

For Lease

THE SHOPS ON EAGLEVIEW

±2,500-7,500 SF

240 Eagleview Boulevard | Exton, PA | 19341



Join

IRON HILL
BREWERY & RESTAURANT

Great Clips®



Shops on Eagleview Boulevard This neighborhood shopping center is located in the Lionville submarket of Exton. It is approximately 95,000SF shopping center directly adjacent to the Eagleview Corporate Center which has over 2 million SF of professional office space. It's tenants are Premier Medical Care, Great clips, Dairy Queen with close proximity to Target, Applebee's, Wendy's, Chick-Fil-A, CJ's Tires, Walgreens, Auto Zone, Wawa, McDonalds, Starbucks, Wine & Spirits, Giant, TD Bank, & Rite Aid. This center is at a signalized intersection of Eagleview Boulevard and Sheree Boulevard, and conveniently located by Route 100 & Route 113 and the PA Turnpike.



Bill Hess 610.321.1111

For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

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DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	39,476	81,645	139,946
TOTAL EMPLOYEES	31,801	53,079	101,356
AVERAGE HHI	\$142,335	\$136,590	\$134,369
TOTAL HOUSEHOLDS	14,943	30,711	52,247

TRAFFIC COUNTS:

Eagleview Boulevard - ± 6,128 VPD



Location

This center is conveniently located just off the PA Turnpike entrance for Downingtown and Chester Springs. Near the intersection of Route 100 and Route 113. It is directly adjacent to Eagleview Corporate Center an 800 acre Live/Work community that has over 2 million SF of corporate offices space.



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Site Plan



SUITE	TENANT	SF
A/B	Dairy Queen	2,000
C	Great Clips	1,600
D	Sal's Italian Restaurant	1,600
E	Taco Maya	3,094
G	Dry Cleaners	1,600
H/I/J	Reagent Express Center	4,840
K1	Iron Hill Brewery	19,451
K2	Maxx Fitness Clubzz	27,590
K3	AVAILABLE	2,500
L	Nail 2 Nail	2,250
M	Elite Escape	2,250
N	ATI Physical Therapy	2,500
O	Mama Wong	3,500
P	Premier Medical Care	11,023
Q	Nudy's Cafe	2,800
R	AVAILABLE - OFFICE SPACE	2,500
S	AVAILABLE - OFFICE SPACE	5,000-7,500



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Market Aerial



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ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

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About Bennett Williams



Since its founding in 1956, Bennett Williams Commercial, Inc. has offered full Commercial Real Estate services to the Central Pennsylvania region and beyond. We have served thousands of commercial, industrial and retail clients as we have grown in size and reputation. With our team of both experienced and knowledgeable executives as well as young and energetic professionals, we have the team to handle any commercial real estate need.

At Bennett Williams, your investments are always in good hands. Our retail Investment sales group provides top notch investment sales services for all categories of retail investments for both buyers and sellers alike, whether institutional or local, throughout the Central Pennsylvania landscape. Whether the asset is a single or multi-tenant, we pride ourselves in going above and beyond the expectations of the client to achieve maximum results. With over 60 years under our belt, and over 25 licensed real estate professionals, we possess the knowledge, experience, and dedication trusted by many in the investment sales segment of the industry.



Bennett Williams is a member of the Capital Markets Real Estate Network, a nationwide network of professionals dedicated to, and specializing in the capital markets segment of commercial real estate. CMRE is comprised of the most highly-qualified, best-experienced independent Capital Market real estate professionals.

LISTING AGENT(S):

Bill Hess

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OUR LOCATIONS:

YORK OFFICE:

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Williamsport, PA 17701

LANCASTER OFFICE:

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