MORRISVILLE
shopping center



±1,240 - 1,070 SF

AVAILABLE FOR LEASE

BW COMMERCIAL

Anthony Curcio, Cell: 484.571.5764 | **Jamie Schmidt, Cell:** 484.787.7112

For Leasing Information: 610.321.1111 | Learn more online at www.bennettwilliams.com

ACTIVE MEMBER OF: RETAIL BROKERS NETWORK

COMMERCIAL BROKERAGE. *Redefined.*

MORRISVILLE shopping center

1 E TRENTON AVENUE
MORRISVILLE, PA | 19067

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PROPERTY HIGHLIGHTS

- Corner of Trenton Ave & Pennsylvania Ave
- 1 block from the bridge into Trenton NJ, the state capitol
- Dense population of 263,630 in a 5-mile radius
- Average household income $108,553 in 1-mile radius
- Join Garden Farm Market, Dollar Tree, Yardley Beer Company and 6 restaurants.



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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	15,093	149,633	263,630
TOTAL EMPLOYEES	15,614	62,133	101,566
AVERAGE HHI	$108,553	$101,771	$115,809
TOTAL HOUSEHOLDS	6,409	53,140	97,165

TRAFFIC COUNTS: E TRENTON AVE ±15,000 VPD

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STORE	TENANT	SF
1	AVAILABLE	1,070
2	BEMAH HAIR BRAIDING	1,000
3A	JAHAN KABOB AND GRILL	1,000
3B	GOOD TASTE (CHINESE) RESTAURANT	1,000
4	FLAMIN' KICKIN' CHICKEN	750
5	PARADISE ISLAND RESTAURANT & GRILL	750
6	BARBER SHOP	1,000
7	CERAMIQUES	1,000

STORE	TENANT	SF
8A	NOVACARE	2,304
8B	AVAILABLE	1,240
8C	H&R BLOCK	1,800
9	TICKETOWN/APPLE FINANCIAL	1,200
10	CRYSTAL NAILS	1,200
11	DESIGN FOR VISION	276
12	DESIGN FOR VISION	1,700
13	THE SANCTUARY SALON	1,000

STORE	TENANT	SF
14-15	HARMONY BODYWORK CENTER	1,000
16	FAME: GOOD EATS	3,400
17	NICK'S PIZZA	1,000
18	ASPEN CASUALS	2,500
19	RAINTREE SHOPPING	10,942
21	DOLLAR TREE	15,000
23	GARDEN FARM MARKET	20,865

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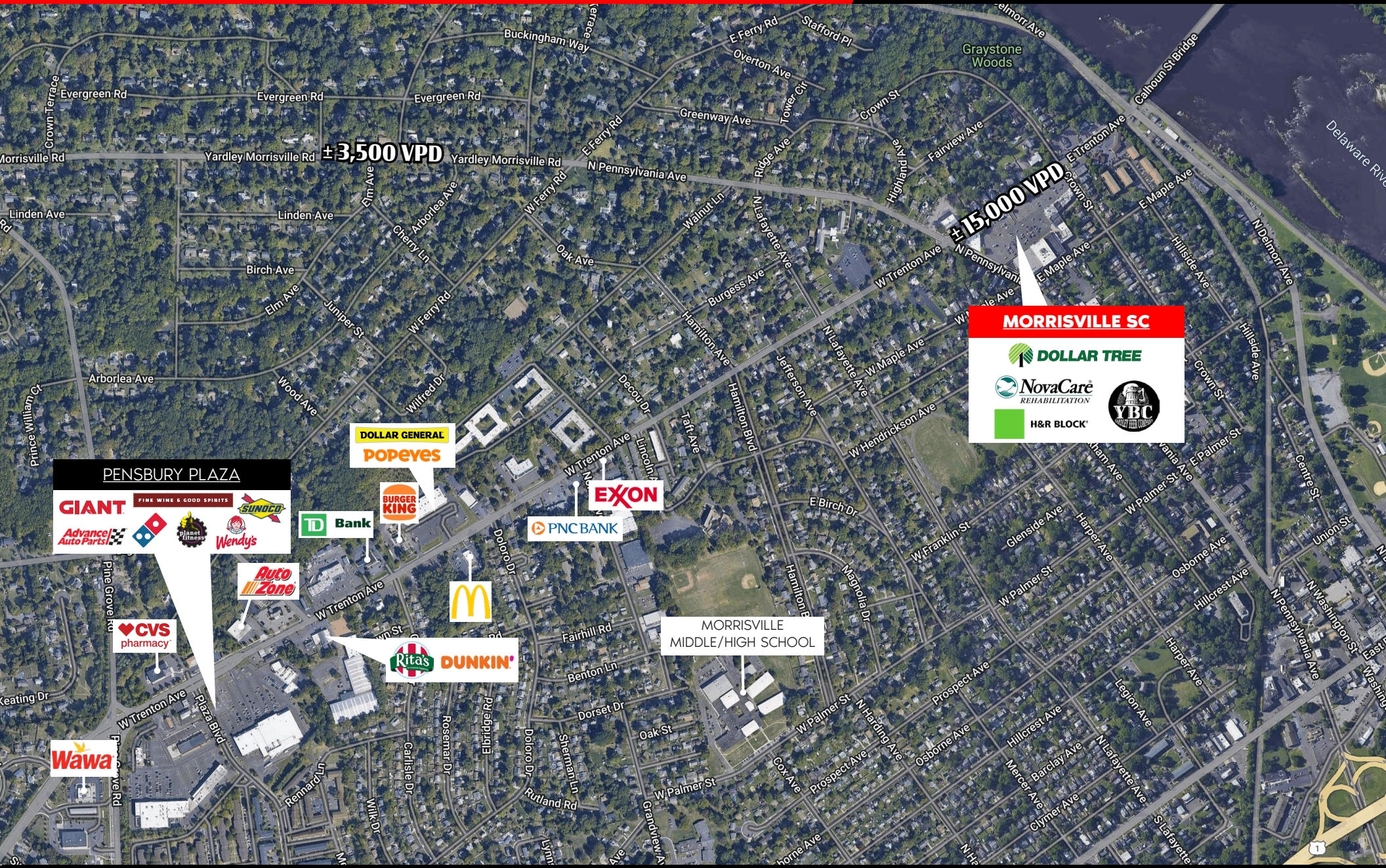
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Bennett Williams
COMMERCIAL REAL ESTATE

OUR LOCATIONS:

YORK OFFICE:
3528 Concord Rd.
York, PA 17402

LANCASTER OFFICE:
150 Farmington Lane, Suite 201
Lancaster, PA 17601

EXTON OFFICE:
1 E. Uwchlan Ave.
Suite 409, Exton, PA 19341

STATE COLLEGE OFFICE:
330 Innovation Blvd, Suite 205
State College, PA 16803

NEW JERSEY OFFICE:
236 E. Route 38, Suite 130
Moorestown, NJ 08057

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LANDLORD REPRESENTATION | TENANT REPRESENTATION | INVESTMENT SALES | PROPERTY MANAGEMENT



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.

Bennett Williams is a member of the Retail Brokers Network (RBN), a partnership of the best regional retail brokerage firms servicing all of the major markets across the United States. Our affiliates are handpicked ensuring that our clients receive top quality service and representation in any market they need help in, with 61 offices across 65+ markets and 700+ members.

RETAIL BROKERS NETWORK ICSC