

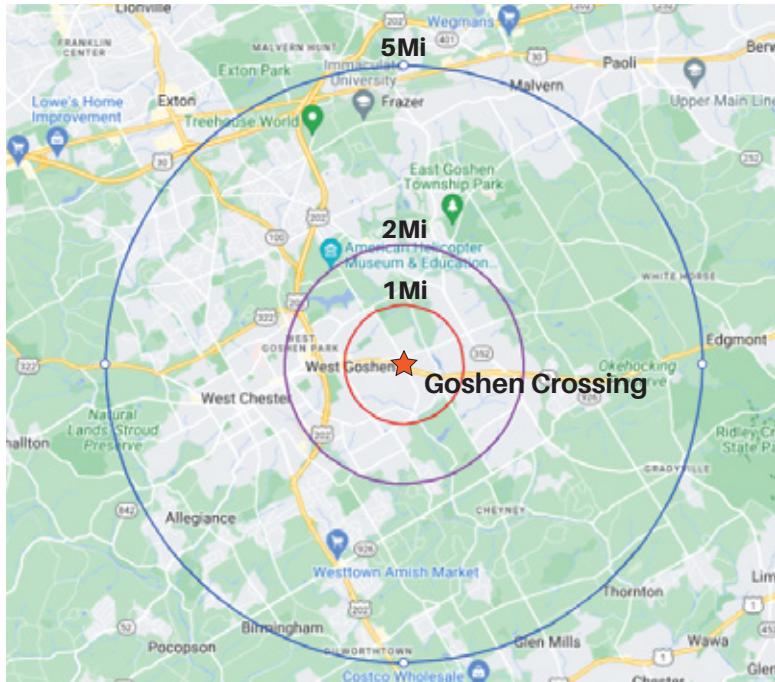
# GOSHEN CROSSING

1257 West Chester Pike | West Chester, PA 19382



## SPACE AVAILABLE

▪ 1,640 SF



JOIN

AFTERGLOW  
A MTBC STUDIO



## DEMOGRAPHICS



Estimated Population:

**1 MILE** - 10,122   **3 MILES** - 60,994   **5 MILES** - 116,981



2028 Population Projections:

**1 MILE** - 10,123   **3 MILES** - 61,929   **5 MILES** - 119,052



Average Household Income:

**1 MILE** - \$109,137   **3 MILES** - \$130,925   **5 MILES** - \$151,863



Average Daily Traffic Counts:

**West Chester Pike (Rt. 3)** - 30,000

## PROPERTY OVERVIEW

Goshen Crossing is a strip retail shopping center located in a densely populated area of West Chester, PA with high daily traffic counts on Rt. 3 (West Chester Pike). Goshen Crossing is highly visible from major road networks and features an abundance of parking. The surrounding area has strong household incomes with high barriers to entry.

## CONTACT US

610.388.6600

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



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SUITE	TENANT	SQ. FEET	SUITE	TENANT	SQ. FEET
<b>A</b>	Chesco Nails	900	<b>H</b>	China Palace	1,800
<b>B</b>	Fastest Labs	1,200	<b>I</b>	<b>AVAILABLE</b>	<b>1,640</b>
<b>C-D</b>	<b>At Lease</b>	<b>1,960</b>	<b>J</b>	AfterGlow	1,400
<b>E-G</b>	Advance Auto Parts	8,200	<b>K</b>	Rey Azteca Mexican Restaurant	2,700
<b>TOTAL 20,800 SF</b>					

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