



RESTAURANT AND RETAIL SPACES IN NEIGHBORHOOD CENTER

**1115 POWELL ROAD**

**BROOKHAVEN, PENNSYLVANIA 19015**

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# OFFERING SUMMARY

 **SIZE AVAILABLE**  
+/- 1,200 - 3,600 SF

 **ASKING LEASE RATE**  
\$12-16 / SF NNN

 **BUILDING SIZE**  
+/- 12,000 SF

 **PARKING**  
65 surface spaces

 **SIGNAGE**  
Building and pylon signage



## AREA HIGHLIGHTS

- ✓ Second generation restaurant and retail space available in neighborhood strip center with foot traffic driving endcap users. This is an excellent location for tutors, grocers, community advocates and restaurants
- ✓ Grow your business alongside, Toby Farms Nursery School, New Dimensions of Worship - Pastor Jacob L Colbourne, So Fe Vanity Hair Care, Jenesis Unisex Salon, & Mattresses by Appointment
- ✓ Walking distance from Upland Park, Redwood Community Center, Toby Farms School, and Chester Community Charter School



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# DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 POPULATION	59,842	197,748	692,940
2028 POPULATION PROJECTION	60,253	200,167	701,847

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2023 HOUSEHOLDS	22,282	75,337	263,051
2028 HOUSEHOLD PROJECTION	22,442	76,286	266,505

INCOME	1 MILE	3 MILE	5 MILE
AVERAGE HOUSEHOLD INCOME	\$73,184	\$97,110	\$103,402
MEDIAN HOUSEHOLD INCOME	\$53,329	\$74,990	\$78,061

# KEY DISTANCES

**COMMODORE BARRY BRIDGE**  
3.3 MILES

**I - 95**  
4 MILES

**ROUTE 1**  
6 MILES

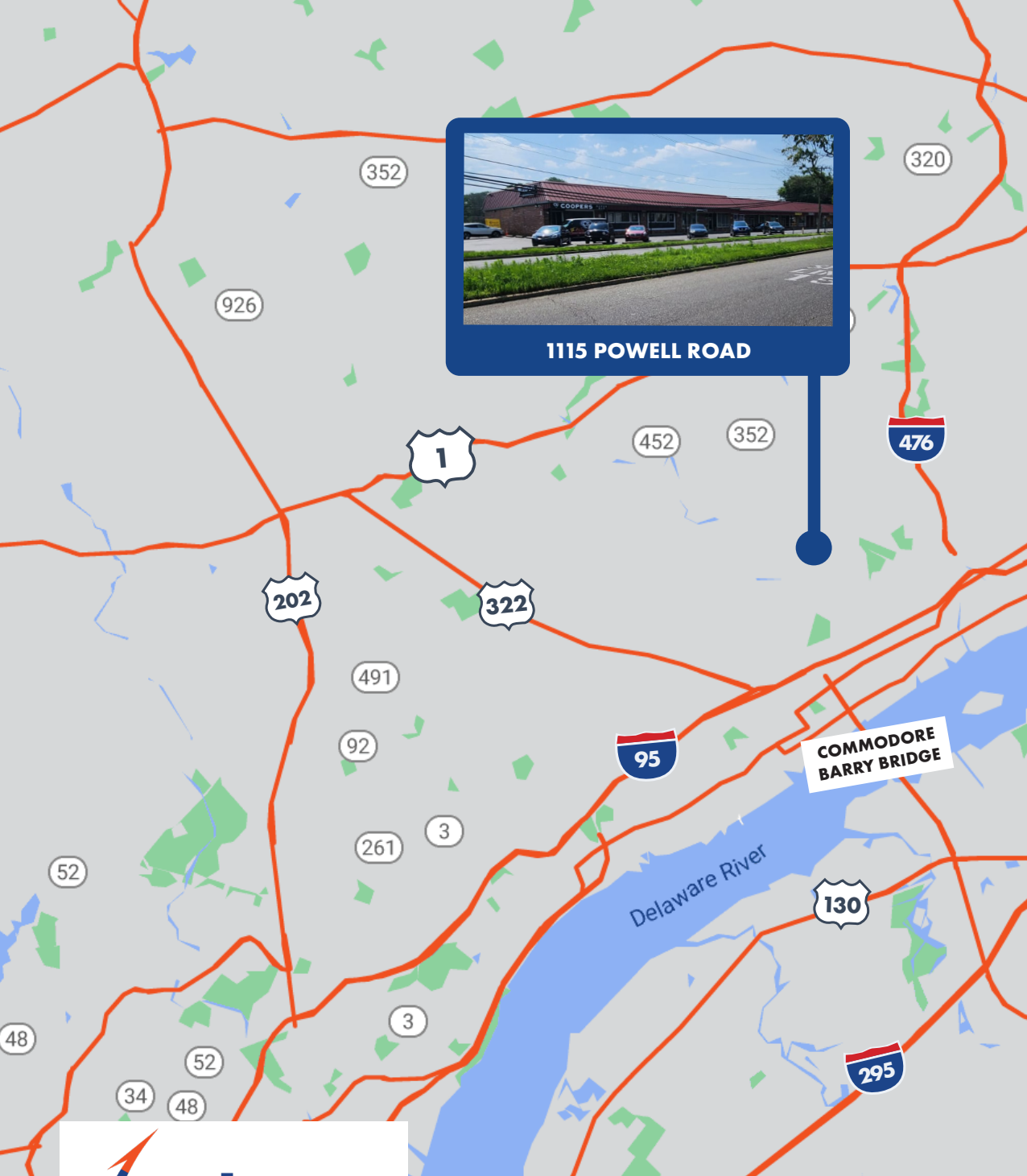
**PHILADELPHIA AIRPORT**  
9 MILES



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# NEARBY AMENITIES

## RETAIL

- 7 Eleven
- Best Western
- Comfort Inn
- CVS
- Dollar General
- Family Dollar
- GIANT
- Fine Wine & Good Spirits
- Iceworks Skating Complex
- Mavis Discount Tire
- Rite Aid
- Save-A-Lot
- Walgreens
- Wawa

## DINING

- Applebees Bar & Grill
- Burger King
- Coopers Corner
- Dunkin
- Gennaros Italian Kitchen
- Mcdonalds
- Mrs Marys Kitchen
- Popeyes
- Ritas
- Starbucks
- Taco Bell
- The Pub & Grill
- Upland Diner
- Wendys

## MEDICAL

- Adam Dental Lab
- Aston Pharmacy Home Health Center
- Crozer Health
- Dream Smile Dental
- Key Recovery Center
- Smile Again Dental Lab



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# SITE PLAN

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<b>AVAILABLE</b> 3,600 SF	<b>AVAILABLE</b> 1,200 SF	<b>Pastor Jacob L. Colbourne</b> 1,200 SF	<b>Ginos Pizza</b> 1,200 SF	<b>AVAILABLE</b> 1,200 SF	<b>New Dimensions of Worship</b> 1,200 SF	<b>AVAILABLE</b> 1,200 SF	<b>AVAILABLE</b> 1,200 SF	<b>AVAILABLE</b> 1,200 SF	<b>Toby Farms Nursery School</b> 2,400 SF
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# INTERIOR

