

15474 KUTZTOWN ROAD  
**KUTZTOWN, PA**

±5.31 ACRES AVAILABLE FOR SALE OR LEASE

JOIN



**LAND DEVELOPMENT OPPORTUNITY ADJACENT TO HIGH-TRAFFIC GENERATING RETAILER**



MetroCommercial.com | PLYMOUTH MEETING, PA | MOUNT LAUREL, NJ | MIAMI, FL | PHILADELPHIA, PA

get in touch.

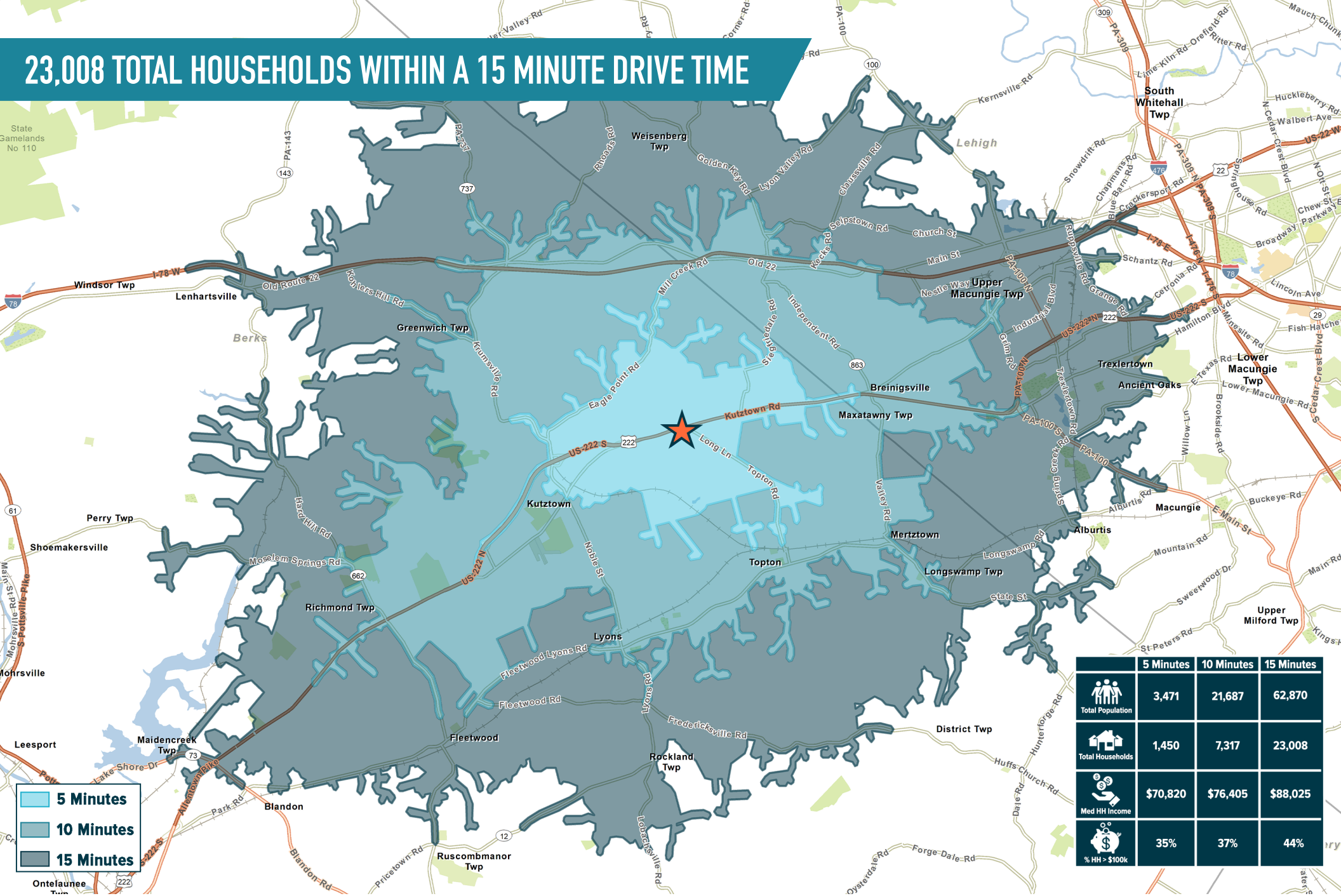
**JONATHAN SPOERL**

office 215.893.0300  
direct 215.282.0157  
jspoerl@metrocommercial.com

**DAVID JUDD**

office 856.866.1900  
direct 856.222.3037  
djudd@metrocommercial.com

# 23,008 TOTAL HOUSEHOLDS WITHIN A 15 MINUTE DRIVE TIME



■ 5 Minutes  
■ 10 Minutes  
■ 15 Minutes

	5 Minutes	10 Minutes	15 Minutes
Total Population	3,471	21,687	62,870
Total Households	1,450	7,317	23,008
Med HH Income	\$70,820	\$76,405	\$88,025
% HH > \$100k	35%	37%	44%

The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current. 07.11.24

15474 KUTZTOWN ROAD  
KUTZTOWN, PA



MetroCommercial.com

# LOCATED ON MAJOR REGIONAL CORRIDOR

3 MILES



The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current. 07.11.24

15474 KUTZTOWN ROAD  
KUTZTOWN, PA



MetroCommercial.com

# CROSS-ACCESS WITH TO RUTTER'S WITH 250' OF ROAD FRONTAGE



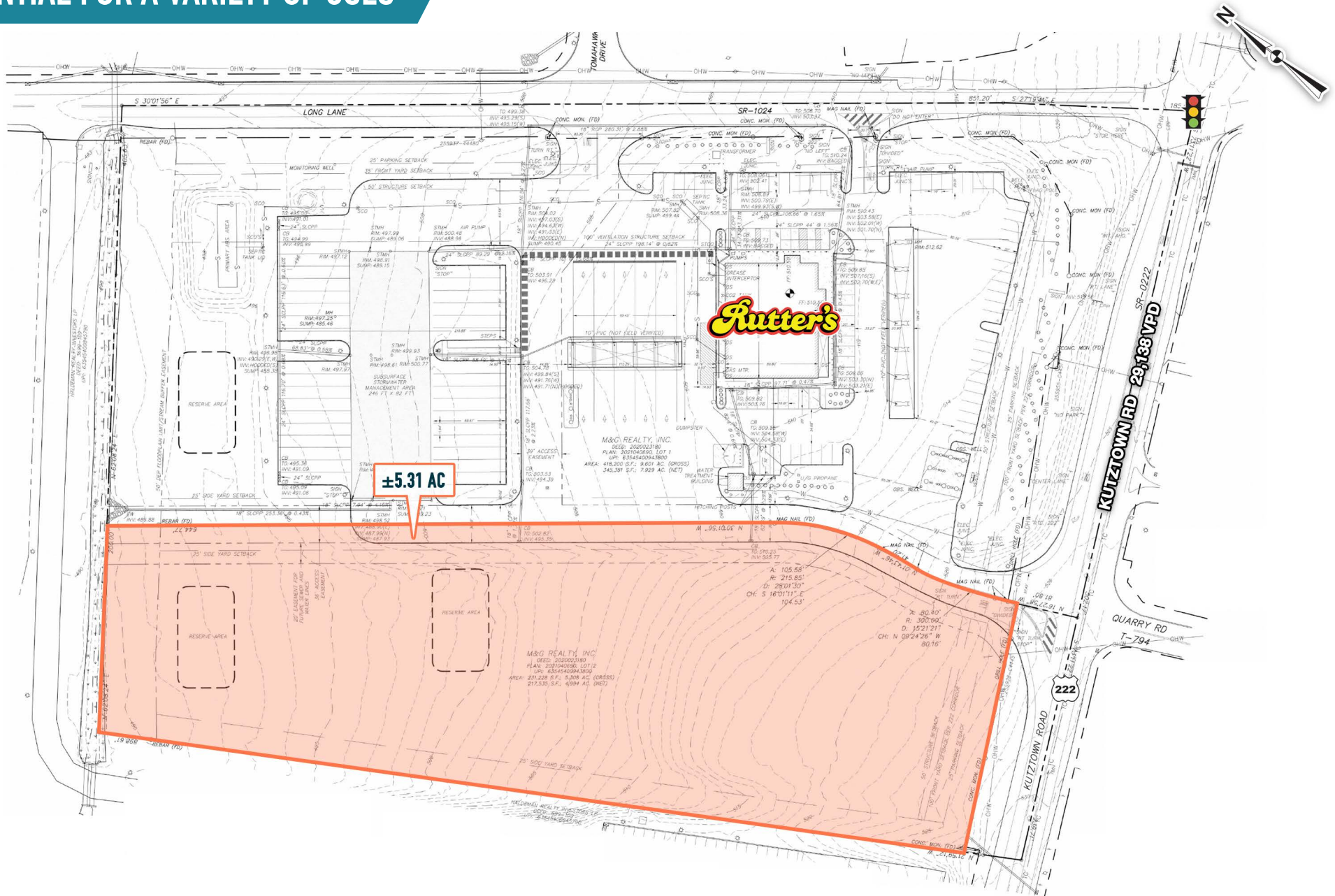
The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current. 07.11.24

15474 KUTZTOWN ROAD  
KUTZTOWN, PA



MetroCommercial.com

# POTENTIAL FOR A VARIETY OF USES



The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current. 07.11.24

15474 KUTZTOWN ROAD  
KUTZTOWN, PA



MetroCommercial.com