



# RETAIL/OFFICE

## 901-913 E BOOT ROAD, WEST CHESTER

Property Management

Facilities Management

Sales and Leasing

Lease Administration

Financial Analysis

Consulting

Project Management

Maintenance Services

Preventive Maintenance Programs

F-MAC



~ Ship Village Center a 10,250 sf brick building on 2 acres in West Whiteland Township

- ~ Spaces available from 1,400 to 2,870 sf
  - Suite 903 = 1,536 sf corner unit
  - Suite 907 = 1,386 sf
  - Suite 911 = 1,400 sf
  - Suite 913 = 1,470 sf corner unit
  - Suites 911 & 913 combined = 2,870 sf

~ Great visibility on highly traveled Boot Road (property backs up to Ship Road) with Traffic Count of 14,872 cars per day on Boot and 6,180 on Ship Road. Near Route 202 & Boot Road interchange

~ Zoning: NC Neighborhood Commercial allows retail, personal services, banks/financial businesses; convenience markets, neighborhood restaurants and offices and more

Asking Rates is \$14.00/nnn which equals:

- Suite 903 = \$2,560.00/month + utilities & janitorial
- Suite 907 = \$2,310.00/month + utilities & janitorial
- Suite 911 = \$2,333.33/month + utilities & janitorial
- Suite 913 = \$2,450.00/month + utilities & janitorial

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

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# BRITE

REALTY SERVICES, INC.

# 901-913 BOOT ROAD, WEST CHESTER



Front and side as you are going West on Boot Road



Rear View of Property from Ship Road side

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<u>Demographics:</u>	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
2018 Average Household Income	\$144,680	\$137,330	\$126,875
2018 Total Households	2,392	17,129	47,766
2018 Population	7,038	44,313	125,998

(other demographic reports available, including Retail Market Potential reports)

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