

SPRINGFIELD PLAZA

905 W. SPROUL ROAD/130 S. STATE ROAD, SPRINGFIELD, PA 19064
BUSINESS AND SHOPPING CENTER



HIGH VISIBILITY

MULTI-USE AND FELXIBLE SPACES

Intersection: W. Sproul Road,
& 130 S. State Road

- ✓ Traffic Count: 76,000+ AADT.
- ✓ Daytime population of over 250,000 people within a 5-mile radius.
- ✓ Superior Access and Visibility, Walking distance to Major stores and Retailers.
- ✓ Commercial, Medical and Retail Spaces
- ✓ DOMINANT TRADE AREA
- ✓ JUST EAST OF THE BLUE ROUTE (I-476)
- ✓ 20 MILES FROM CENTER CITY
- ✓ 11 MILES FROM PHL INERNATIONAL
- ✓ DELAWARE COUNTY

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LOCATION BENEFITS

A high-visibility, mixed-use commercial center in the heart of Delaware County. Located at the intersection of Route 1 and Route 320, just off I-476, Springfield Plaza offers flexible leasing opportunities in one of the most active corridors in the region. Featuring first-floor retail with drive-thru potential, second-floor office suites, and excellent signage exposure, this site provides unmatched access and branding power for your business. With over 60,000+ combined daily traffic count (ADT), Springfield Plaza supports a wide range of tenant types—from healthcare and financial services to retail and food & beverage.

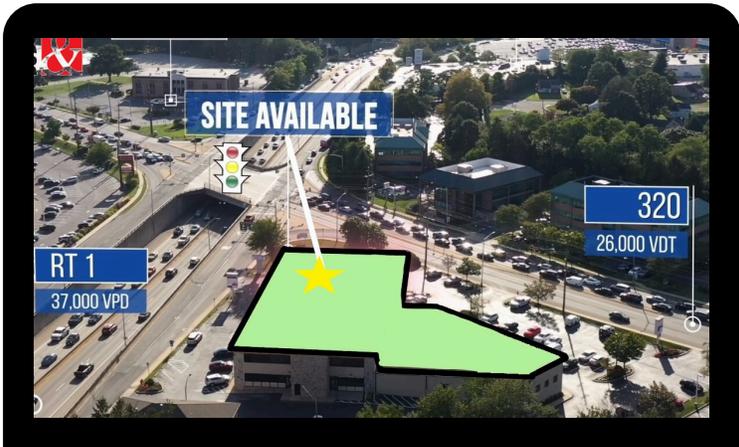


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TENANTS SUBJECT TO CHANGE. NOT AN ACCURATE REPRESENTATION 2016



Commercial neighbors



TENANTS INCLUDE EDIBLE ARRANGEMENTS, PERSONIC HEALTHCARE, DENTAL HEALTHCARE ASSOCIATES, CDHA, ANGELS OF CARE, PA CENTER FOR HEARING AND BALANCE, GEICO & MORE

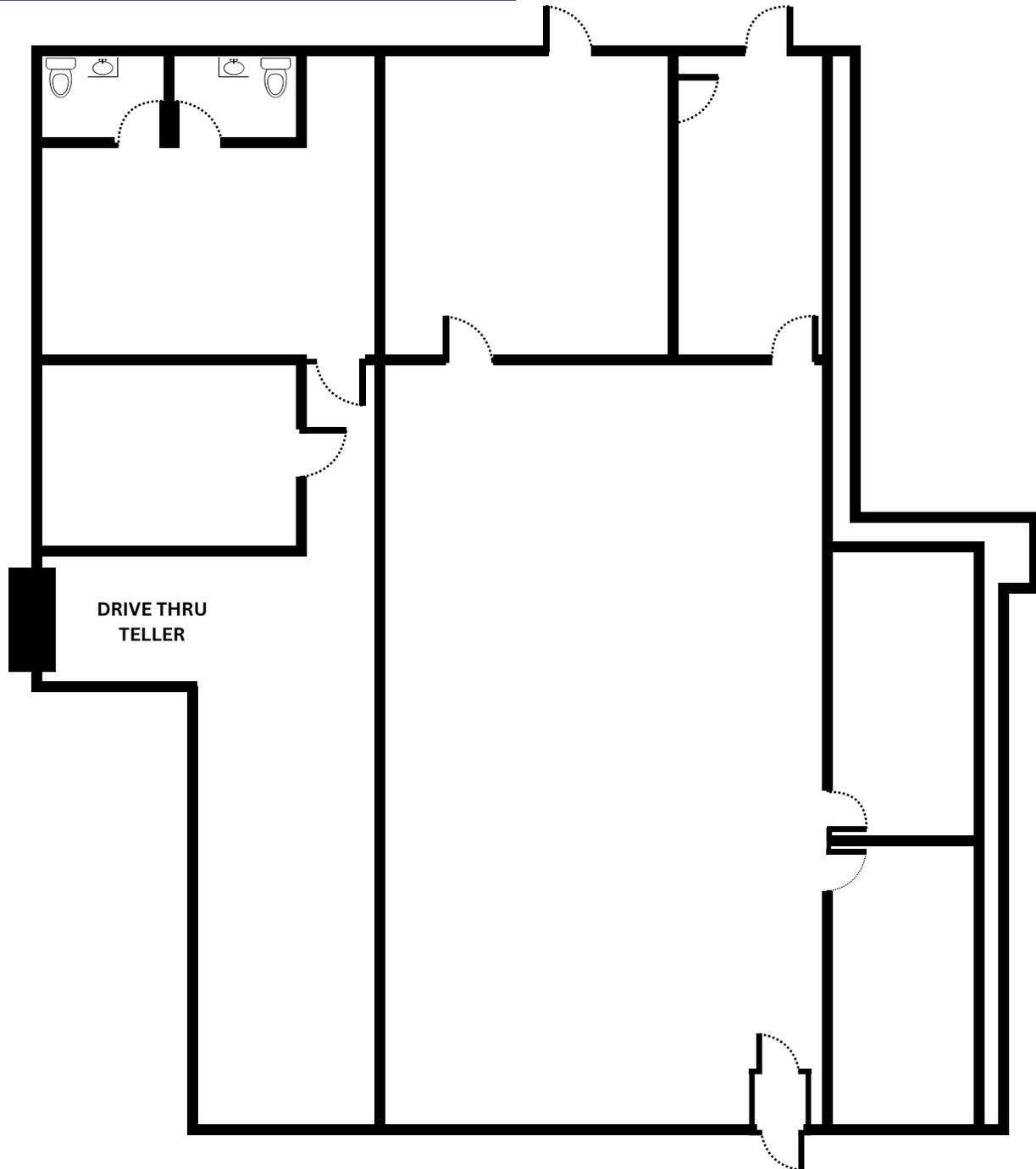
905 W. SPROUL ROAD

130 S. STATE ROAD, SPRINGFIELD, PA 19064
BUSINESS AND SHOPPING CENTER

100
3,800 SQ FT

FLOOR 1

VACANCY



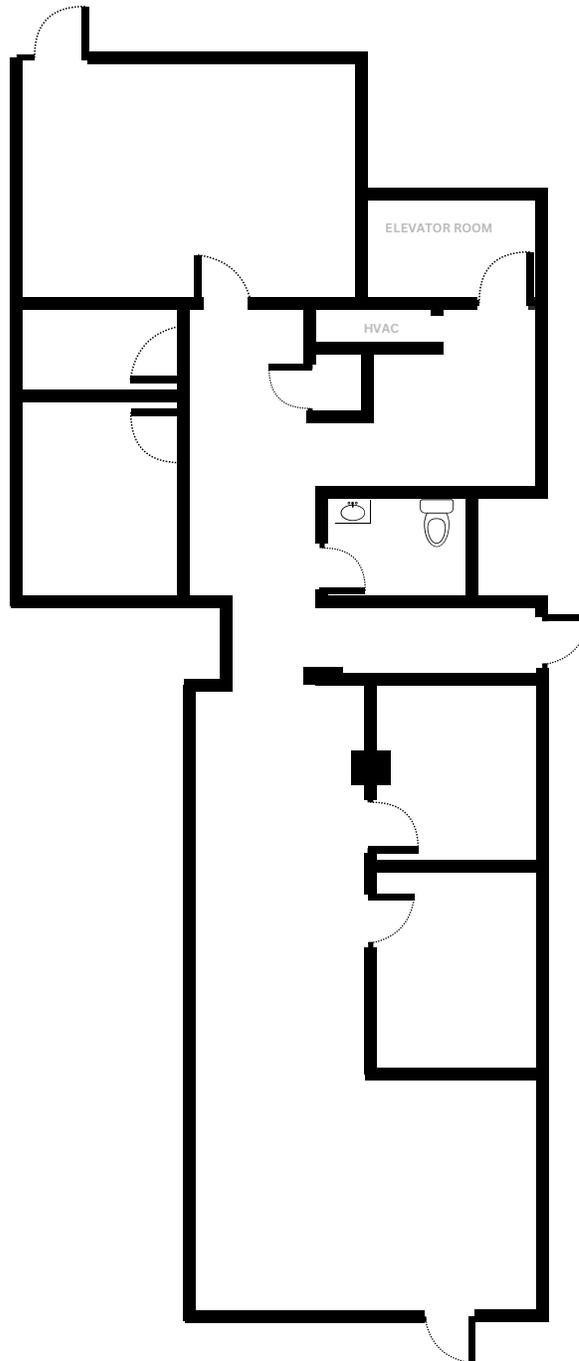
905 W. SPROUL ROAD

130 S. STATE ROAD, SPRINGFIELD, PA 19064
BUSINESS AND SHOPPING CENTER

101
1,775 SQ. FT.

FLOOR 1

VACANCY

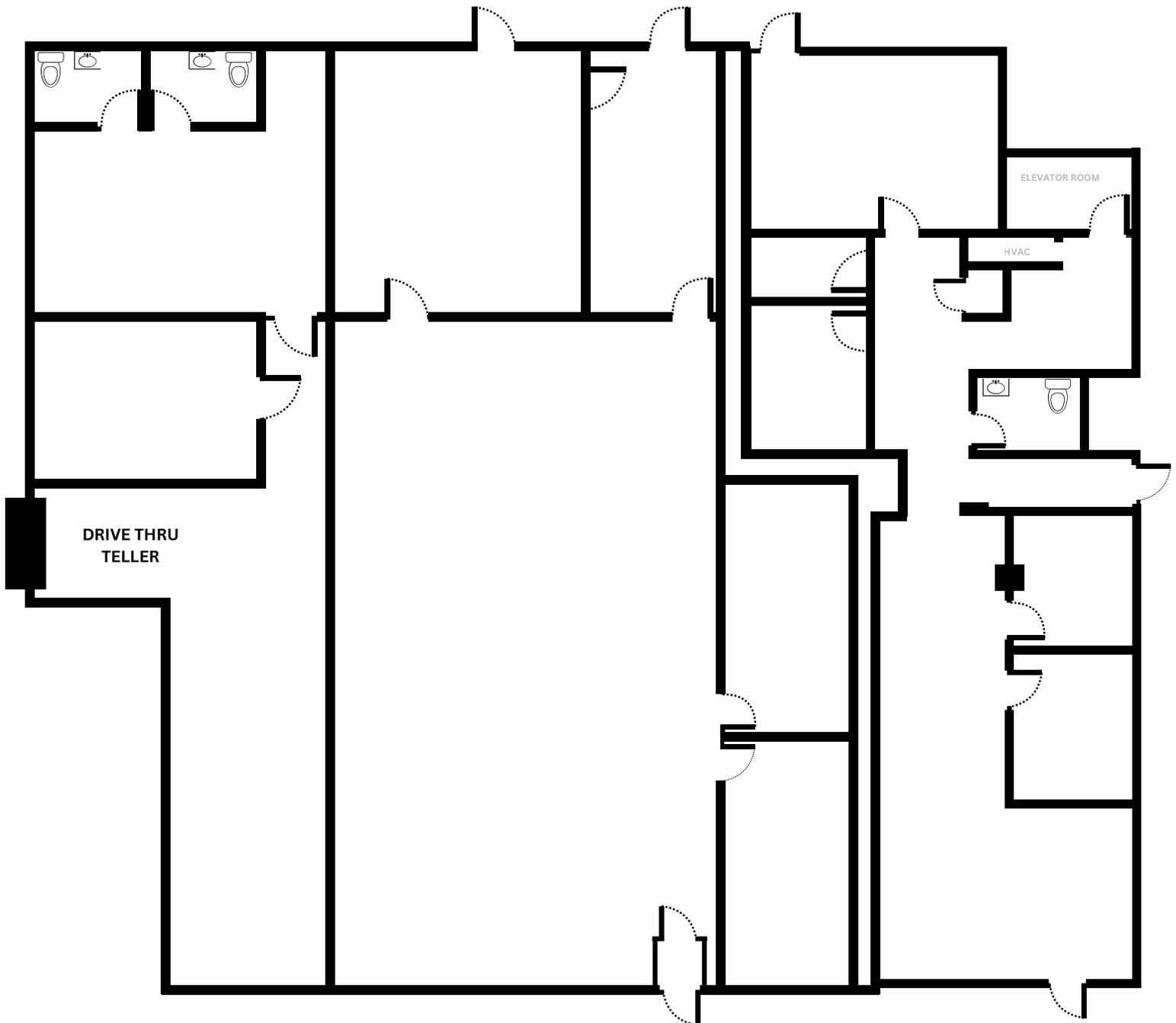


905 W. SPROUL ROAD

130 S. STATE ROAD, SPRINGFIELD, PA 19064
BUSINESS AND SHOPPING CENTER

100&101
5,575 SQ FT

FLOOR 1 VACANCY



905 W. SPROUL ROAD

130 S. STATE ROAD, SPRINGFIELD, PA 19064
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203
1,260 SQ. FT.

FLOOR 2

VACANCY

