

SALE
\$1,100,000

**CAPITAL COMMERCIAL
REAL ESTATE**

3748 West Chester Pike
Newtown Square, PA 19073
Phone: 610-359-9700
Fax: 610-359-9750
www.CapitalComRe.com



725-727 West Chester Pike
Havertown, PA 19083



- ◆ 11,000 Square Feet of Retail Space (2-Story)
- ◆ Includes Additional Lot in Rear of Building
- ◆ Has Warehouse with Drive-In Door and Repair Shop
- ◆ Great Visibility-Located on Highly Traveled West Chester Pike
- ◆ Zoned Commercial-Many Possibilities for Owner/User

Agent Contact:

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Bird's Eye Map View

725 W CHESTER PIKE HAVERTOWN PA 19083



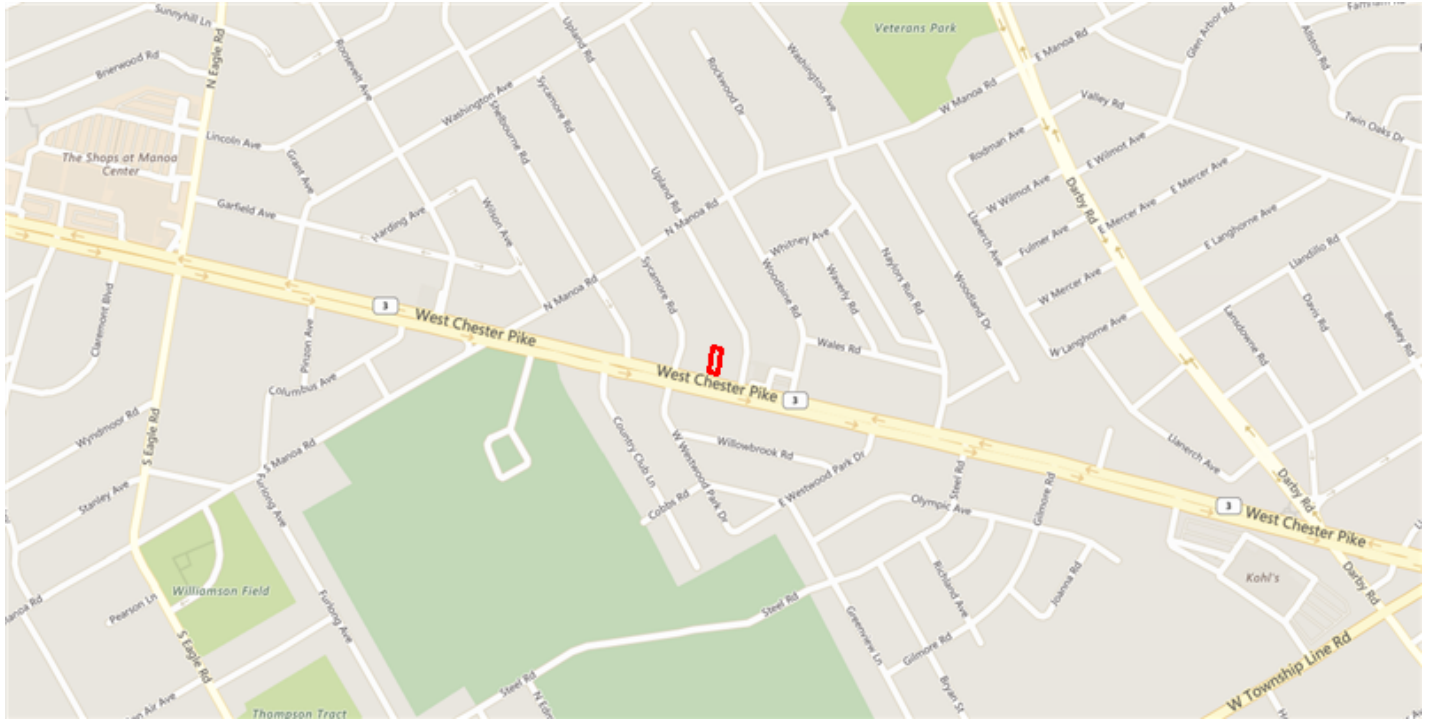


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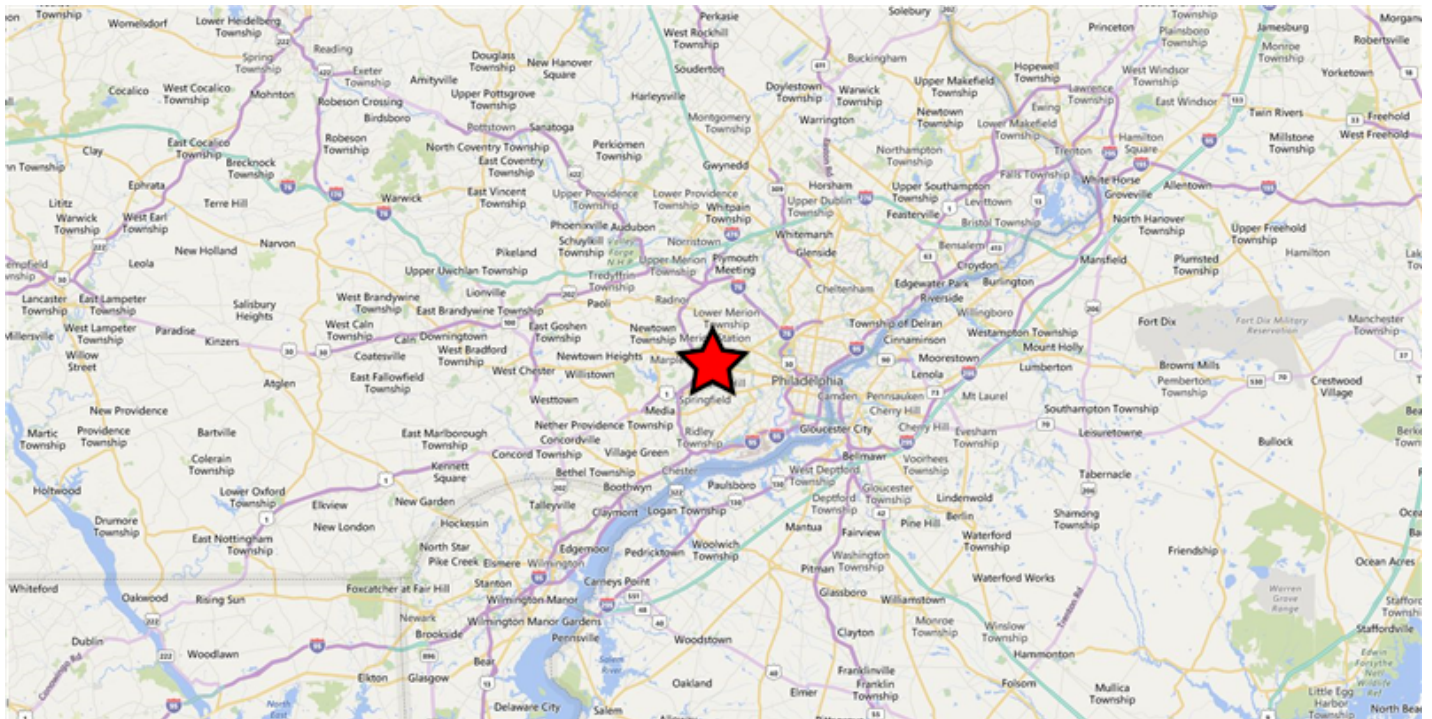
Neighborhood & Regional Map

725 W CHESTER PIKE HAVERTOWN PA 19083

Neighborhood



Regional



Demographics

725 W CHESTER PIKE HAVERTOWN PA 19083



Area and Density

	1 Mile	3 Miles	5 Miles
Area (Square Miles)	3.48	28.12	76.64
Density(Population Per Square Mile)	7,148	6,321	6,484

General Population Characteristics

	1 Mile	3 Miles	5 Miles
Male	12,063	85,016	231,297
Female	12,829	92,751	265,611
Density	7,148	6,321	6,484
Urban	24,892	177,767	496,908
Rural	--	--	--

Population By Year

	1 Mile	3 Miles	5 Miles
Population (1990)	25,260	179,450	515,194
Population (2000)	24,733	176,003	499,124
Population (2010)	24,588	175,089	486,976
Population (Current)	24,892	177,767	496,908
Population (5 Yr. Forecast)	25,472	182,097	510,389
Percent Growth (Current Yr./Previous Yr.)	1.24%	1.42%	2.14%
Percent Forecast (5 Yr. Forecast/Current Yr.)	2.34%	2.42%	2.79%

Population By Age

	1 Mile	3 Miles	5 Miles
Median Age	40	40	39
Aged 0 to 5	1,894	12,999	35,969
Aged 6 to 11	1,911	13,132	36,837
Aged 12 to 17	2,044	13,765	38,321
Aged 18 to 24	1,739	14,809	51,692
Aged 25 to 34	3,221	24,639	64,887
Aged 35 to 44	3,136	22,576	57,637
Aged 45 to 54	3,643	24,396	65,325
Aged 55 to 64	3,341	23,584	65,495
Aged 65 to 74	2,111	20,031	60,528
Aged 75 to 84	1,306	8,587	25,176
Aged 85+	577	4,548	12,930
Total Population	24,892	177,767	496,908

Population By Race

	1 Mile	3 Miles	5 Miles
White Alone	22,252	120,441	242,470
Black Alone	822	35,651	206,681
Asian Alone	1,278	14,642	28,583
Native American and Alaska Native Alone	34	310	1,366
Other Race Alone	102	2,104	4,440
Two or More Races	404	4,619	13,368

Population By Ethnicity

	1 Mile	3 Miles	5 Miles
Hispanic	534	6,251	14,967
White Non-Hispanic	21,901	117,471	236,620

General Income Characteristics

	1 Mile	3 Miles	5 Miles
Median Household Income	\$108,698	\$96,825	\$83,917
Total Household Income	\$1,207,602,744	\$8,029,194,701	\$19,768,701,220
Average Household Income	\$129,682	\$117,057	\$104,029
Per Capita Income	\$48,514	\$45,167	\$39,783
Avg Family Income	\$150,979	\$138,267	\$121,594
Family Income, Per Capita	\$46,540	\$43,457	\$37,982

Families by Income

	1 Mile	3 Miles	5 Miles
Family High Income Avg	\$311,632	\$296,702	\$270,223
Under \$15,000	84	1,221	7,415
\$15,000 - \$24,999	80	1,348	6,065
\$25,000 - \$34,999	134	1,940	6,983
\$35,000 - \$49,999	375	3,694	11,391
\$50,000 - \$74,999	791	6,168	17,663
\$75,000 - \$99,999	876	6,438	16,878
\$100K - \$125K	935	5,694	13,879
\$125K - \$150K	903	4,999	11,217
\$150K - \$200K	1,275	6,108	12,280
Over \$200K	1,348	8,745	19,676

General Household Characteristics

	1 Mile	3 Miles	5 Miles
Households (Current)	9,312	68,592	190,031
Families	6,801	46,355	123,447
Average Size of Household	2.69	2.59	2.57
Median Age of Householder	53	53	53
Median Value Owner Occupied	\$113,987	\$187,760	\$154,374
Median Rent	\$963	\$948	\$850
Median Vehicles Per Household	2	2	2
Housing Units	9,645	72,873	208,123
Owner Occupied Units	7,980	48,855	123,250
Renter Occupied Units	1,332	19,737	66,781
Vacant Units	333	4,281	18,092

Households by Income

	1 Mile	3 Miles	5 Miles
Under \$15,000	382	4,256	19,787
\$15,000 - \$24,999	307	3,669	14,231
\$25,000 - \$34,999	359	4,301	14,476
\$35,000 - \$49,999	710	6,541	20,328
\$50,000 - \$74,999	1,348	9,916	28,310
\$75,000 - \$99,999	1,234	9,366	24,481
\$100K - \$125K	1,111	7,720	18,543
\$125K - \$150K	992	6,136	13,854
\$150K - \$200K	1,368	6,972	14,154
Over \$200K	1,501	9,715	21,867
Total Households	9,312	68,592	190,031

Households by Rent Value

	1 Mile	3 Miles	5 Miles
Under \$250	4	528	3,511
\$250-\$499	73	697	6,746
\$500-\$749	197	5,068	19,627
\$750-\$999	685	7,551	20,399
\$1,000-\$1,249	136	2,847	6,747
\$1,250-\$1,499	93	1,104	3,211
\$1,500-\$1,999	69	729	2,260
Over \$2,000	14	404	1,222
Total Renter Occupied Units	1,332	19,737	66,781

Households by Year Built

	1 Mile	3 Miles	5 Miles
Median Year Built	1950	1951	1950
Built 2010 or Later	1,281	10,073	29,353
Built 2000 to 2009	55	871	2,744
Built 1980 to 1989	175	1,841	6,460
Built 1970 to 1979	257	3,582	10,175
Built 1960 to 1969	972	7,310	17,590
Built 1950 to 1959	2,686	18,128	42,896
Built 1940 to 1949	1,698	12,587	34,429
Built 1939 or Earlier	109	1,235	4,495
Total Households (2000)	9,206	68,128	188,912
Total Households (2010)	9,135	67,120	184,829
Total Households (Current)	9,312	68,592	190,031
Total Households (5 Yr. Forecast)	9,589	70,735	196,744
Percent Growth (Current Yr./Previous Yr.)	1.91%	2.13%	2.89%
Percent Forecast (5 Yr. Forecast/Current Yr.)	2.98%	3.08%	3.59%

Households by Inhabitants

	1 Mile	3 Miles	5 Miles
Median Size	2.92	2.78	2.73
1 Person	2,157	18,768	55,860
2 Person	2,755	20,376	54,751
3 Person	1,812	12,499	33,447
4 Person	1,526	9,833	25,463
5 Person	725	4,510	12,078
6 Person	239	1,624	4,979
7 or More Person	98	982	3,453
Total Households	9,312	68,592	190,031

Employment By Place Of Business

	1 Mile	3 Miles	5 Miles
Total Employees	4,305	47,333	133,123
Total Establishments	487	3,611	9,250

Employment Travel Time

	1 Mile	3 Miles	5 Miles
Work at Home	442	3,327	8,247
Travel Time under 15min	2,300	14,584	36,687
Travel Time 15-29min	--	--	--
Travel Time 30-59min	4,989	36,862	89,584
Travel Time 60-89min	594	5,756	17,281
Travel Time over 90min	260	2,400	7,281
Population	24,892	177,767	496,908

Education Attainment Over 25

	1 Mile	3 Miles	5 Miles
Less than High School	699	8,222	32,371
High School	4,420	32,265	97,791
Some College	2,544	20,217	63,623
Associate's Degree	1,564	9,367	23,368
Bachelor's Degree	4,747	30,222	64,842
Master's Degree	2,370	14,740	33,517
Professional Degree	511	4,612	10,918
Doctorate Degree	449	3,417	7,659
Total Population	24,892	177,767	496,908

Retail Sales

	1 Mile	3 Miles	5 Miles
Motor Vehicles	\$34,846,000	\$722,235,000	\$1,898,234,000
Furniture and Home Furnishings	\$118,000	\$56,395,000	\$103,685,000
Electrical and Appliances	\$277,000	\$41,435,000	\$86,713,000
Building Materials and Garden	\$10,155,000	\$223,534,000	\$689,904,000
Food and Beverage	\$29,591,000	\$554,209,000	\$1,176,337,000
Health and Personal Care	\$14,102,000	\$218,846,000	\$585,482,000
Gasoline Stations	\$17,505,000	\$257,699,000	\$846,865,000
Clothing and Accessories	\$911,000	\$272,955,000	\$376,151,000
Sporting Goods	\$1,671,000	\$52,634,000	\$98,301,000
General Merchandise	\$8,942,000	\$343,803,000	\$1,276,750,000
Miscellaneous	\$1,029,000	\$83,154,000	\$203,905,000
Nonstore Purchases	\$28,556,000	\$248,734,000	\$499,452,000
Food Services	\$14,359,000	\$298,547,000	\$779,175,000
Total Retail Sales	\$162,062,000	\$3,374,180,000	\$8,620,954,000

Consumer Expenditures

	1 Mile	3 Miles	5 Miles
Total Consumer Expenditures	\$716,259,000	\$4,732,295,000	\$11,475,704,000