



PENNSBURG SQUARE SHOPPING CENTER



For Lease:

482 Pottstown Avenue
Pennsburg, PA 18073

Available Space:

Space Available:
- 2,000 SF
- 3,876 SF

Possession: Immediate
Rent: Negotiable
CAM: NNN

Property Details:

- Space is offered as vanilla box
- Contains existing HVAC and Plumbing
- Great Visibility and Pylon Signage
- Strong Co-Tenants

Join Our Tenants:



Contact Information:

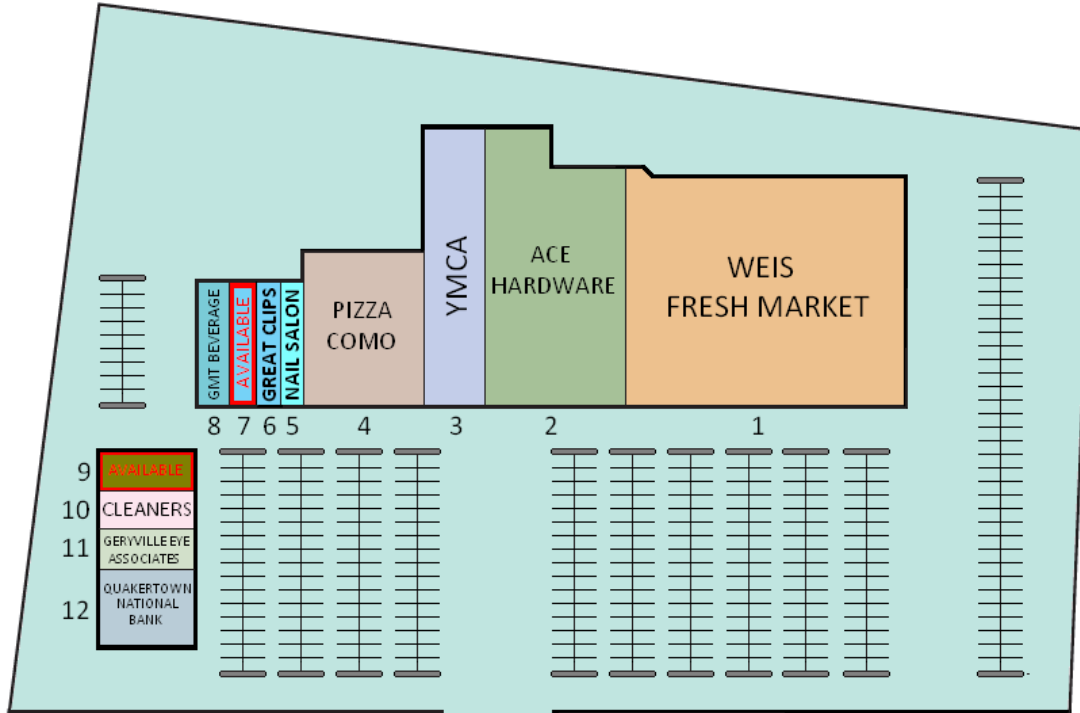
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482 POTTSTOWN AVE, PENNSBURG, PA 18073



Pottstown Avenue →←

- | | |
|-------------------------------|-----------------|
| 1. WEIS FRESH MARKET | 54,290 SF |
| 2. ACE HARDWARE | 22,000 SF |
| 3. YMCA | 11,860 SF |
| 4. PIZZA COMO | 12,000 SF |
| 5. NAIL SALON | 2,000 SF |
| 6. GREAT CLIPS SALON | 2,000 SF |
| 7. AVAILABLE | 2,000 SF |
| 8. PENNSBURG BEER | 3,000 SF |
| 9. AVAILABLE | 3,876 SF |
| 10. FIRST CUSTOM CLEANERS | 1,600 SF |
| 11. GERRYVILLE EYE ASSOCIATES | 2,400 SF |
| 12. QUAKERTOWN NATIONAL BANK | 3,200 SF |

Pennsburg Square Shopping Center's trade area is comprised of four municipalities within the northernmost corner of Montgomery County: Upper Hanover, East Greenville, Pennsburg and Red Hill. It is the only significant shopping center located in this area. Pennsburg Square is a traditional community shopping center with national and long standing local tenants forming a broad tenant mix. There is a McDonalds directly in front of the shopping center.

GLA: 120,225
 Parking: 351 Cars

Anchor Tenants: Weis Markets 54,000 SF
 Ace Hardware 22,000 SF

| | 3 Mile | 5 Mile |
|-------------------|----------|----------|
| Total Population: | 16,543 | 29,871 |
| Total Households: | 6,512 | 11,597 |
| AHI | \$67,680 | \$73,461 |

Daily Traffic Count: 13,126

