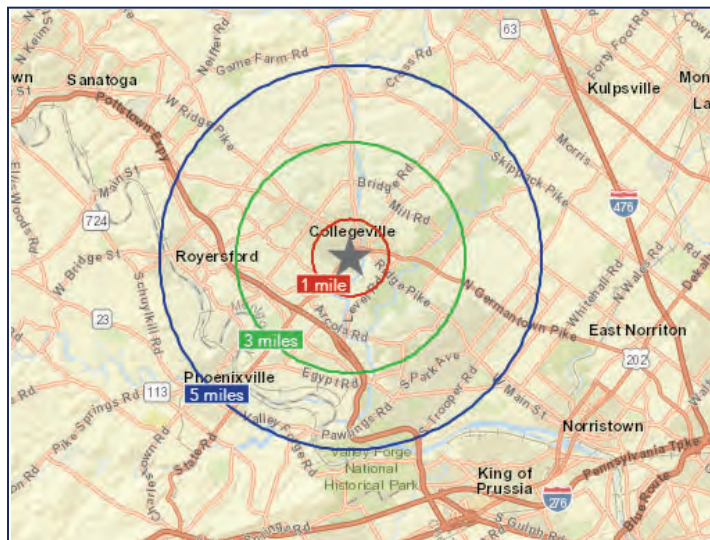


Marketplace at Collegeville

305 2nd Ave, Collegeville, PA 19426

PRIME SPACE AVAILABLE

1,150 SF - 1,340 SF



FEATURES:

- 140,000 SF Shopping Center and 14,000 SF Office Building
- Located in one of the wealthiest counties in PA and serves the Borough of Collegeville and Ursinus College with 1,500 Students and 500 Faculty members
- Daytime demographics exceed over 5,000 within a 1 mile radius and major employers such as; Pfizer, Quest Diagnostics, Glaxosmithkline, Jefferson HealthCare
- Strong mix of National and Regional tenants
- Nearby Retailers: Wegman's, LA Fitness, Dick's Sporting Goods, Petsmart, HomeGoods, BestBuy, Old Navy, Movie Tavern

Demographics

	1 Mile	3 Miles	5 Miles
Population:	7,054	45,215	121,465
Avg HH Inc:	\$161,454	\$158,267	\$130,840
Med HH Inc:	\$131,771	\$127,404	\$102,167
Households:	2,220	14,218	42,574
Daytime Pop:	5,282	21,919	59,179

For more information:

610.216.7276

EXCLUSIVE BROKER

Matt Brown

512 W Lancaster Ave | Wayne, PA 19087



Collegeville Shopping Center

305 2nd Ave, Collegeville, PA 19426

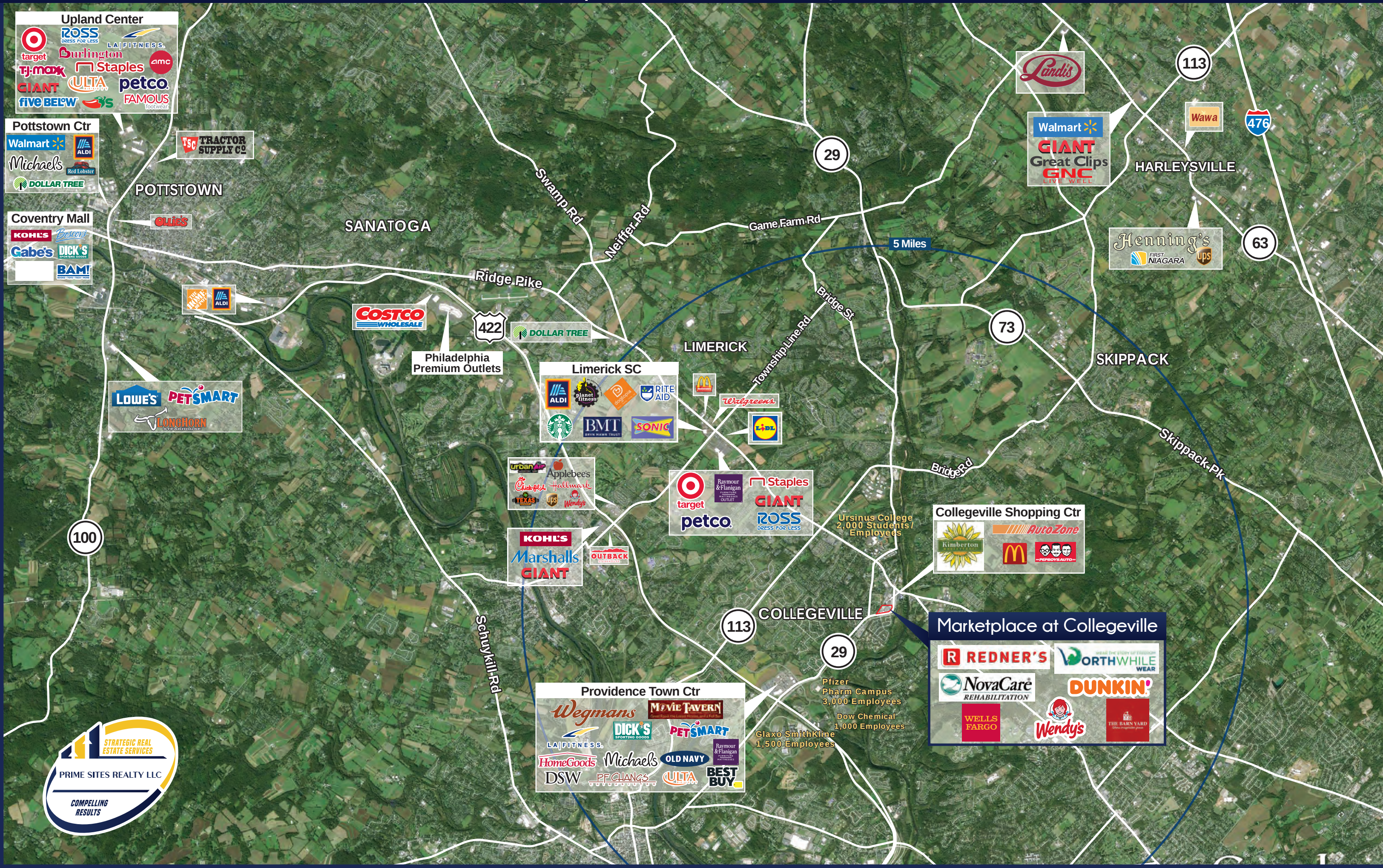


Unit	Tenant	Size (SF)
101	Berkshire Hathaway	6,000
101A	HOTWORX	2,000
106	Redner's Market	49,310
	Collegeville Flowers	4,356
	Shagun Restaurant	2,700
110	Lavender Massage	2,400
111	Advanced and Elite Dentistry	2,400
112	NovaCare	4,800
115	Engage Personal Training	1,600
116	Mathnasium	1,480
117	Rice House	1,440
118	Available	1,340
119	Rocco's	2,500
201	Worthwhile Wear	26,000
202	Smoker Bruce	993
205	Nail House	1,600
207	Peak Performance	1,440
208	Tortugas	2,400
209	Wells Fargo	1,920
210	Collegeville Internal Medicine	4,009
212	The Barn Yard	13,140
203A	Available	1,150
203B	Cimino's Barber Co.	1,150
Pad	Dunkin Donuts	3,600
Pad	Wendy's	5,731



For more information:
610-216-7276

Marketplace at Collegeville



Upland Center

- Target
- ROSS Dress For Less
- LA FITNESS
- Burlington
- Staples
- AMC
- TJ Maxx
- ULTA Beauty
- Petco
- GIANT
- FIVE BELOW
- FAMOUS Footwear

Pottstown Ctr

- Walmart
- ALDI
- Michaels
- Red Lobster
- DOLLAR TREE

Coventry Mall

- Kohl's
- Gabe's
- DICK'S Sporting Goods
- BAM!

TSC TRACTOR SUPPLY CO.

POTTSTOWN

OLIE'S

SANATOGA

WALMART

COSTCO WHOLESALE

Ridge Pike

422

DOLLAR TREE

Philadelphia Premium Outlets

LOWE'S

PETSMART

LONGHORN STEAKHOUSE

Limerick SC

- ALDI
- planet fitness
- WALGREENS
- RITE AID
- STARBUCKS
- BMT
- SONIC

LIMERICK

Applebee's

Chick-fil-A

Hallmark

TEXAS ROADHOUSE

UPS

Wendy's

KOHL'S

Marshall's

GIANT

OUTBACK STEAKHOUSE

target

petco

Staples

GIANT

ROSS Dress For Less

113

COLLEGEVILLE

29

Providence Town Ctr

- Wegmans
- MOVIE TAVERN
- LA FITNESS
- DICK'S Sporting Goods
- PETSMART
- HomeGoods
- Michaels
- OLD NAVY
- DSW
- PEACHES
- ULTA
- BEST BUY

Pfizer Pharm Campus
3,000 Employees

Dow Chemical
1,000 Employees

Glaxo SmithKline
1,500 Employees

Collegeville Shopping Ctr

- Kimberly
- AutoZone
- McDonald's
- PEPS BOYS AUTO

Marketplace at Collegeville

- REDNER'S
- NORTHWHILE WEAR
- NovaCare REHABILITATION
- DUNKIN'
- WELLS FARGO
- Wendy's
- THE BARN YARD

Landis

Walmart

GIANT

Great Clips

GNC

LIVE WELL

113

HARLEYSVILLE

Wawa

Henning's

FIRST NIAGARA

UPS

63

73

SKIPPACK

Skippack-Pk

STRATEGIC REAL ESTATE SERVICES

PRIME SITES REALTY LLC

COMPELLING RESULTS