



**HUNTER
DURANT**
REAL ESTATE ADVISORY FIRM



**Office / Medical For Lease
2,836 SF Available**

3475 West Chester Pike Newtown Square, PA

Drone Video

Drive Time Map

15 Min Drive Time

- Exton 5 min
- Malvern 10 min

30 Min Drive Time

- West Chester 17 min
- King of Prussia 20 min
- Conshohocken 26 min

45 Min Drive Time

- Center City, Phila. 35 min
- Lansdale 40 min
- Pottstown 41 min
- Wilmington, DE 45 min
- Cherry Hill, NJ 45 min

> 45 Min Drive Time

- Lancaster 55 min
- Allentown 65 min



MACRO AERIAL



WHITE MANOR
COUNTRY CLUB

EPISCOPAL
ACADEMY

Chesterbrook
Academy

Hillon
Garden
Inn

Toll Brothers
Liseter
450 new homes

Aronimink
Golf Club

AmeriHealth

SAP

452 apartments
70 new homes

Ellis Preserve
WHOLE FOODS MARKET
FIREPOINT GRILL
FINE WINE & GOOD SPIRITS
CHIPOTLE MEXICAN GRILL
FedEx Office
FIRST WATCH
MOD

Edgemont Shopping Center
Starbucks
REGAL
DOMINO'S
MERCATO pasta fresca
P.J. WHELIHAN'S PUB + RESTAURANT
Wine & Spirits GIANT

Main Line Health

Cooper
University Health Care

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

3475 West Chester Pike,
Newtown Square, PA

West Chester Pike
30,000 Cars Per Day

CVS
pharmacy

teca
NEWTOWN SQUARE

Newtown Square
Shopping Center
ACME
Starbucks
Panera BREAD
Manhattan BAGEL
McDonald's

VALLEY VIEW
GOLF COURSE

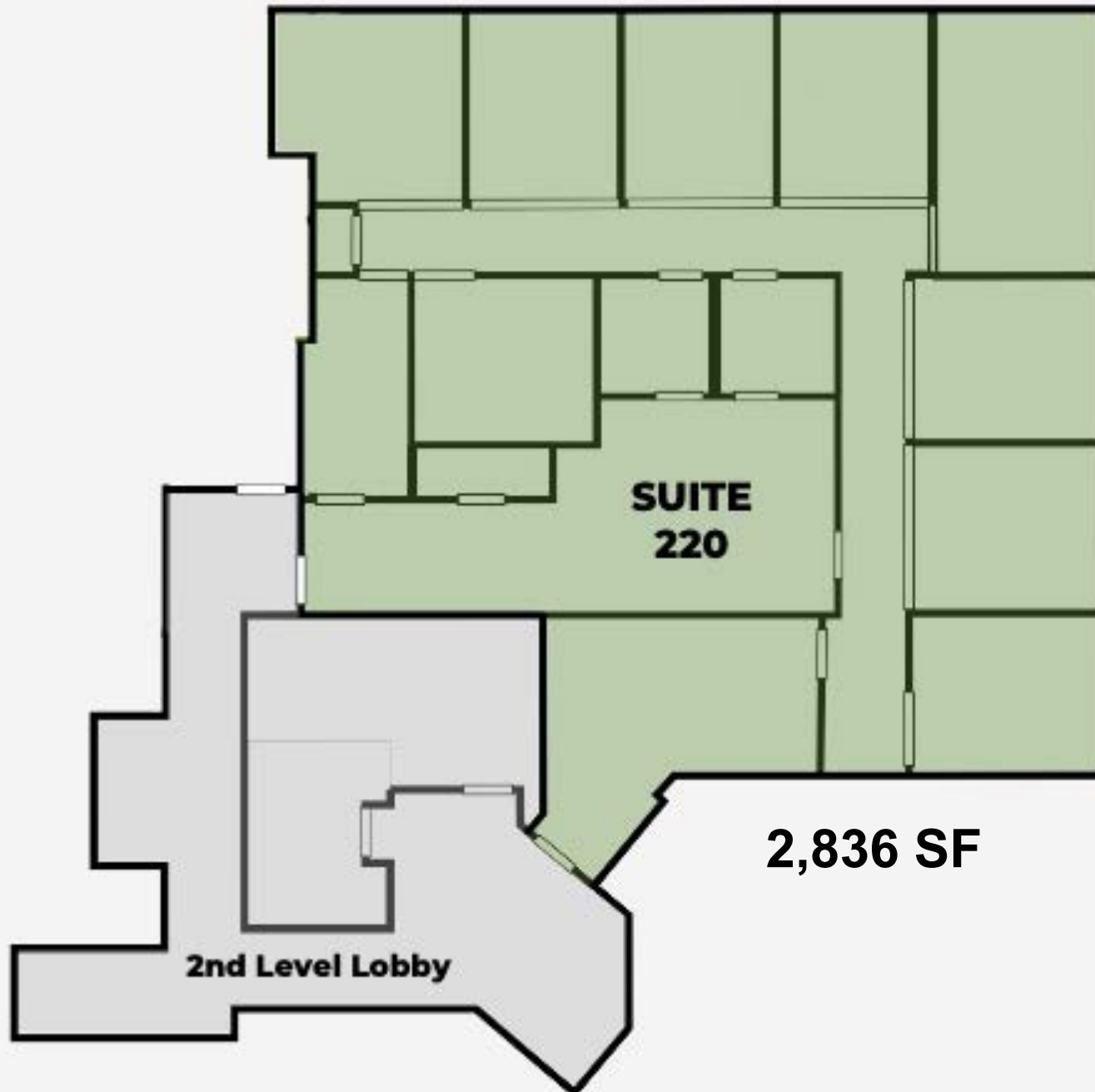
CALIBER
COLLISION

THE STATION AT
NEWTOWN SQUARE
(250 Apartment Units)

Paxon Hollow
1926

RIDLEY CREEK
STATE PARK
DEPT. OF CONSERVATION AND NATURAL RESOURCES





Call Us

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www.HunterDurant.com