

PRIME RETAIL SPACE

HART SQUARE

276 S. Main Street | Doylestown| PA



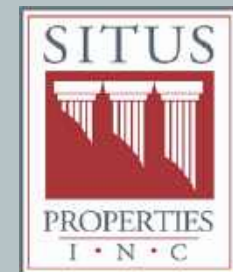
PROPERTY HIGHLIGHTS

- Mixed-use multi-tenant retail and residential property of 10,496 +/- square feet.
- Available retail space of 2,380 +/- square feet.
- Front and rear entrances.
- Prominently located on the corner of S. Main Street and Hart Avenue at the entrance to the Doylestown Business District.
- Ample on-site parking for 22 vehicles.
- Conveniently located in walking distance to the center of Doylestown Borough, retail shopping, restaurants and SEPTA Doylestown Train Station.
- Neighboring tenants include Fedex Office, California Tortilla, Wawa and CVS.

DEMOGRAPHICS	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Population	6,946	39,290	92,610
Average HH Income	\$110,719	\$120,363	\$125,354
Daytime Population	18,446	34,817	51,529
Households	3,228	14,998	32,219

*S. Main Street Traffic Count: 11,525 +/- VPD

**Commercial
Real Estate
Services**



**SitusProperties.com
215-886-9400**

The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

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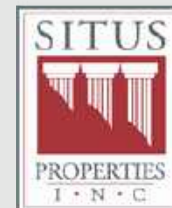
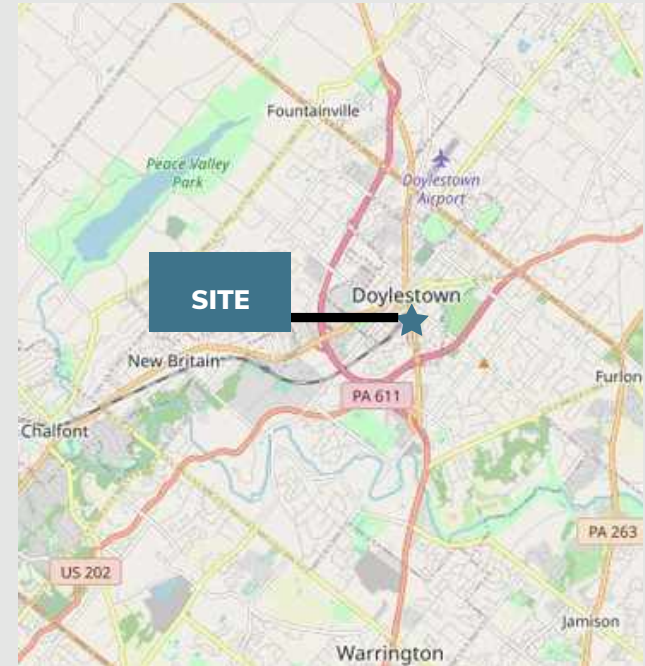


AVAILABLE
2,380 +/- SF

Parking Lot

S. Main Street

Hart Avenue



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Walking distance to the center of Doylestown Borough, retail shopping, restaurants and SEPTA Doylestown Train Station.



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