI

within five miles

221,329 people	53,665 households
240,711 daytime population	$101,959 average HHI
108,175 employees	$74,451 median HHI

Retail Map


Parkland High School
Covered Bridge Park
Ridge Farms Mixed Use Development
Whitehall Mall
KOHL'S
buybuy BABY
five BELOW
BED BATH & BEYOND
MISSION BBQ
Raymour & Flanigan FURNITURE
BUFFALO WILD WINGS
Regency at South Whitehall (200+ unit active adult community)
TARGET
123,458 AADT
SUBJECT PROPERTY
weis
WELLS FARGO
planet fitness
Orangetheory FITNESS
Allentown Municipal Golf Course
Muhlenberg College
DOWNTOWN ALLENTOWN
Allentown Shoppes
STARBUCKS COFFEE
FIVE GUYS BURGERS and FRIES
Village West Shopping Center
GIANT
CHIPOTLE MEXICAN GRILL
Sumo
Panera BREAD
& more
Lehigh Valley Health Network
LAND ROVER
Trexler Park
CEDAR CREST COLLEGE
Wegmans
LEXUS
MASERATI
Lehigh County Sports Fields
The Shoppes at Cedar Point
weis
FINE WINE & GOOD SPIRITS
T.G.I. FRIDAYS
& more
amc THEATRES
RED ROBIN
STAPLES
Wendy's
Jersey Mike's SUBS
OLLIE'S Bargain OUTLET
HARBOR FREIGHT
QUALITY TOOLS AT RIDICULOUSLY LOW PRICES
StLuke's HOSPITAL
Future Commercial Development
Wawa
CARRABBA'S ITALIAN GRILL
ALDI
DUNKIN'
& more
Dorney Park Wildwater Kingdom
Hamilton Crossings
WHOLE FOODS MARKET
OLD NAVY
NORDSTROM rack
COSTCO WHOLESALE
TARGET
DSW
DICK'S SPORTING GOODS
Queen City Municipal Airport
Lehigh Valley Hospital Cedar Crest
Fullerton
Fountain Park
Jordan Rd
Snowdrift Rd
Blue Barn Rd
Tilghman St
W Tilghman St
Schadt Ave
Sumner Ave
N 19th St
N 15th St
N 6th St
S 24th St
MacArthur Rd
Whitehall Rd
N Krocks Rd
Hamilton Boulevard
Pennsylvania Turnpike Extension
22
78
476
222

Contact



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