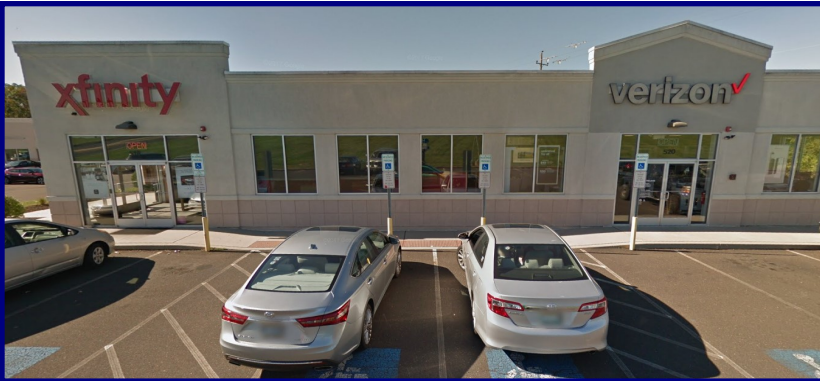


THE PLAZA AT OXFORD VALLEY

OXFORD VALLEY ROAD, LANGHORNE, PA



ANCHOR TENANTS

Golf Galaxy • Bonefish Grill • AAA

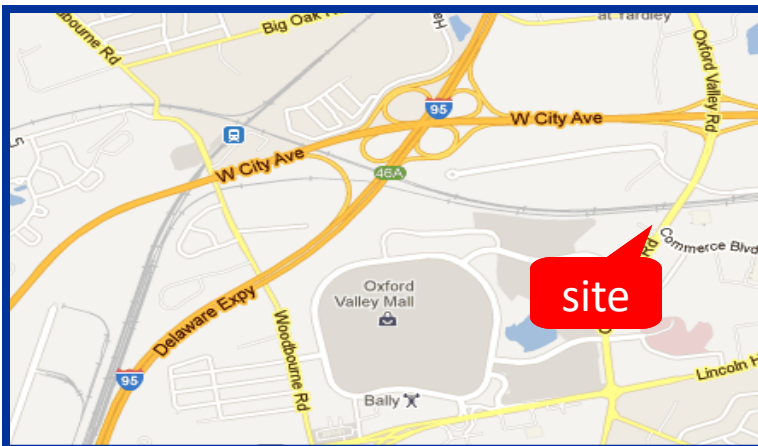
Xfinity • Verizon

HIGHLIGHTS

- New Signalized Intersection with Left Turn
- New Facade & Landscaping
- Adjacent to Oxford Valley Mall & Sesame Place
- Densely Populated Retail Corridor

SPACE AVAILABLE

2,300 SF



	1 Mile	3 Miles	5 Miles
Population	5,053	84,272	198,440
Average HHI	\$80,379	\$96,314	\$94,845



WRDC

123 Coulter Avenue, Suite 200
Ardmore, PA 19003

Direct: (610) 658-7073
Cell: (610) 316-6325
E-Mail: jay@wrdc.net



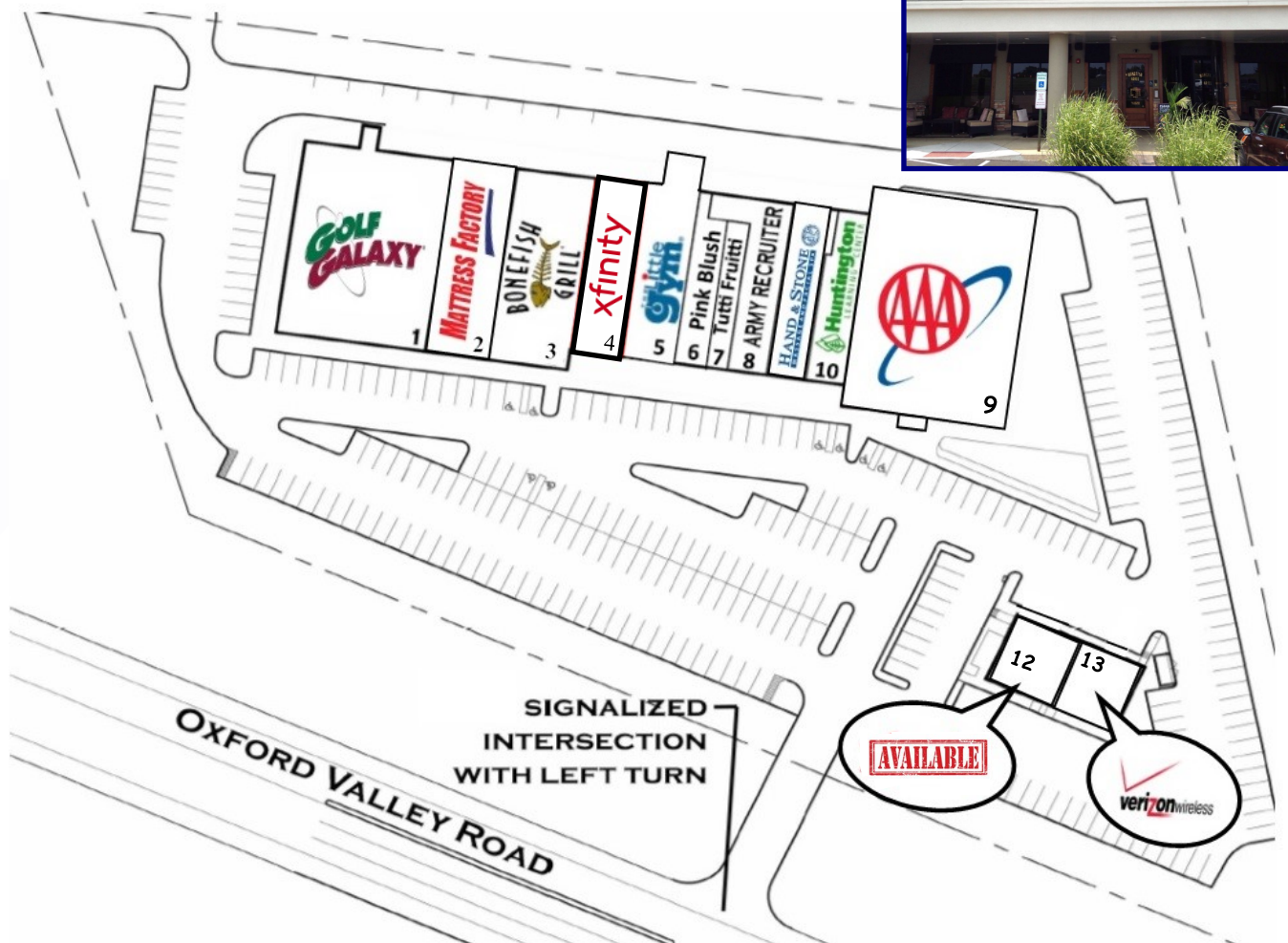
www.WRDC.net

THE PLAZA AT OXFORD VALLEY

OXFORD VALLEY ROAD, LANGHORNE, PA

TENANTS

1. Golf Galaxy	13,500 sf	6. Pink Blush	2,372 sf	11. AAA	14,903 sf
2. Mattress Factory	5,319 sf	7. Tutti Fruitti	1,326 sf	12. Available	2,300 sf
3. Bonefish Grill	6,670 sf	8. Army Recruiter	3,490 sf	13. Go Wireless	2,100 sf
4. Xfinity	3,713 sf	9. Hand and Stone	3,103 sf		
5. The Little Gym	3,960 sf	10. Huntington Learning Center	3,000 sf		



Only pad site in Regional Trade Area

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