

**AVAILABLE**

# COMMERCIAL / RETAIL SPACE

**12 CAVALIER DRIVE | AMBLER, PA**



**GREAT CORNER LOCATION**



**CONVENIENT TO MAIN ROUTES**

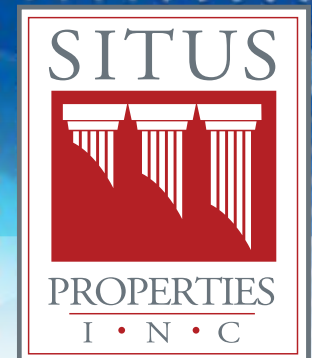


## PROPERTY HIGHLIGHTS

- Available end cap space of approximately 1,200 square feet.
- Located in the heart of Ambler Borough adjacent to the municipal parking lot.
- Immediate occupancy.
- Walking distance to the Ambler Train Station with service via the Regional Rail Lansdale/Doylestown Line.

## DEMOGRAPHICS:

DATA:	1 MILE	3 MILES	5 MILES
<b>2019 Total Population</b>	10,797	41,201	149,316
<b>2019 Total Households</b>	4,336	15,912	56,388
<b>Median Household Income</b>	\$78,163	\$108,734	\$103,215



**Commercial  
Real Estate Services**

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