

# Bala Cynwyd On City Avenue

59 E CITY AVENUE, BALA CYNWYD, PA 19004









## Highlights

<b>COUNTY</b> Montgomery	<b>METRO AREA</b> Philadelphia
<b>TOTAL SF</b> 174,000	<b>ACRES</b> 23
<b>PARKING SPACES</b> NaN	<b>CENTER TYPE</b> Community

Bala Cynwyd is located on the highly trafficked City Ave, a short walk from Septa’s Cynwyd line, and minutes outside of Downtown Philadelphia. The center’s prime location and creative tenant mix make it the go-to destination for the area’s shopping, dining and service needs. The center has recently completed a multi-million-dollar renovation to revamp the property’s physical character – adding outdoor dining & gathering space with improved landscaping & streetscapes.

## Demographics

3-MILE RADIUS

 <b>228,553</b> Population	 <b>99,539</b> Households	 <b>\$56,189</b> Median HHI
 <b>\$98,811</b> Average HHI	 <b>38</b> Median Age	 <b>44%</b> College Educated



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The parties acknowledge that this Plan is for identification purposes only and does not constitute any covenant, representations, or warranty by Landlord that any existing or future conditions exists, or that, if they do exist, will continue to exist through out all or any part of the lease term, except to the extent such covenant, representation or warranty is expressly set forth in the Lease.