

± 936-6,203 SF Available For Lease

909 PAOLI PIKE, WEST CHESTER (WEST GOSHEN TWP), PA 19380



LOCATION OVERVIEW

Highly visible grocery anchored center strategically positioned at heavily traveled Rt. 202 and Paoli Pike, the main arterial road into W. Chester, the county seat of Chester County and home to West Chester University (16,600 students).

PROPERTY HIGHLIGHTS

- Agent Bonus: \$1 PSF for signed LOI's!
- West Goshen Twp. is consistently ranked on Money Magazine's "Best Places to Live", topping the charts as #10 in 2013
- Strong demographics and traffic counts
- Abundant parking and easy access to major roadways
- Shared access to Turner Square - retailers include: Chipotle, Trek and Tropical Smoothie Cafe

JOIN



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	10,078	70,367	117,084
Average HHI	\$90,184	\$108,316	\$121,243
Employees	16,882	46,619	76,704
Pop. Growth (2010-2017)	21.23%	8.14%	6.73%



ARROW

TCN
WORLDWIDE
REAL ESTATE SERVICES

Real Estate Services

Admin: 717 Limekiln Road, Doylestown, PA 18901
HQ: 555 E. City Line Ave, Bala Cynwyd, PA 19004
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Space #	Tenant	Space #	Tenant
1	ACME	11	Staple's
2	Michi Japanese Restaurant	12	Dollar or Two
3	Hair Cuttery	13	Carmine's Pizza Eatery
4	GNC	15	AVAILABLE - 2,584 SF
5	AVAILABLE - 936 SF	16	Sprint
6	Norman's Hallmark	17-18	Pet Supplies Plus
7	Chester County Opticians	20	Wells Fargo
8	Stuart Jeweler's	21A	AVAILABLE - 6,203 SF
9	Rite Aid	21B/22/23	LA Fitness
10	Wine & Spirits	24	K-Mart

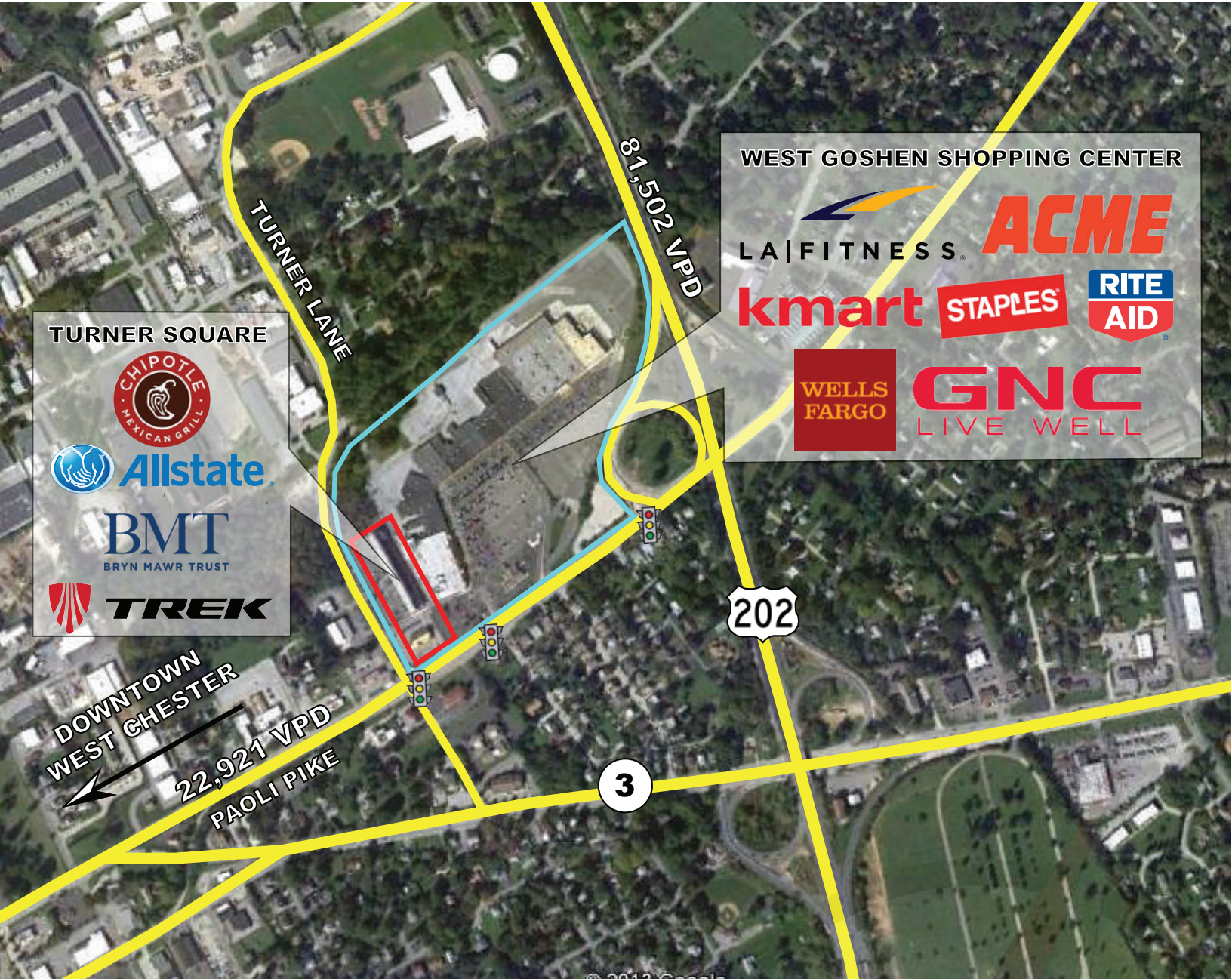


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TURNER SQUARE



WEST GOSHEN SHOPPING CENTER



DOWNTOWN WEST CHESTER

22,921 VPD
PAOLI PIKE

3

202



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