

2811 DEKALB PIKE

NORRISTOWN, PA

±20,000 SF & PAD SITE AVAILABLE FOR LEASE

JOIN

THE RESTAURANT
STORE



property highlights.

- Direct access at signalized intersections on both major roadways
- Located at the intersection of Route 202 (16,562 VPD) and Germantown Pike (23,067 VPD)
- Loading ramp available
- Great access and full circulation of the building
- Area retailers include Walmart, Giant, Shop Rite, LA Fitness, Dollar Tree and Saver's, Jefferson, Shoprite, JoAnn, Starbucks, Dollar Tree, Harbor Freight Tools, Chick-Fil-A
- Abundance of parking
- Under new ownership!



stats.

| 2018 DEMOGRAPHICS* | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| EST. POPULATION | 10,529 | 83,225 | 176,251 |
| EST. HOUSEHOLDS | 4,413 | 31,659 | 69,860 |
| EST. AVG. HH INCOME | \$107,961 | \$101,139 | \$118,275 |

*ESRI 2018



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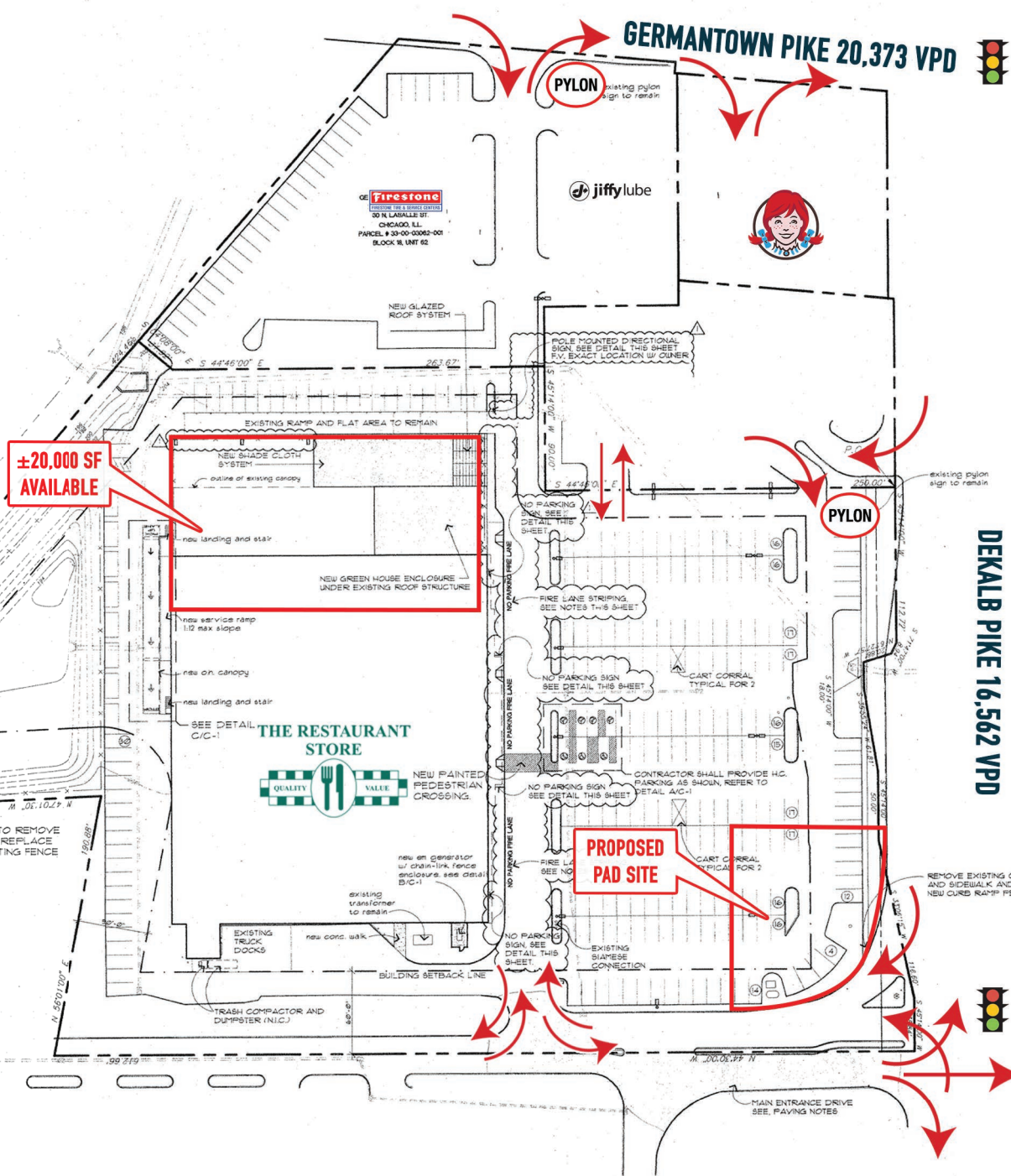
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