

3600 WINDING WAY

RARE INDUSTRIAL/FLEX SPACE

NEWTOWN SQUARE, PA



Property Highlights

- 3,264 SF
- Access to Route 3 (West Chester Pike) & Route 252
- Tremendous exposure and proximity to the heart of Newtown Square

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Est. Population	6,892	40,673	143,736
Average Age	49.4	47.9	42.6
Est. Avg HH Income	\$126,970	\$167,024	\$158,303
Est. Total Employees	3,241	20,087	72,468

SitesUSA, Inc

*WEST CHESTER PIKE (ROUTE 3) TRAFFIC COUNT: 35,000+ VPN
NEWTOWN STREET ROAD (ROUTE 252) TRAFFIC: 15,000+ VPN*



CONTACT

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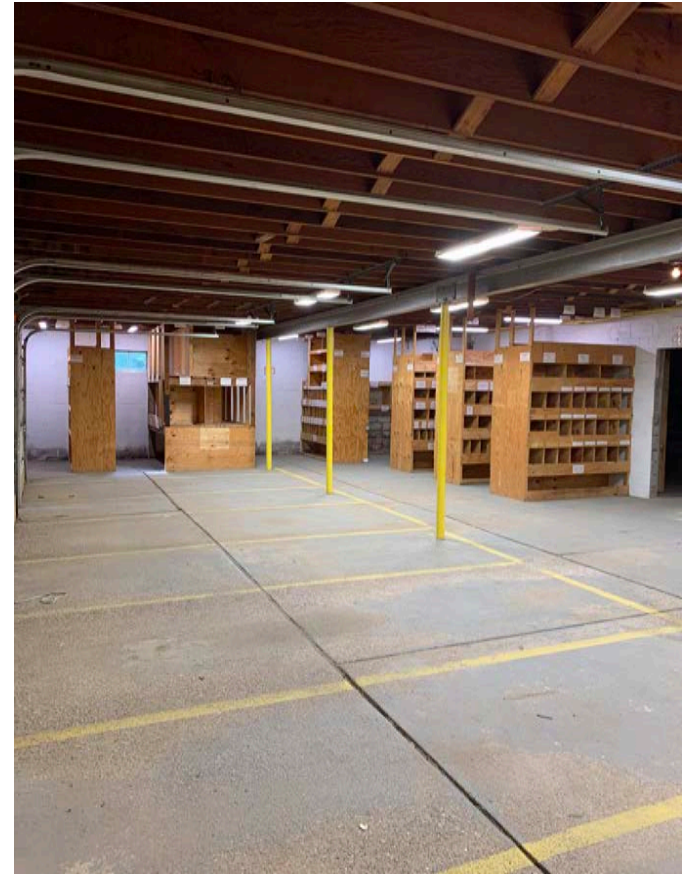
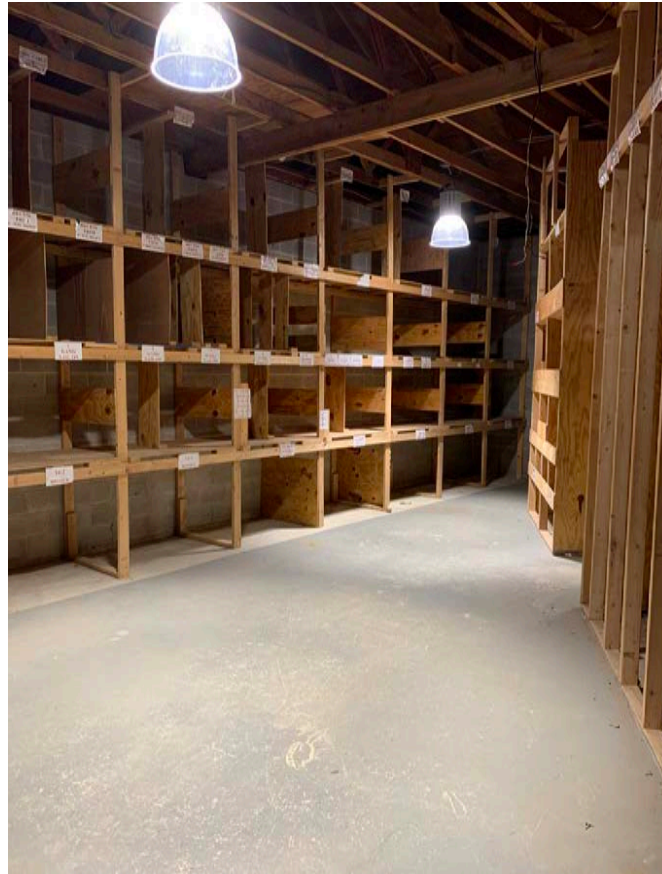
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PROPERTY PHOTOS

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SITE AERIAL

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