

The Colliers logo is a blue rounded rectangle with the word "Colliers" in white serif font. Below the text are three horizontal stripes in yellow, red, and blue.

220 Baltimore Pike | Springfield, PA

# Retail shop opportunity on highly visible Baltimore Pike **for lease**

Introducing 220 Baltimore Pike, a rare freestanding opportunity located on one of the strongest retail corridors in Philadelphia MSA. Site is located amongst a variety of shops, restaurants, grocery stores, and shopping centers.

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Accelerating success.

# Property Overview

**Address** 220 Baltimore Pike, Springfield, PA 19064

**Location** Located on "The Golden Mile" in Springfield Township, Delaware County

**Zoning** E - Business

**Site Area** 14,584 SF

**Building Area** 3,600 SF

**Parking** 12 spaces

**Floors** 1

**Frontage** 140' on Baltimore Pike (with 1 curb cuts)

**Year Built** 1960

**Parcel ID** 42-00-04039-01

**Taxes (2023)** \$10,931

**Assessment** \$400,500

| Street           | Count  | Type | Year | Distance |
|------------------|--------|------|------|----------|
| Baltimore Pike   | 27,010 | AADT | 2017 | .02      |
| S Bishop Ave     | 15,601 | AADT | 2016 | .41      |
| E Springfield Rd | 14,774 | AADT | 2019 | .52      |
| Providence Rd    | 16,708 | AADT | 2019 | .68      |

## Key Highlights



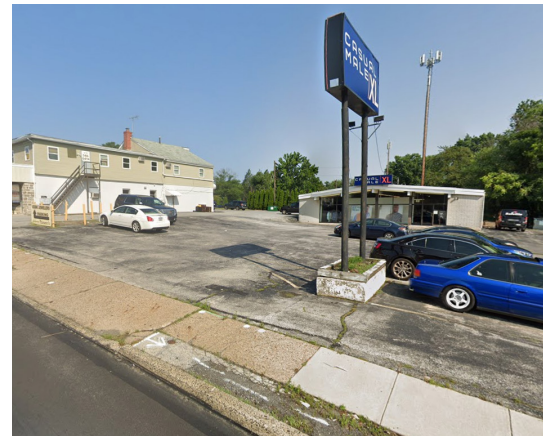
Tremendous visibility; located on strong retail corridor



Close to major highways I-476, Rt. 1, & I-95



Neighbors include Home Depot, Acme, Wawa, Target, and more



# Surrounding Area

| Demographic | 1 Mile    | 2 Miles   | 3 Miles   |
|-------------|-----------|-----------|-----------|
| Population  | 20,031    | 84,457    | 173,580   |
| Households  | 7,552     | 33,233    | 67,129    |
| Avg. HHI    | \$118,736 | \$113,278 | \$113,825 |
| Employees   | 5,806     | 22,826    | 48,671    |



**TRADER JOE'S**  
BANK OF AMERICA  
FINE WINE & GOOD SPIRITS  
IRON HILL BREWERY & RESTAURANT  
BMT BRYN MAWR TRUST  
BB&T  
PNC  
WSFS bank

REPUBLIC BANK & TRUST  
Rita's  
CVS  
DUNKIN'

Wawa  
TD Bank  
Citizens Bank  
Wendy's

**Marple Crossroads**  
smashburger  
Sally Beauty  
Walmart  
Marshalls  
five BELOW  
JO-ANN fabric and craft stores  
OLD NAVY  
AMC THEATRES  
DSW  
GameStop

**Media Shopping Center**  
ACME  
Starbucks  
PANCHEROS MEXICAN GRILL  
SUPERCUTS  
Santander

MEN'S WEARHOUSE  
COLD STONE CREAMERY  
LONGHORN STEAKHOUSE  
Olive Garden  
FedEx Office

RITE AID  
Manhattan BAGEL

**Olde Sproul Shopping Village**  
MISSION BBQ  
AMERICA'S BEST CONTACTS & EYEGLASSES  
Panera Bread  
OUTBACK STEAKHOUSE  
SHAKE SHACK  
Famous Footwear  
GIANT  
Great Clips

**Springfield Mall**  
Target  
macy's  
ULTA BEAUTY  
BAM! BOOKS • TOYS • TECH • MORE  
Friendly's  
CARRABBA'S ITALIAN GRILL

GIANT  
STAPLES  
Orangetheory FITNESS  
MATTRESS FIRM  
empire beauty school

PHILLY PRETZEL FACTORY  
Old Fashioned Style  
Primobags Italian Specialty Sandwiches

KOHL'S expect great things

**The Shoppes at Springfield Park**  
Target  
Chick-fil-A  
LENS CRAFTERS  
LA FITNESS  
HOBBY LOBBY

ACME  
petco  
planet fitness  
HOME DEPOT  
Santander  
Auto Zone

MILLER'S ALE-HOUSE

MATTRESS FIRM  
Raymour & Flanigan FURNITURE  
Red Lobster

PETSMART  
Michael's MAKE CREATIVITY HAPPEN  
Party City  
CHUCKE CHEESE'S  
H&R BLOCK



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