

STATION SQUARE SHOPS 100-400 PENNBROOK PARKWAY LANSDALE, PA

±1,598 - 1,765 SF & PAD SITE AVAILABLE FOR LEASE

JOIN

Via Marconi
SMOKEHOUSE
TAVERN



property highlights.

- Pad site available
- Daytime employee count exceeds 193,000, with over 9,000 businesses within a 7-mile radius
- Minutes from Routes 63, 202, 309 & the PA Turnpike
- Adjacent to Homewood Suites (Hilton), Station Square apartments, over 800,000 SF of corporate offices including Merck Pharmaceuticals, Icon, & the SEPTA Pennbrook Station on the Lansdale/Doylestown Line

stats.

2016 DEMOGRAPHICS*	1 MILE	3 MILES	5 MILES
EST. POPULATION	11,617	71,773	143,758
EST. HOUSEHOLDS	4,936	28,655	55,482
EST. AVG. HH INCOME	\$87,926	\$110,991	\$124,229

CHURCH ROAD TRAFFIC COUNT: 8,751 VPD *ESRI 2016



get in touch.

MADELINE WHEELER

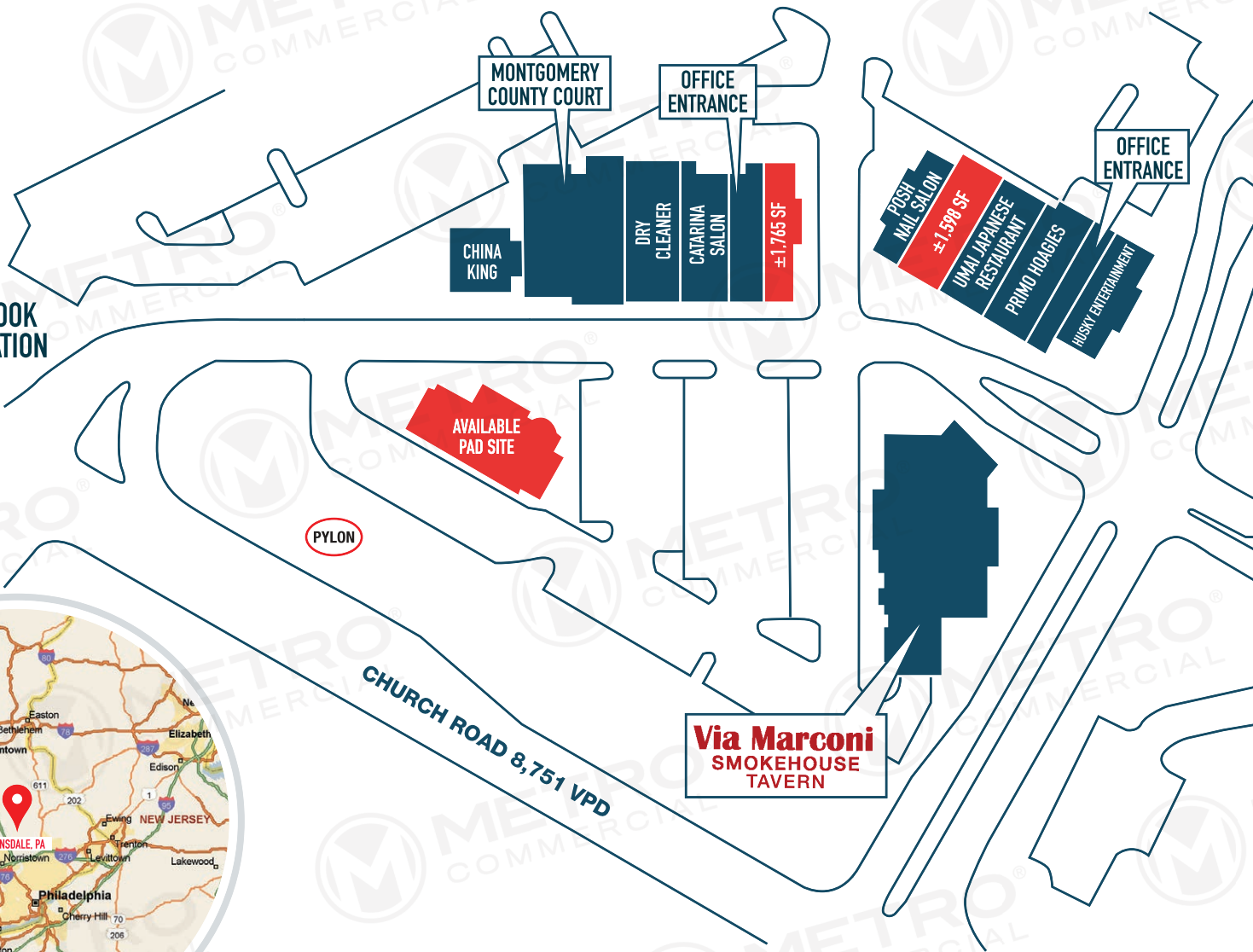
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PENNBROOK TRAIN STATION



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**100-400 PENNBROOK PARKWAY
LANSDALE, PA**





CHERRY STREET

SEPTA PARKING LOT

SEPTA
REGIONAL RAIL
PENNBROOK STATION



PAD SITE
AVAILABLE

PYLON

CHURCH ROAD 8,751 VPD

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PROPOSED LIFESTYLE CENTER

SITE
STATION SQUARE
 APARTMENT HOMES & SHOPS

MONTGOMERY MALL
 OWNER: SIMON
 GLA: ±1,125,000 SF
 SALES: \$350 PSF
JCPenney
sears ★ **macy's**
DICK'S *Wegmans*
 SPORTING GOODS

TALBOTS
 BANANA REPUBLIC
 DOMAIN
 ISA BANK
CHICO'S
 TRADER JOE'S

AMC
 THEATRES
STAPLES
WHOLE FOODS

Target
hhgregg
PET SMART
BARNES & NOBLE
ACMOORE
Thomasville
BABIES R US

Redner's
 WAREHOUSE MARKETS
JO-ANN
 fabric and craft stores
DOLLAR TREE

BIG LOTS!

LOWE'S
ULTA
 BED BATH & BEYOND
BARNES & NOBLE
hhgregg
GIANT
Michaels

GOLF GALAXY **BEST BUY** **FIVE BELOW**
Toys R Us **OLD NAVY** **M**
HomeGoods *Marshalls* **SPORTS AUTHORITY**

planet fitness
FRANK THEATRES
Pier 1 Imports
OfficeMax

KOHL'S
ROSS
 Famous Footwear

DOLLAR TREE

LOWE'S **Shops Rite**

GIANT

3 MILES

309

63

WELSH ROAD

SUNNYSIDE PIKE

309

476

EXIT 31

LANSDALE

476

INTERCHANGE

476

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LANSDALE, PA



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