



# RETAIL SPACE FOR LEASE

## 4712 Penn Ave, Sinking Spring, PA

Property Management

Facilities Management

Sales and Leasing

Lease Administration

Financial Analysis

Consulting

Project Management

Maintenance Services

Preventive Maintenance Programs

F-MAC



### PROPERTY FEATURES

- 1,352 SF of in-line space in Fecera's Center
- Open space with restroom, small kitchenette and washer/dryer hook-ups.
- Excellent Center on busy Penn Ave
- Come join Fecera's Furniture, Vist Bank, Baja Beach Tanning and Salute Ristorante
- Pylon sign on Penn Ave - Average Daily Traffic of about 17,000 vpd
- Lease rate: \$14/SF NNN

### CONTACT INFORMATION

For more information on this property or to schedule an appointment, please contact:

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Senior Vice President

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**BRITE**  
REALTY SERVICES, INC.



<b>Population</b>	<b>1 Mile</b>	<b>3 Mile</b>	<b>5 Mile</b>
2017 Total Population:	<b>3,243</b>	<b>39,820</b>	<b>78,014</b>
2022 Population:	<b>3,290</b>	<b>40,329</b>	<b>78,834</b>
Pop Growth 2017-2022:	<b>1.45%</b>	<b>1.28%</b>	<b>1.05%</b>
Average Age:	<b>39.50</b>	<b>40.80</b>	<b>41.60</b>
<b>Households</b>			
2017 Total Households:	<b>1,154</b>	<b>15,273</b>	<b>30,958</b>
HH Growth 2017-2022:	<b>1.47%</b>	<b>1.30%</b>	<b>1.06%</b>
Median Household Inc:	<b>\$80,067</b>	<b>\$72,854</b>	<b>\$69,013</b>
Avg Household Size:	<b>2.80</b>	<b>2.50</b>	<b>2.40</b>
2017 Avg HH Vehicles:	<b>2.00</b>	<b>2.00</b>	<b>2.00</b>
<b>Housing</b>			
Median Home Value:	<b>\$242,708</b>	<b>\$190,884</b>	<b>\$188,715</b>
Median Year Built:	<b>1992</b>	<b>1979</b>	<b>1971</b>