



# PRICKETT PRESERVE

YARDLEY | PA




SCAN TO VIEW  
DRONE VIDEO

±3,000 SF AVAILABLE

JUST SIGNED



**METRO**  
COMMERCIAL

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*Wonder*

*Sleep Easy Dental*

**WOLF GANG**  
BAKERY & GROOMING

**HAMMER & NAILS**

**CHIPOTLE**

**BACK NINE**

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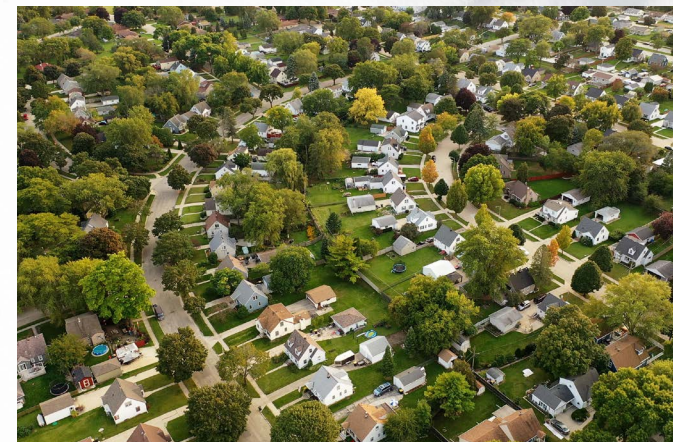
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# PROPERTY OVERVIEW

## PRICKETT PRESERVE

The vibrant town center that has been eagerly anticipated by residents and visitors alike! With its enticing blend of amenities and a warm sense of community, Prickett Preserve promises to be the epitome of contemporary living, where every day brings new adventures and cherished memories.

Now Open

*Wegmans*  **CVS**

**CHASE** 





# AERIAL - 3 MILE



# AERIAL - 1 MILE



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# AERIAL - CLOSE UP



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# AVAILABILITY



Tenant	Size
Wegmans	Now Open
CVS	Now Open
Chase	Now Open
La Grange	5,797 SF
<b>BUILDING 2</b>	
Paris Baguette	3,000 SF
Wonder	2,827 SF
Woof Gang	1,000 SF
Verizon	1,221 SF
<b>BUILDING 3</b>	
<b>AVAILABLE</b>	<b>3,000 SF</b>
<b>BUILDING 4</b>	
Firebirds	5,653 SF
Duck Donuts	1,020 SF
Michaels Jewelers	2,500 SF
Go Glow	1,300 SF
<b>BUILDING 5</b>	
Urgent Vet	2,500 SF
Simply Fruit	1,700 SF
<b>BUILDING 6</b>	
The Back Nine	2,000 SF
Hammer & Nails	1,870 SF
Sleep Easy Dental	1,864 SF
Chipotle	2,400 SF

# DEMOGRAPHICS



**Ellis Preserve**  
Newtown Square, PA

**Providence Town Center**  
Collegetown, PA

**The Shoppes at Brinton Lake**  
Glen Mills, PA

**Nassau Park Pavilion**  
Princeton, NJ

		Ellis Preserve Newtown Square, PA	Providence Town Center Collegetown, PA	The Shoppes at Brinton Lake Glen Mills, PA	Nassau Park Pavilion Princeton, NJ	
Population	3 Mile	44,542	37,685	45,592	29,446	24,291
	5 Mile	135,254	131,974	130,389	85,308	113,890
	7 Mile	350,028	329,176	214,938	227,688	268,543
Avg HH Income	3 Mile	\$202,773	\$225,881	\$169,418	\$205,634	\$200,421
	5 Mile	\$170,067	\$206,218	\$149,897	\$186,932	\$199,761
	7 Mile	\$138,809	\$183,180	\$152,910	\$156,683	\$160,986
HH's over \$100K	3 Mile	12,248	9,362	10,530	7,008	7,825
	5 Mile	31,860	30,156	27,420	19,236	26,247
	7 Mile	59,549	74,144	47,697	46,883	52,953
Daytime Pop	3 Mile	50,073	39,705	52,357	35,253	67,134
	5 Mile	141,562	137,102	123,642	87,877	154,089
	7 Mile	312,075	368,918	226,255	225,637	320,793
# of Businesses	3 Mile	2,373	1,391	1,472	1,327	2,106
	5 Mile	5,336	5,624	4,388	3,048	5,220
	7 Mile	10,113	15,110	8,016	9,021	10,559

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# PRICKETT PRESERVE

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