

**FOR LEASE**

# PENN'S PURCHASE RETAIL SPACE



*5860 Lower York Road  
Lahaska, Bucks County, PA*

COMMERCIAL • INDUSTRIAL • INVESTMENT





## 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).....	\$28 PSF NNN
Retail Unit 3B - 1,100 ± SF.....	\$16 PSF NNN
Retail Unit 3J - 1,700 ± SF .....	\$20 PSF NNN
Retail Unit 4B - 620 ± 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









