



OFFICE BUILDING FOR LEASE

690 W. LINCOLN HWY EXTON, PA 19341



PROPERTY DESCRIPTION

Medical/Professional Office Space In The Desirable Commons At Oaklands!

PROPERTY HIGHLIGHTS

- +/- 4,000 SF of Office Space in Free Standing All Brick Building
- Well Situated in The Commons At Oaklands
- Unit 690 Has 4,000 SF Medical/Professional Office Space
- Unit Includes Reception Area, Exam Rooms, Lab, & Kitchenette
- Building Has Windows On All Sides Providing Abundant Natural Light
- Located A Quarter Mile From Route 30 Bypass
- Abundant Onsite Parking
- Convenient to Exton, West Chester And The Main Line

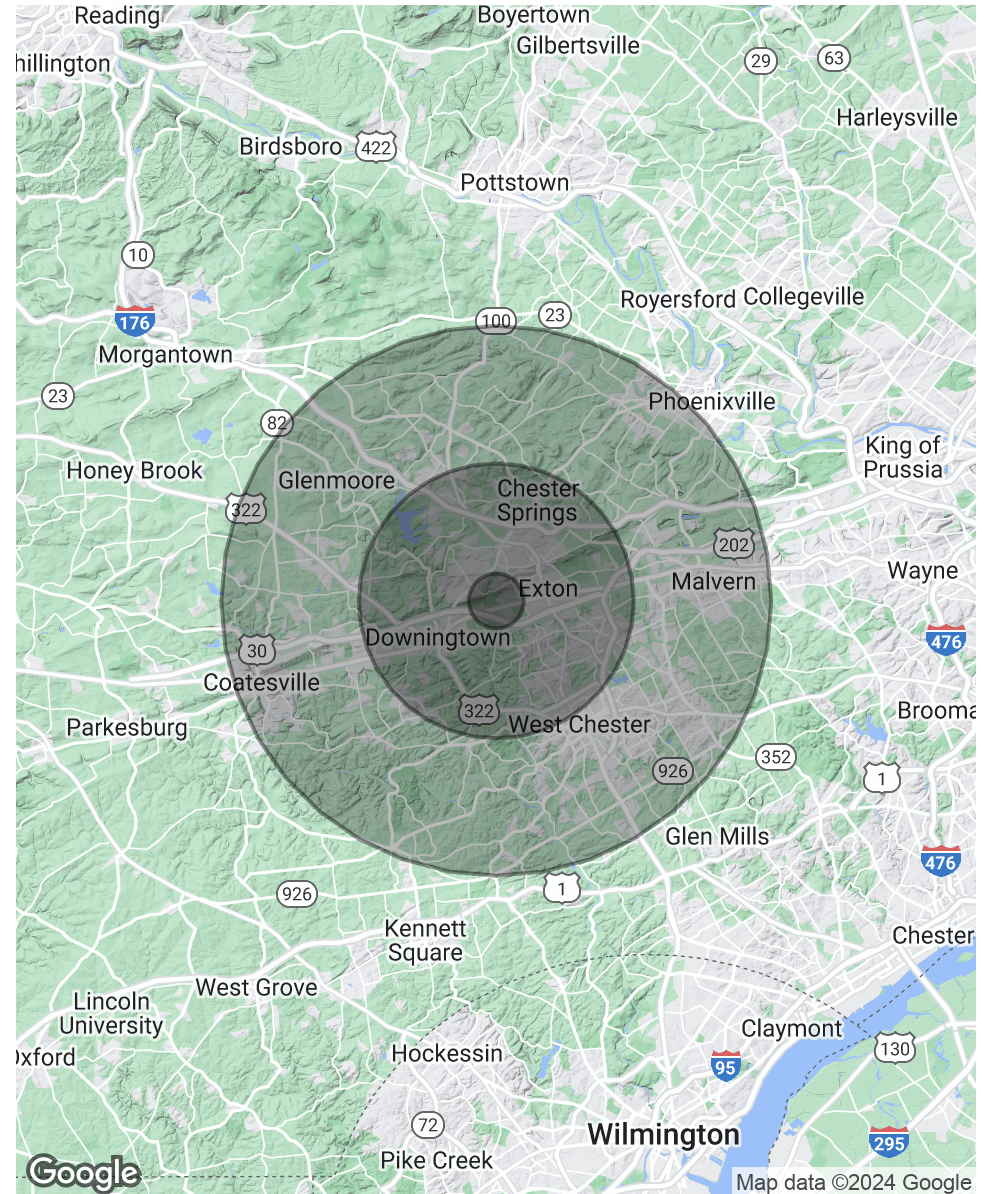
OFFERING SUMMARY

Lease Rate:	\$24.20 SF/yr (MG)
Available SF:	4,000 SF
Lot Size:	6,389,293,680 SF
Building Size:	6,000 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	1,959	38,115	120,858
Total Population	4,929	102,424	325,966
Average HH Income	\$168,341	\$182,450	\$175,887

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	4,929	102,424	325,966
Average Age	42	41	41
Average Age (Male)	41	40	40
Average Age (Female)	43	42	42
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,959	38,115	120,858
# of Persons per HH	2.5	2.7	2.7
Average HH Income	\$168,341	\$182,450	\$175,887
Average House Value	\$555,257	\$562,415	\$567,247

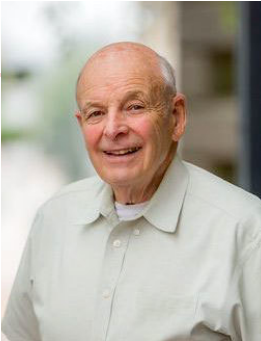
Demographics data derived from AlphaMap





690 W. Lincoln Hwy
Exton, PA 19341

JIM LEES
jim@swopelees.com
610.429.0200 x103



JIM LEES

jim@swopelees.com

Direct: 610.429.0200 x103 | Cell: 610.420.6618

Swope Lees Commercial Real Estate
208 East Market Street
West Chester, PA 19382
610.429.0200