

FOR LEASE

9,000 SF+/- DAYCARE OPPORTUNITY AVAILABLE

1320 Parkway Building · 1320 Parkway Avenue, Ewing, NJ 08628



PROPERTY HIGHLIGHTS

- Ⓟ **140 kid capacity**
- Ⓟ Fenced in outdoor play area
- Ⓟ Minutes from I-95
- Ⓟ Excellent visibility
- Ⓟ New residential development in area
- Ⓟ Excessive parking
- Ⓟ Customized floor plans
- Ⓟ On site maintenance



| DEMOGRAPHICS | 3 MILES | 5 MILES |
|------------------|-----------|-----------|
| POPULATION | 45,111 | 135,139 |
| HOUSEHOLD INCOME | \$129,604 | \$131,193 |

For more information about the space, check out our website!



PENNSMARK MANAGEMENT COMPANY INC.
1000 GERMANTOWN PIKE, SUITE A-2, PLYMOUTH MEETING, PA 19162
610-272-6500 / WWW.PENNSMARKPROPERTIES.COM

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PROPERTY SUMMARY

Total Space: 8,400 SF
 +900 SF Playground

Property Type: Retail

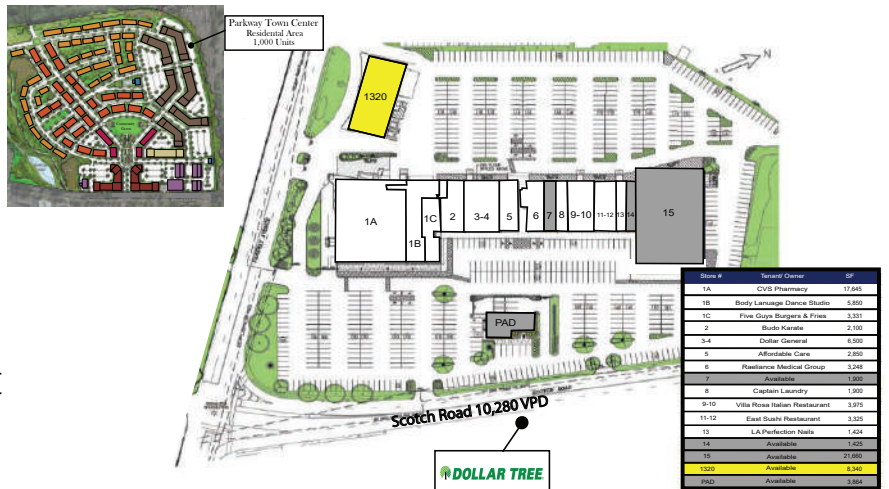
Market: Mercer County

Sub Market: Ewing Township

Traffic Count: 10,280 VPD

The 8,400 SF building is located at 1320 Parkway Avenue and is directly adjacent to the Suburban Square Shopping Center.

This attractive, contemporary building has customizable suite with an abundant parking field.



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EWING TOWN CENTER



Project Program

Residential: 1,000 DU



| | | |
|---|----------------------|--------|
|  | Town Homes | 190 DU |
|  | Stacked Town Homes | 250 DU |
|  | Live/Work Units | 25 DU |
|  | Apartments | 60 DU |
|  | Mixed-Use Apartments | 75 DU |
|  | COAH Apartments | 190 DU |

Site Amenities:

-  Clubhouse & Train Station
-  Community Greens & Open Space
Greens to Include Areas for Artifacts
From Former Military & General
Motors