

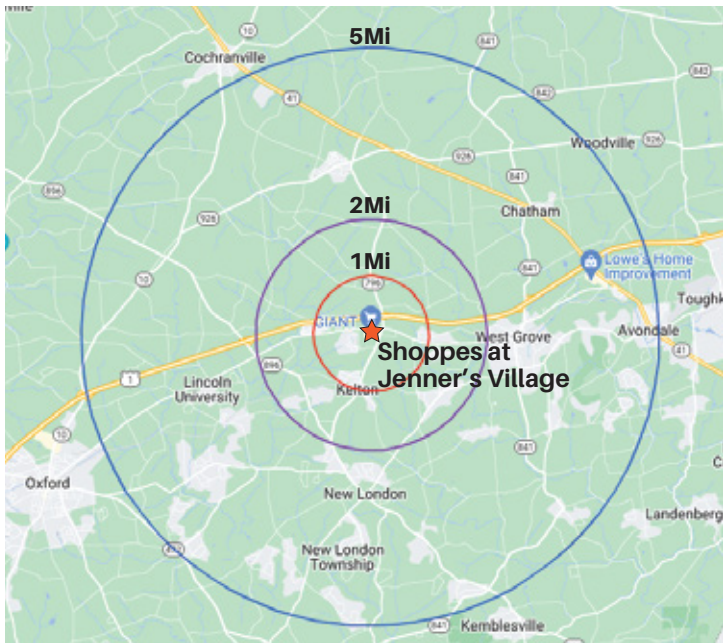
SHOPPES AT JENNER'S VILLAGE

W Baltimore Pike & Route 796 | West Grove, PA



SPACE AVAILABLE

- 2,500 SF Available



DEMOGRAPHICS

| | | | | |
|---------------------------|---------------------------|---------------------------------|----------------------------|----------------------------|
| | Estimated Population: | 1 MILE - 1,898 | 3 MILES - 15,913 | 5 MILES - 37,600 |
| | | 2026 Population Projections: | | |
| | | 1 MILE - 1,926 | 3 MILES - 16,381 | 5 MILES - 38,916 |
| | Average Household Income: | 1 MILE - \$123,235 | 3 MILES - \$123,399 | 5 MILES - \$133,244 |
| | | Average Daily Traffic Counts: | | |
| Route 796 - 14,000 | | W Baltimore Pike - 6,300 | | |

PROPERTY OVERVIEW

The Shoppes at Jenner's Village is a well established shopping center in West Grove, PA anchored by a high volume 76,130 sq. ft. GIANT food store. It is located on Route 796 just off the Route 1 Bypass, near Jennersville Regional Hospital and Penn Medicine of Southern Chester County. The surrounding area has strong household income, high residential growth and minimal competition.

JOIN



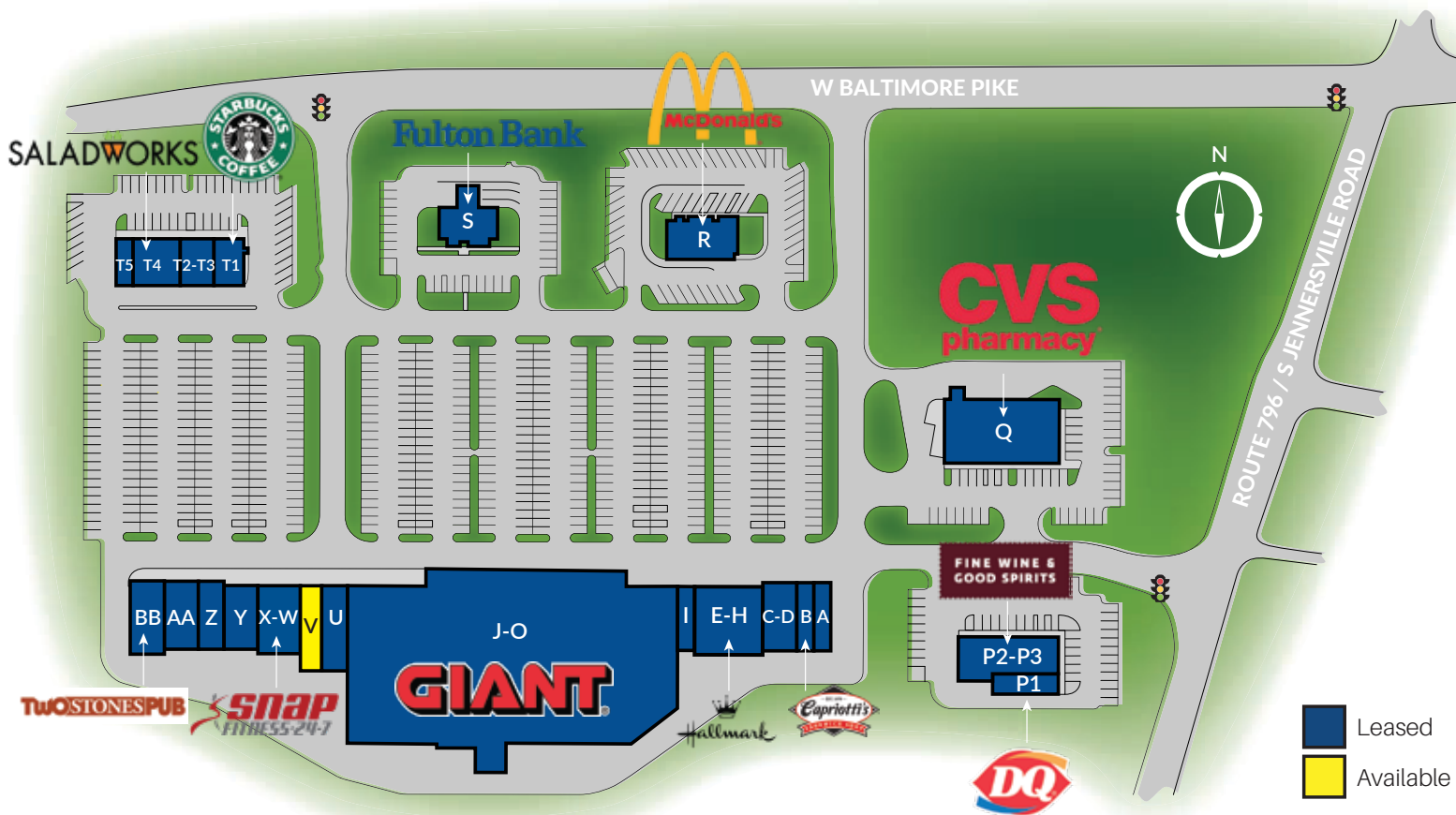
CONTACT US

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| SUITE | TENANT | SQ. FEET | SUITE | TENANT | SQ. FEET |
|--------------|--------------------------|----------|--------------|-------------------------------------|--------------|
| A | Corner Cafe | 1,600 | T1 | Starbucks | 1,925 |
| B | Capriotti's Subs | 1,600 | T2-T3 | SaladWorks | 2,200 |
| C-D | Sakura Hibachi & Sushi | 3,200 | T4 | Aurora Pizzeria & Pasta Kitchen | 3,025 |
| E-H | Hallmark | 6,400 | T5 | Pack N' Ship | 1,100 |
| I | AT&T | 1,500 | U | Rosci Salon da Spa | 3,000 |
| J-O | GIANT Food | 76,130 | V | AVAILABLE | 2,500 |
| P1 | Dairy Queen | 1,875 | W-X | Snap Fitness | 4,000 |
| P2-P3 | Fine Wine & Good Spirits | 5,010 | Y | Miller Eye Care | 3,000 |
| Q | CVS Pharmacy | 10,125 | Z | Fajitas y Salsas Mexican Restaurant | 2,400 |
| R | McDonald's | 3,815 | AA | Pets & Friends | 3,200 |
| S | Fulton Bank | 2,950 | BB | Two Stones Pub | 3,545 |

TOTAL 144,100 SF

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