

# SUBURBIA SHOPPING CENTER

Inline Space Available

Glocker Way & Pottstown Pike, Pottstown, Chester County, PA

EQUITY CRE

JOIN: **GIANT**   **DOLLAR TREE** Great Clips®  **Cj's Tire** & AUTOMOTIVE SERVICES  **Myrehab** PHYSICAL THERAPY & more!



## PROPERTY FEATURES

- Under new ownership
- Shopping center upgrades coming soon!
- Market leading supermarket (Giant) recently extended its lease
- Inline space available: 1,557 up to 8,566 SF
- Tenant allowance available for strong credit
- GLA: 160,000 SF



## LOCATION DETAILS

- Featuring a 55,000 SF Giant and a mix of national & local tenants
- 18,500± vehicles per day on Rt. 100
- Strong household incomes: \$100,000+
- Great location close to Rt. 422 and a growing residential community
- Digital pylon sign

## CONTACT

DAVID GOODMAN

dgoodman@equitycre.com

DIRECT 484.417.2219

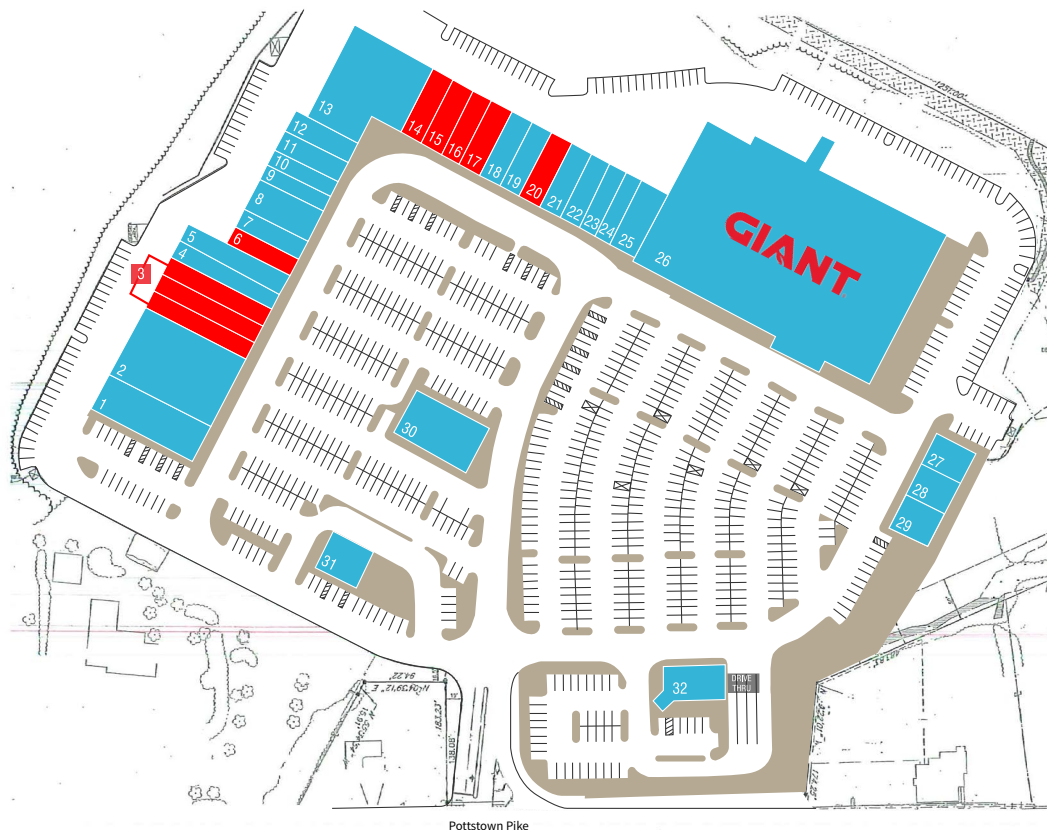
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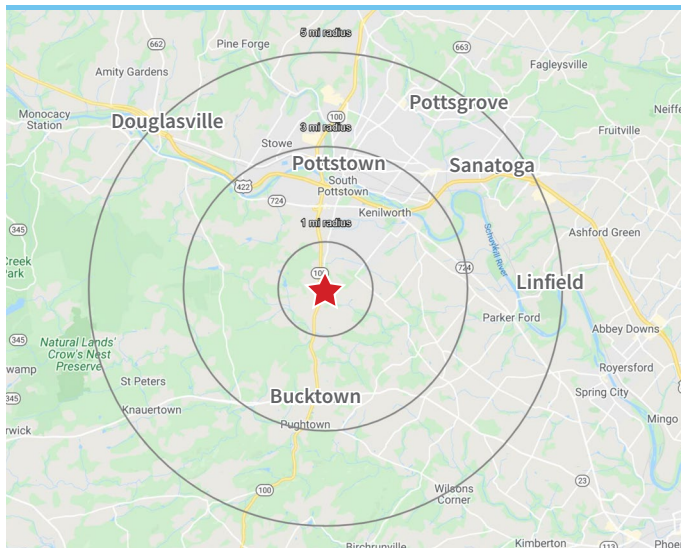
# EQUITY CRE

### SITE PLAN



Space	Tenant	Sq. Ft.
1	CJ's Tire	
2	Dollar Tree	
3	Available	8,566
4	One Main Financial	
5	Ivy Rehab for Kids	
6	Available	1,557
7	Gennaro's Pizza	
8	Soccer Post	
9	Skies Unlimited	
10	Elegant Nails	
11	Vesta Kitchen	
12	Art Store	
13	Fitness 1440	
14	Available	2,004
15	Available	2,004
16	Available	1,866
17	Available	2,000
18	Representative Paul Friel	
19	Cleaners	
20	Available	1,631
21	Wine & Spirits	
22	UPS Store	
23	Great Clips	
24	Beijing Hunan	
25	Yogurt City	
26	Giant	
27	Ivy Rehab PT	
28	Chiropractor	
29	Dental Office	
30	Tower Health Urgent Care	
31	Starbucks	
32	Key Bank	

### Demographic Overview (1, 3, 5-mile radius)



	1 Mile	3 Miles	5 Miles
Population	1,298	26,648	66,212
Average HHI	\$233,801	\$124,424	\$123,431
Adj Daytime Demos (16 yrs+)	819	22,328	48,177

Demographic Data Source: Applied Geographic Solutions, 2023 (REGIS)

**The right space. The right move.**



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# Suburbia Shopping Center, Glocker Way & Pottstown Pike | Chester County, PA



Aerial Source: Google Earth Pro & Traffic Count Source: Penn DOT ('18), DVRPC ('21) & REGIS Online