

FOR LEASE

PENN'S PURCHASE RETAIL SPACE



5860 Lower York Road
Lahaska, Bucks County, PA

COMMERCIAL • INDUSTRIAL • INVESTMENT



PRESENTED BY: Gary Funk — Penn's Grant Realty Corporation

2005 S Easton Rd, STE 306, Doylestown, PA • 215-489-3800 x4 • gary@pgrealty.com • www.pgrealty.com



Unit 3G 1,524± SF



PROPERTY HIGHLIGHTS

High visibility 22,900± SF colonial style retail center situated on Lower York Road (Route 202) adjacent to popular Peddler's Village.

PROPERTY SPECIFICATIONS

Spaces Available:

Retail Building 2 - 3,400± SF (can divide)	\$24 PSF NNN
Office/Retail Unit 3G - 1,524± SF	\$20 PSF NNN
Retail Unit 3J - 1,700 ± SF	\$20 PSF NNN

Parking: 132 parking spaces on-site

HVAC:..... Gas with central air and heat pump

Electric: PECO

Water:..... Private

Sewer: Public

Zoning: VC2

DEMOGRAPHICS

Daily Traffic Counts:	18,678		
Drive Time:	<u>5 min.</u>	<u>10 min.</u>	<u>15 min.</u>
Population:	1,397	10,918	41,656
Avg. Household Income:	\$178,317	\$172,720	\$151,781







