

# 101 FELLOWSHIP ROAD

CHESTER SPRINGS, PA



REPRESENTED BY  
THE FLYNN COMPANY

KEVIN FLYNN JR  
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## 7.7 ACRES | AVAILABLE FOR SALE

### PROPERTY DETAILS:



Land Size: 7.7 acres  
Building SF: 10,700 SF commercial office building



Three residential homes



Zoning: C3 (permitting various retail uses. including Auto Dealership)



Chester County is the most affluent County in Pennsylvania



The property is in the center of growth and expansion north of the PA Turnpike. It is becoming a central economic hub by every metric; demographics, affluence, and road access/transportation

THE FLYNN COMPANY

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## ZONING - PERMITTED USES

### C3

allows the following uses, by right:



Office building



Bank /  
financial institution



Passenger station



Retail store



Restaurant, drive-  
through restaurant



Personal service  
establishment



Educational or  
religious use



Cultural studio  
or cultural facility



Medical marijuana  
dispensary



Passive recreation



Active recreation



Day-care center \*



Hotel or motel \*



Bed-and-breakfast  
inn \*



Public place of amusement  
or recreation \*



Sale or dispensing of  
gasoline as a principal  
or accessory use \*



Vehicular sales  
establishment and  
sale of farming  
equipment \*



Automobile service  
establishment \*



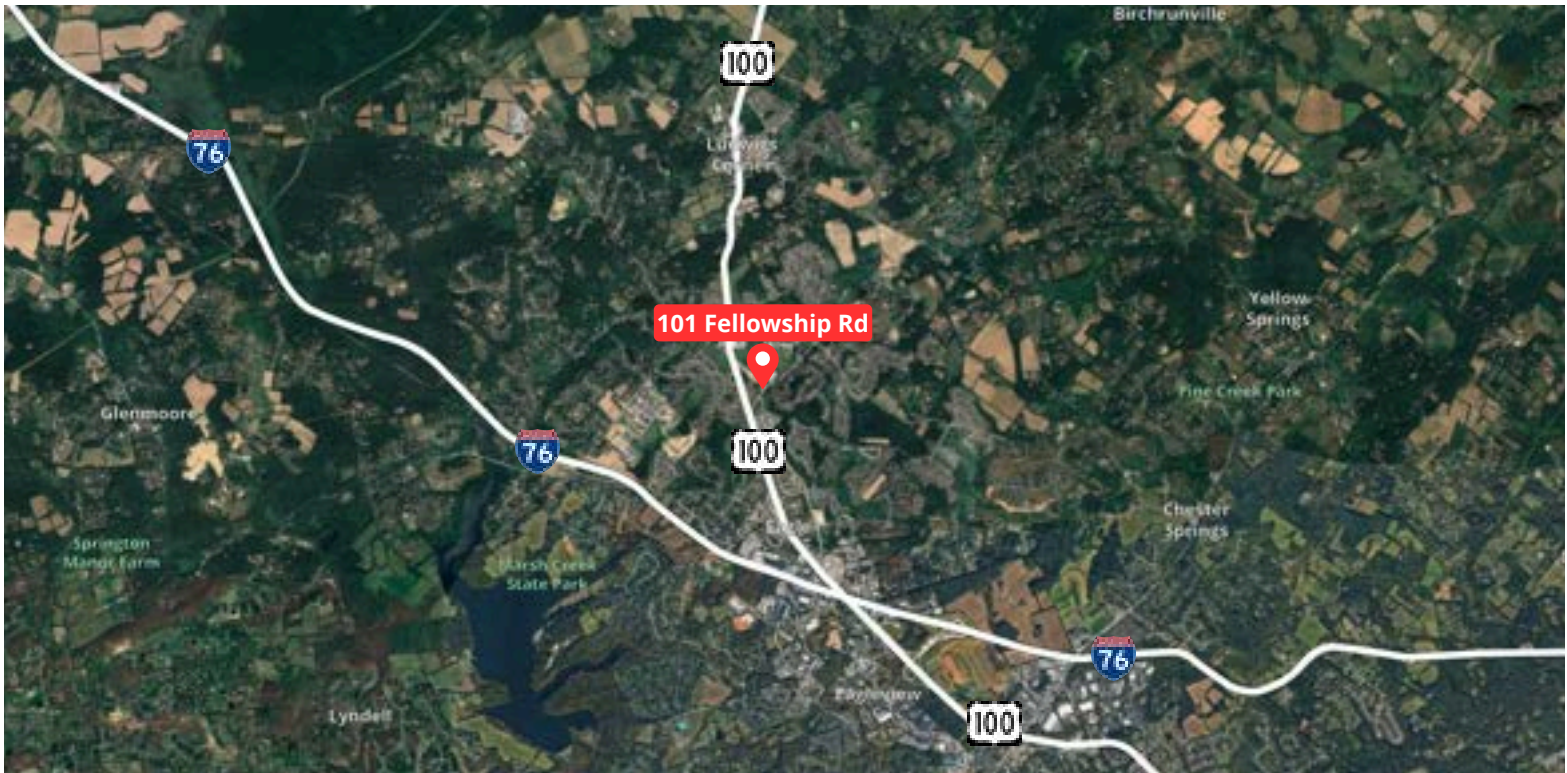
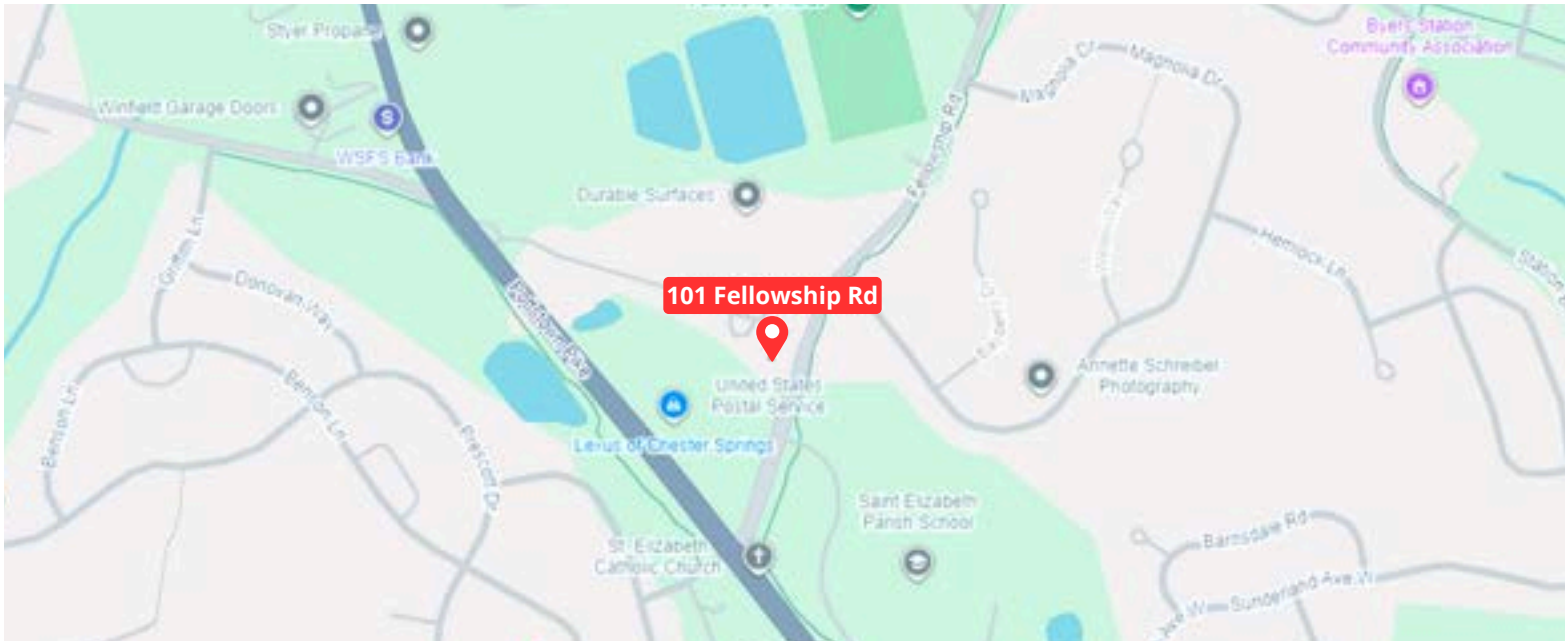
Car wash \*



Laboratory for  
scientific research  
and development \*

\*Any two or more principal uses otherwise permitted by right, conditional use, or special exception as provided herein. As a condition of conditional use approval, the Board of Supervisors may require that any application for a combination of two or more principal uses comply with the provisions of § 200-70 of this chapter, as deemed applicable by the Board.

## LOCATION



**For More Information  
Please Contact:**

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