

DEVON PLAZA
300 WEST LANCASTER AVENUE
DEVON, PA

±28,942 SF ON 2.6 ACRES AVAILABLE FOR LEASE



 **property highlights.**

- Unique opportunity on the Main Line along Route 30
- 136 parking spaces available
- Area retailers include Whole Foods, Acme, Mercedes Benz, Audi & Maserati
- 18' ceiling height on the main/ground floor
- Total GLA: ± 28,942 SF on 2.6 acres

 **stats.**

2017 DEMOGRAPHICS*	1 MILE	3 MILES	5 MILES
EST. POPULATION	7,942	48,332	118,274
EST. HOUSEHOLDS	3,232	18,509	44,930
EST. AVG. HH INCOME	\$146,576	\$178,236	\$160,788

LANCASTER AVENUE (ROUTE 30) TRAFFIC COUNT: 16,200 VPD *ESRI2017



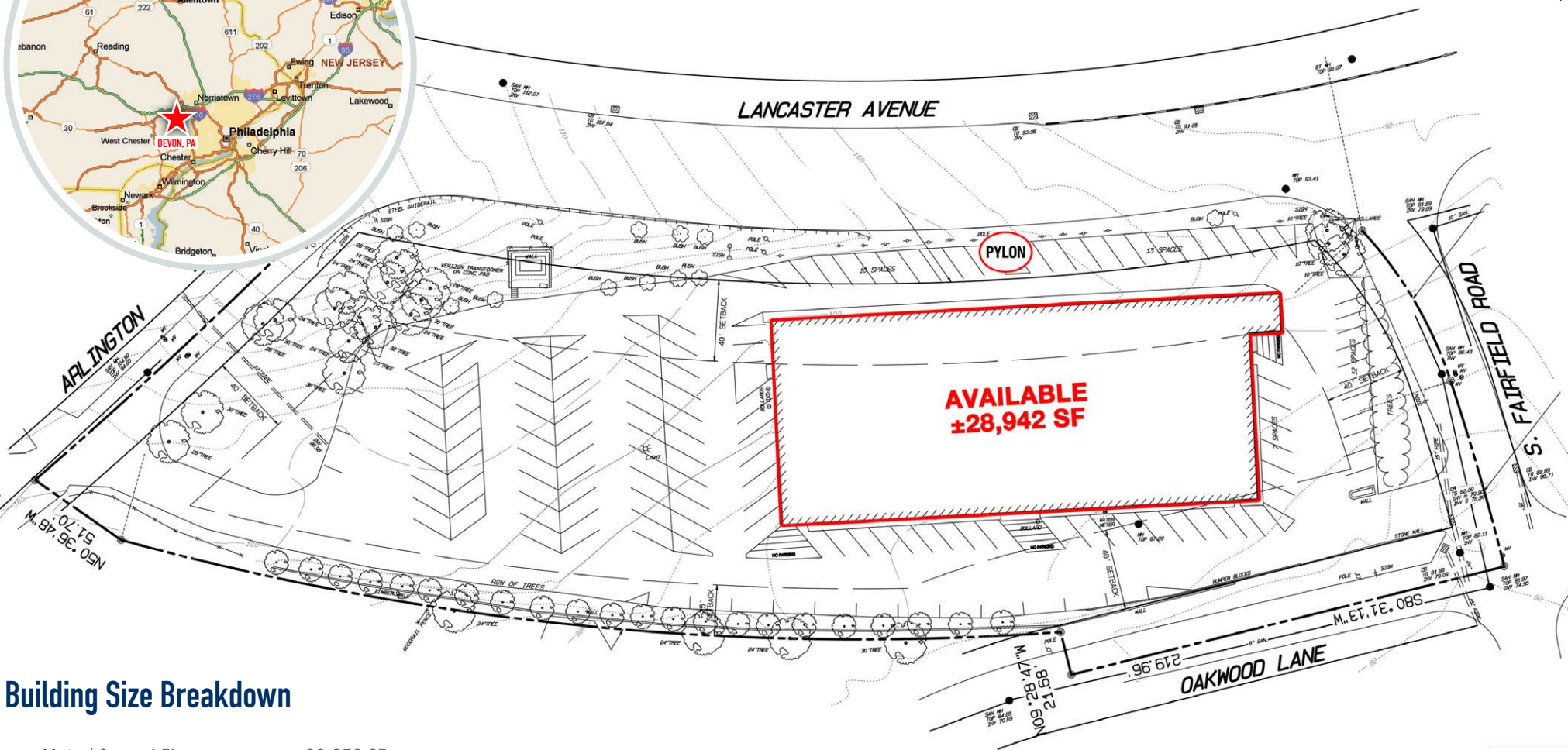
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Building Size Breakdown

- Main / Ground Floor 23,852 SF
- Upper Level Retail #1 3,234 SF
- Upper Level Retail #2 1,856 SF
- **Total** **28,942 SF**

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SITE
±28,942 SF

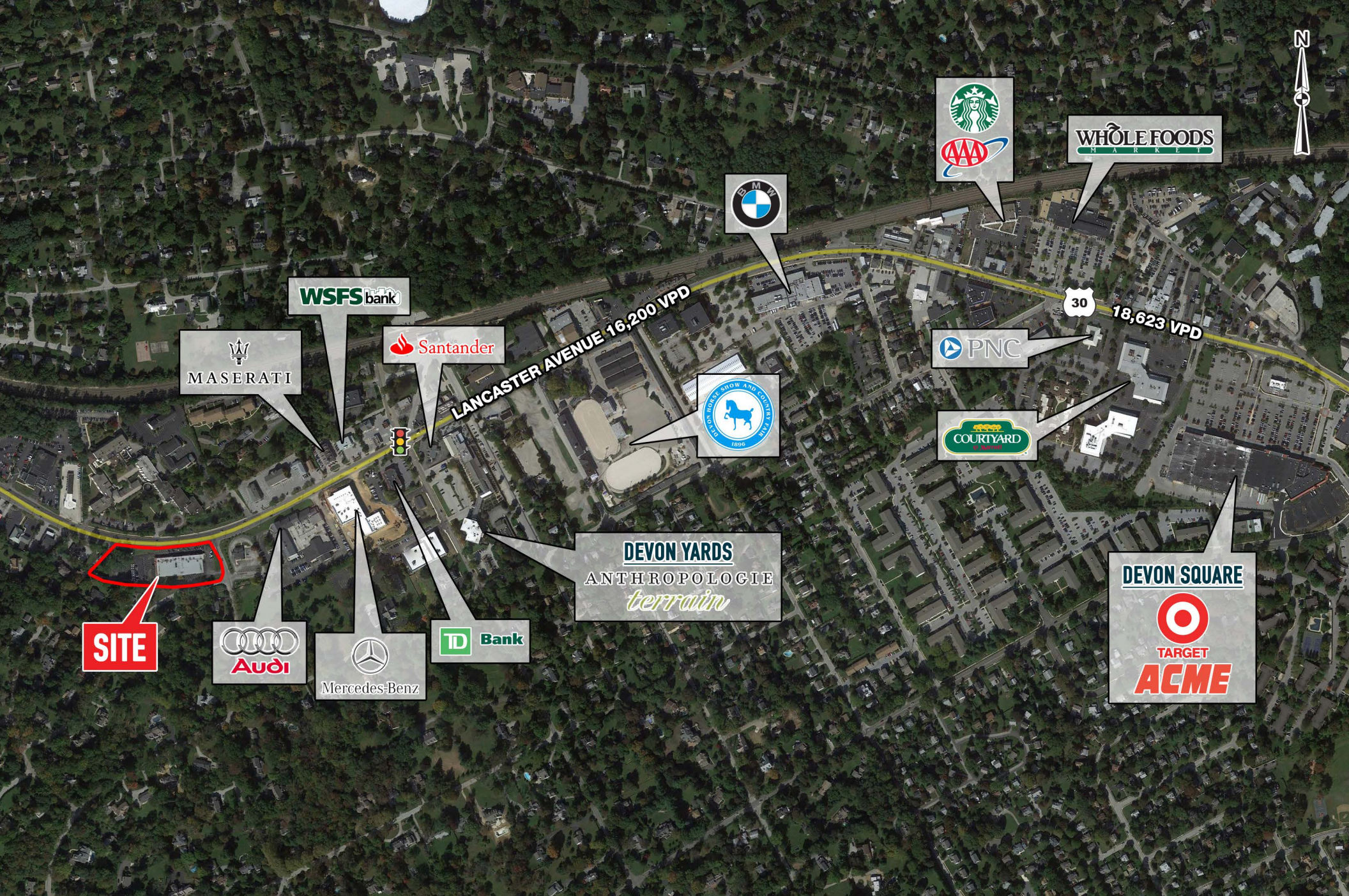
PYLON

LANCASTER AVENUE 16,200 VPD

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SITE

MASERATI

WSFS bank

Santander

BMW

Starbucks
AAA

WHOLE FOODS MARKET

PNC

DEVON HORSE SHOW AND COUNTRY CLUB
1895

COURTYARD

30
18,623 VPD

LANCASTER AVENUE 16,200 VPD

DEVON YARDS
ANTHROPOLOGIE
terrain

Audi

Mercedes-Benz

TD Bank

DEVON SQUARE
TARGET
ACME

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