

# CORNER OF BROAD & SHERIDAN

## 10,000 SQ. FT. RETAIL SPACE AVAILABLE

6024 BROAD STREET, PITTSBURGH, PA 15206 | EAST LIBERTY



**BALLYMONEY**  
REAL ESTATE

Lori Moran

[lmoran@ballymoneyrealestate.com](mailto:lmoran@ballymoneyrealestate.com)

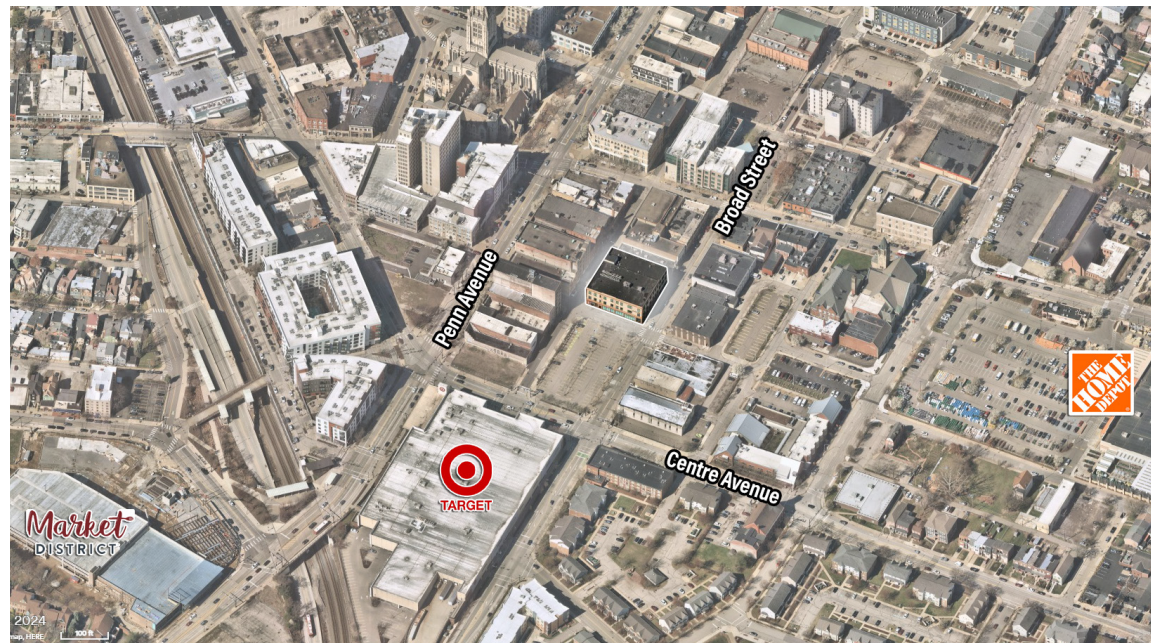
Direct (412) 566.1993

600 Grant Street • 44th Floor • Pittsburgh, PA 15219



# PROPERTY HIGHLIGHTS

- Centrally located in East Liberty, in the East End of Pittsburgh
- 1 minute from Duolingo headquarters
- 2 minutes from Google's Pittsburgh headquarters
- 5 minutes to Oakland, CMU, Highland Park and Shadyside
- 10 minutes to Downtown Pittsburgh
- Next to high grossing Target
- Close to major universities, hospitals and cultural institutions,
- Within walking distance to hotels, restaurants, apartments, entertainment, and Whole Foods
- Yinz Cam on 3rd Floor



## 2024 Demographics

	1 mile	3 mile	5 mile
households	9,231	71,111	183,250
population	20,844	154,144	390,932
average hh income	\$117,662	\$84,190	\$93,704
daytime population	94,139	318,529	512,742