

# 32 W KING STREET

Malvern, PA 19355



**±1,100 SF**

**FOR LEASE**



**JAMIE SCHMIDT**

FOR LEASING INFORMATION: 717.843.5555 | LEARN MORE ONLINE AT [WWW.BENNETTWILLIAMS.COM](http://WWW.BENNETTWILLIAMS.COM)



COMMERCIAL BROKERAGE. *Redefined.*

# PROPERTY OVERVIEW

This 1,100 SF suite in Malvern Borough offers an excellent opportunity for a convenient and well-located professional office. Situated along King Street, the recently renovated space features shared parking and is well suited for a variety of office and personal service users.

# PROPERTY DETAILS

- SF: 1,100 estimate
- C-2 Zoning (Adaptive Re-Use Commercial)
- Frontage on King St in Malvern Borough
- 2 minute walk to the Malvern Septa Station
- Rated Most Walkable by the National Walkability Index

## DEMOGRAPHICS

### POPULATION

1 MILE

3 MILE

5 MILE

6,536

36,547

91,623

### EMPLOYEES

5,784

38,728

80,644

### AVERAGE HHI

\$190,066

\$211,800

\$218,694

### HOUSEHOLDS

2,858

14,231

35,725

TRAFFIC COUNTS: W King Street (±7,000 VPD)

# MARKET OVERVIEW



## 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

### WEST CHESTER OFFICE:

107 E Chestnut St, Suite 1  
West Chester, PA 19380

### NEW JERSEY OFFICE:

236 E. Route 38, Suite 130  
Moorestown, NJ 08057

## LISTING AGENTS:



### Jamie Schmidt

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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.

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.

### CONTACT US

717.843.5555 | [www.bennettwilliams.com](http://www.bennettwilliams.com)

