

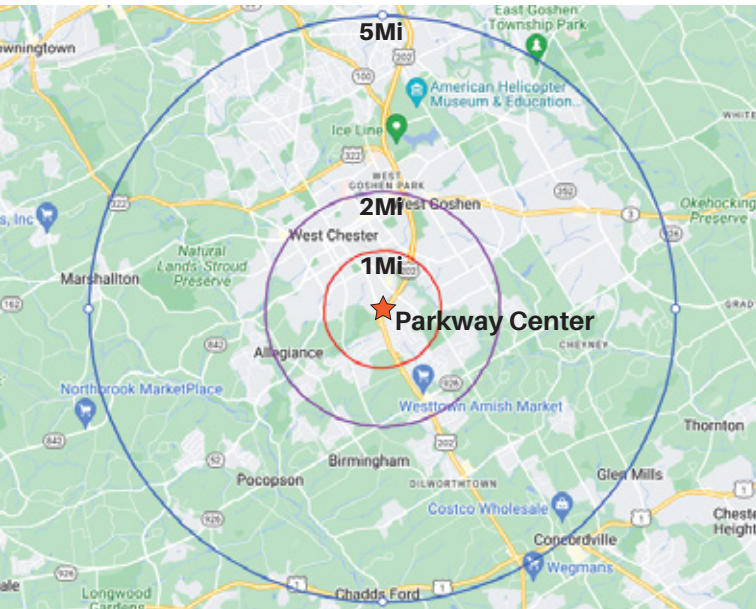
# PARKWAY CENTER

Route 202 & S High Street | West Chester, PA



## SPACE AVAILABLE

- 1,000 SF Office ▪ 2,070 SF w/Drive-Thru
- Multiple Spaces: 1,178 - 3,737 SF



## DEMOGRAPHICS



Estimated Population:

**1 MILE** - 10,878    **3 MILES** - 58,662    **5 MILES** - 107,169



2028 Population Projections:

**1 MILE** - 11,092    **3 MILES** - 59,995    **5 MILES** - 109,097



Average Household Income:

**1 MILE** - \$125,249    **3 MILES** - \$133,763    **5 MILES** - \$153,645



Average Daily Traffic Counts:

**Route 202** - 67,415    **S High Street** - 14,548

## PROPERTY OVERVIEW

Parkway Center is an established 48,861 square foot community shopping center anchored by Timothy's of West Chester and Colonial Village Meat Market. It is located just one mile south of West Chester University and the Borough of West Chester, north of the intersection of US Route 202 and Business 322. Parkway Center has a fully signalized intersection and excellent visibility.

JOIN



## CONTACT US

610.388.6600

[watersretailgroup.com](http://watersretailgroup.com)



# PARKWAY CENTER

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SUITE	TENANT	SQ. FEET
1-3	Timothy's of West Chester	6,496
4	AVAILABLE	1,561
5	AVAILABLE	6,494
6	AJ's Pizza	1,730
7	AVAILABLE	1,600
8	AVAILABLE	1,593
9	AVAILABLE	1,744
10	Best Nails	1,070
11	The Pinball Place	1,625
12	Great China	1,067
13-14	AVAILABLE	2,543
15-16	AVAILABLE W/ DRIVE-THRU	2,070

SUITE	TENANT	SQ. FEET
17	The UPS Store	1,913
18	AVAILABLE	1,944
19	AVAILABLE	1,219
20-A	AVAILABLE	1,178
20-B	Liberty Tax	615
21	Country Bagel & Bakery	1,518
22-A	AVAILABLE	1,508
22	AVAILABLE	3,737
23	Colonial Village Meat Market	4,305
24	OFFICE SPACE- AVAILABLE IMMEDIATELY	1,000

**TOTAL 47,530 SF**



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