

OFFICE SPACE FOR LEASE BUCKINGHAM GREEN

4920 York Road, Buckingham, Bucks County, PA

PENN'S GRANT REALTY
Corporation
COMMERCIAL INDUSTRIAL INVESTMENT



PRESENTED BY:

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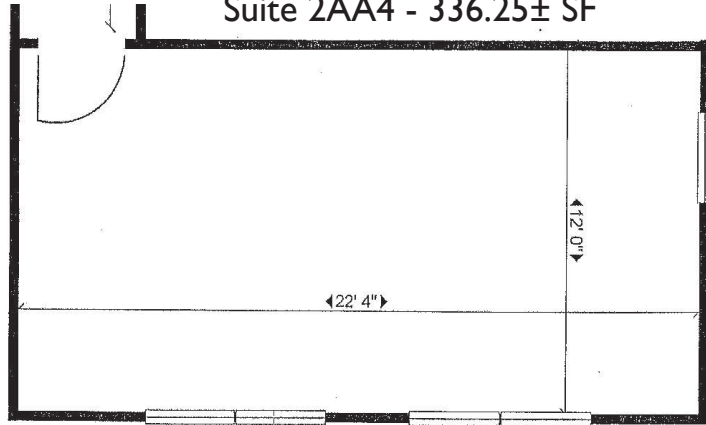
AVAILABLE SPACE

Suite #	Square Footage	Monthly Rent	HVAC Cost
Building - Buckingham Green 1			
Suite 2F	590± SF	\$934.17	\$89/month
Building - Buckingham Green 2			
Suite 2AA4	336.25± SF	\$532.40	\$89/month
Building - Buckingham Green 3			
Suite 2200	879± SF	\$1,391.75	\$89/month

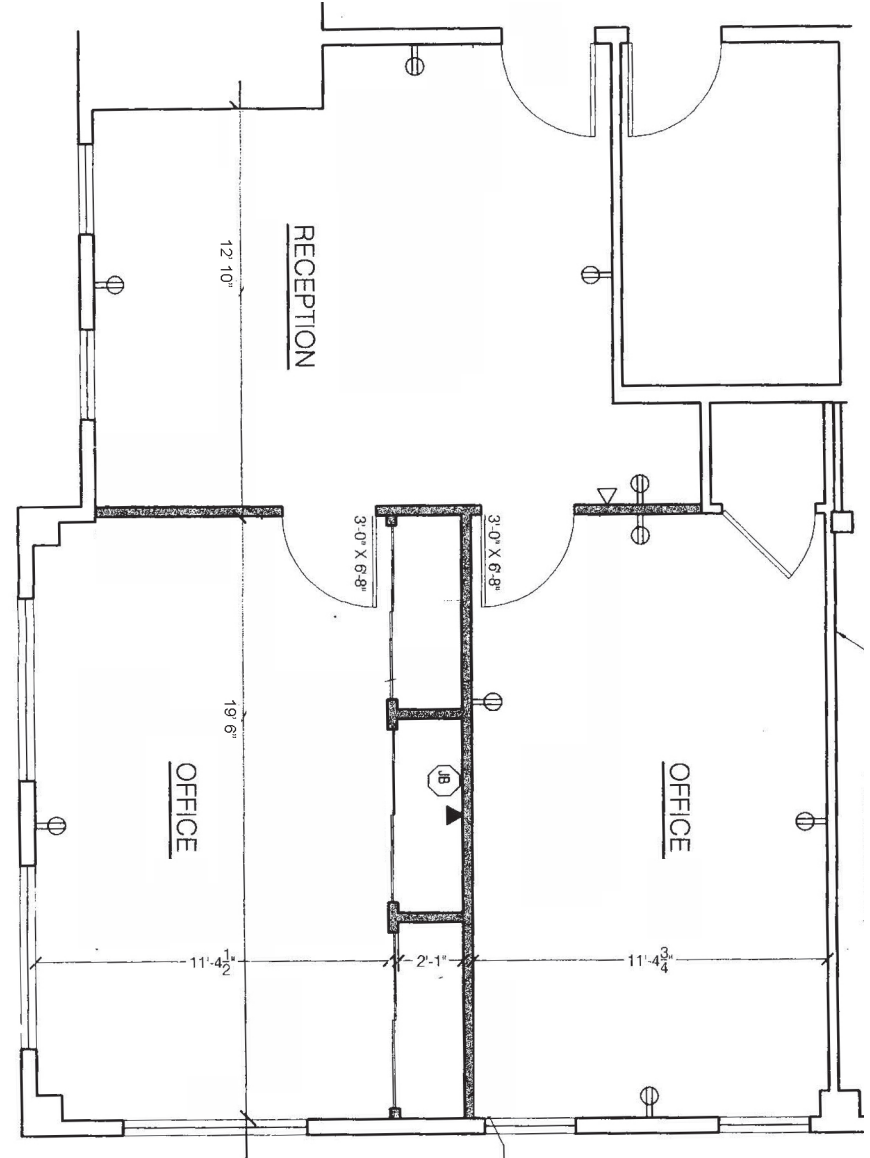
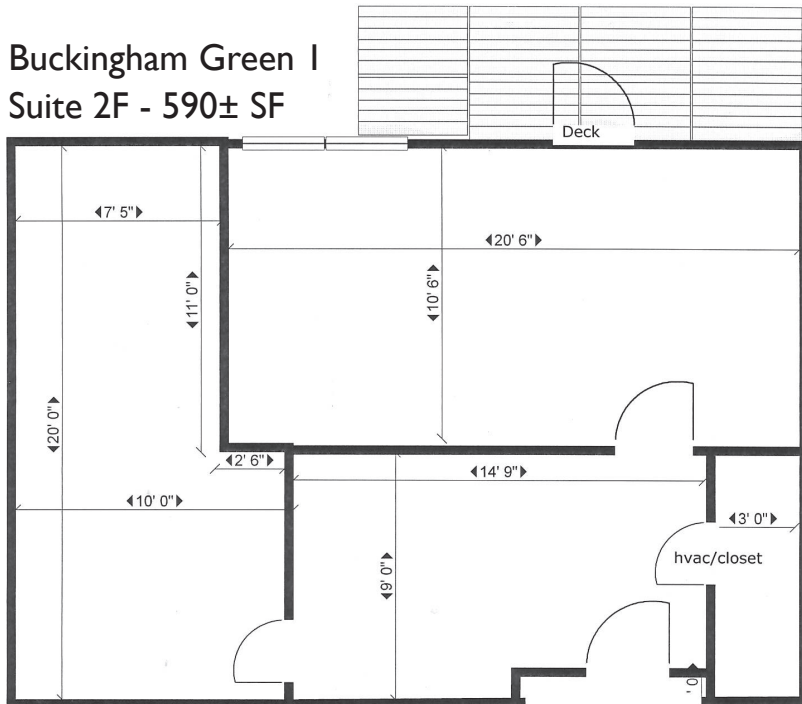
PROPERTY SPECIFICATIONS

Building: Office/Retail strip center with high visibility.
 Daily Traffic Counts: 16,838
 Population within 5 miles radius: 53,911
 Average Household Income within 5 mile radius: \$143,248
 Zoning: LC— Limited Commercial
 Municipality: Buckingham Township
 Lease Price:..... Monthly rent plus utilities, trash and HVAC monthly maintenance contract

Buckingham Green 2
Suite 2AA4 - 336.25± SF

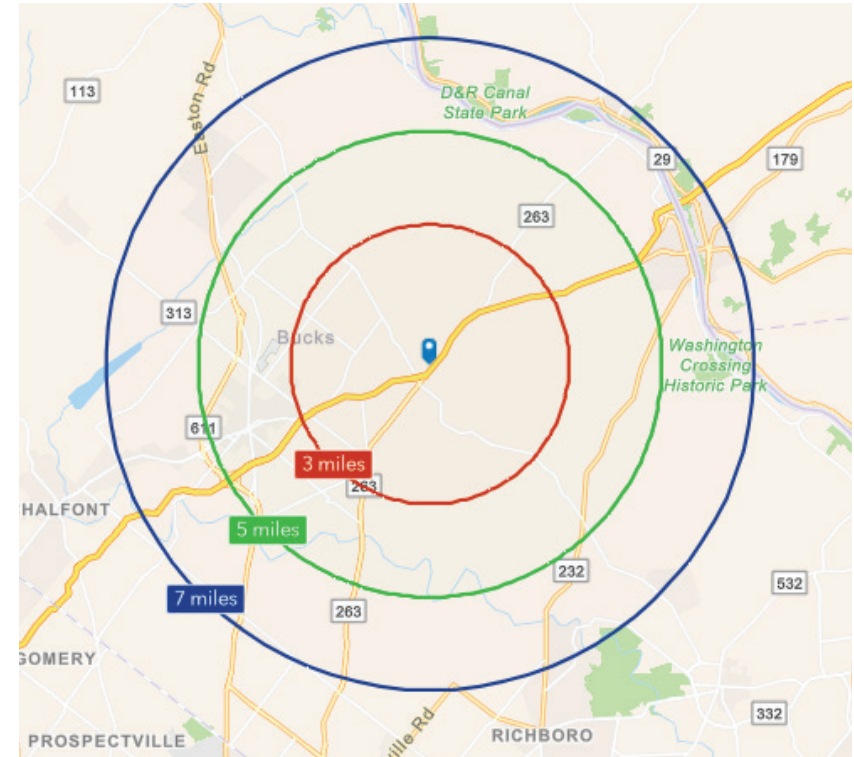
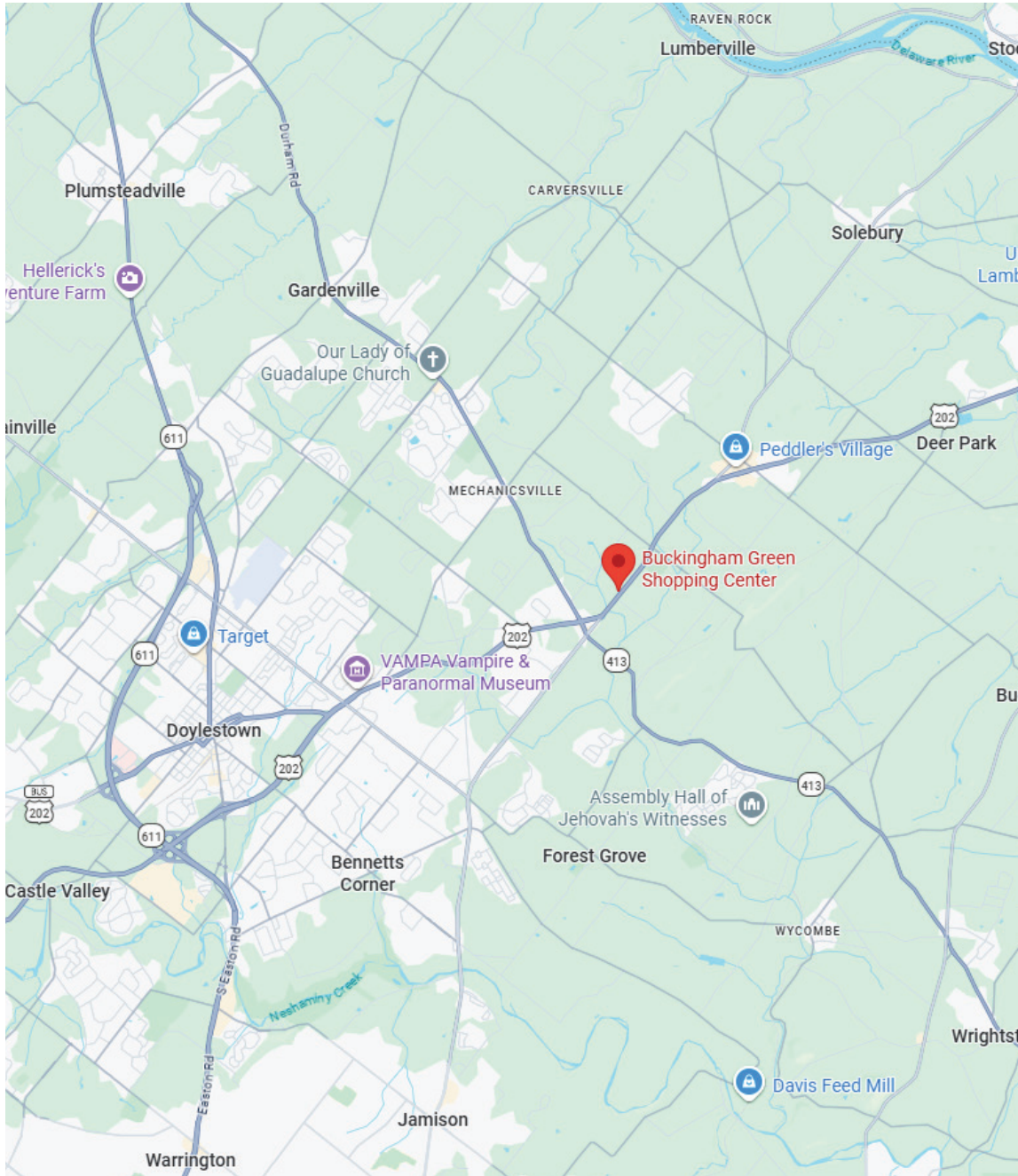


Buckingham Green I
Suite 2F - 590± SF



Buckingham Green 3
Suite 2200 - 879± SF

4920 York Road, Buckingham, Bucks County, PA



POPULATION 3 Mile 5 Mile 7 Mile

Total Population	18,168	55,599	106,544
Median Age	50	48	47
White Collar Employment	81%	81%	80%
Unemployment Rate	2.4%	2.4%	2.7%

HOUSEHOLDS & INCOME 3 Mile 5 Mile 7 Mile

Total Households	6,715	21,592	40,652
# of Persons per HH	2.7	2.5	2.5
Average HH Income	\$226,461	\$200,002	\$197,819
Average House Value	\$788,930	\$771,282	\$749,873

Source: Site to Do Business