

WEST GOSHEN TOWN CENTRE

Route 3 and Five Points Road, West Chester, PA
West Goshen Township, Chester County



3,808 SF SPACE AVAILABLE

Key Features:

Project Size: 135,650 Sq.Ft.
Parking: 680 spaces or 5 per 1,000
Traffic Counts: 34,000 cars per day

Anchored by a high volume ShopRite, West Goshen Town Centre is located just east of downtown West Chester, Pennsylvania and minutes away from the County court house and West Chester University. A desirable address with excellent exposure to the heavily traveled Route 3 corridor, West Goshen Town Centre is less than one mile from the intersection of Route 202 and Route 3 giving tenants and their customers convenient access to regional road systems of the area. The recent housing boom coupled with the lack of commercial development opportunities in the West Chester area offers prospective retailers of this shopping center a great opportunity to be well-positioned in the market.



DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	9,502	71,502	115,010
Households	3,787	27,443	42,756
Avg HH Income	\$122,997	\$131,815	\$149,322
Med HH Income	\$100,262	\$107,688	\$124,112
Daytime Employees	3,454	23,933	56,811

For More Information Contact:

Catherine M. Mineo
Vice President of Leasing
cmineo@brandolincompanies.com

610-640-9800

1301 Lancaster Avenue • Berwyn, PA 19312
Tel: 610.640.9800 • Fax: 610.640.9058
www.BrandoliniCompanies.com



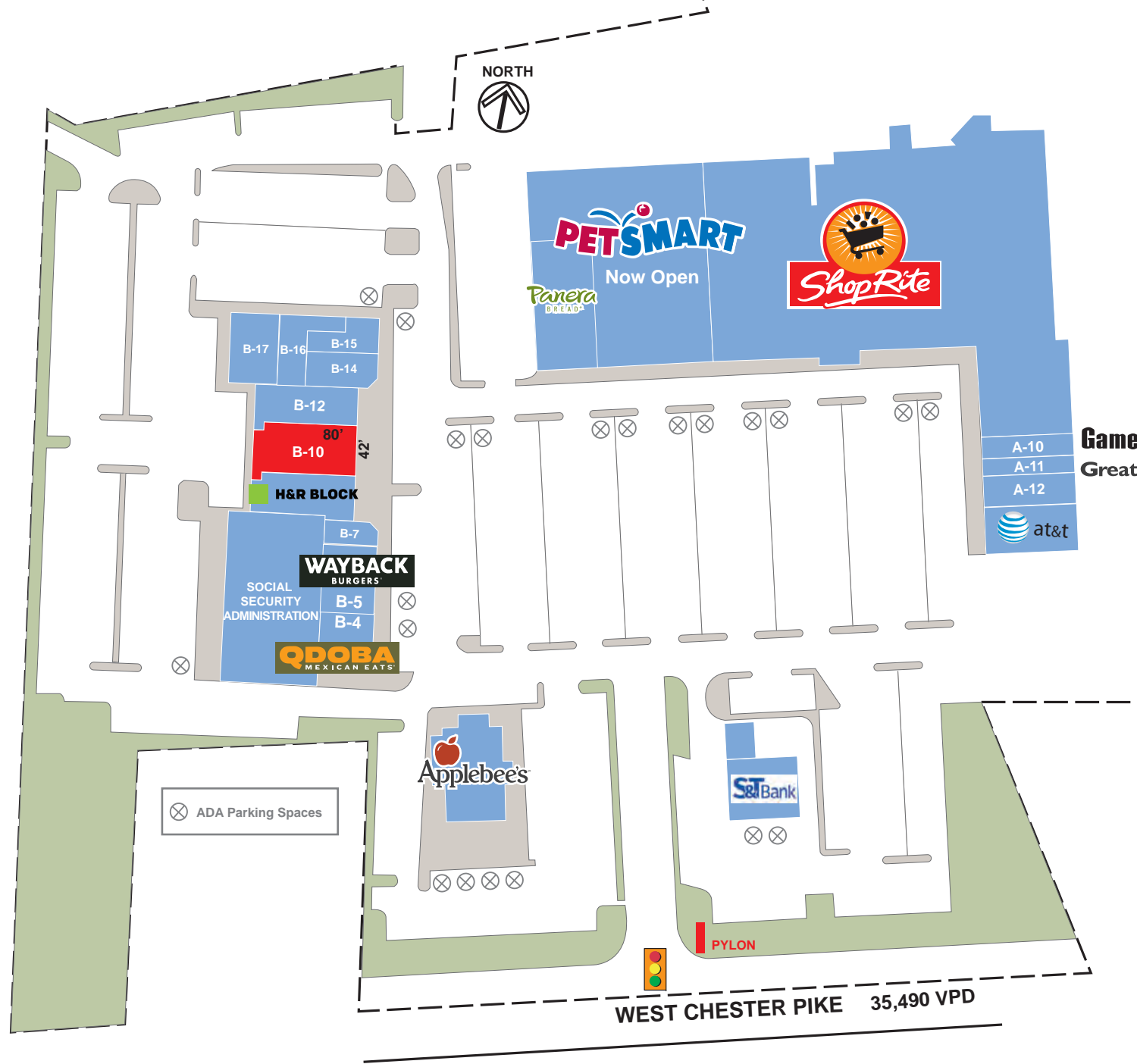
WEST GOSHEN TOWN CENTRE

Route 3 and Five Points Road, West Chester, PA
West Goshen Township, Chester County



WEST GOSHEN TOWN CENTRE

Route 3 and Five Points Road, West Chester, PA
West Goshen Township, Chester County



■ Space Available

Suite #	Tenants	SF
A-1	Panera Bread	5,200
A-2	PetSmart	21,344
A-4	ShopRite Supermarket	58,074
A-10	GameStop	1,600
A-11	Great Clips	1,200
A-12	Milan Laser	2,000
A-14	AT&T Wireless	3,200
B-1	S.S.A. Offices	12,010
B-4	Qdoba	2,444
B-5	Wayback Burgers	1,948
B-7	Nail Salon	1,356
B-8	H&R Block	3,042
B-10	Available	3,808
B-12	Hunan Chinese Restaurant	2,610
B-14	On Time Cleaners	1,820
B-15	Any Lab Tizza Now	1,467
B-16	Piatto Pizza	1,729
B-17	Family Laundromat	2,652
PAD 1	S&T Bank	2,856
PAD 2	Applebee's Restaurant	5,440



"Information on this brochure has been obtained from sources believed reliable, but no warranty is made as to the complete accuracy thereof and it is submitted subject to errors, omissions, change of price, change of Tenants or other conditions, prior sale or lease or withdrawal without notice."