

**AVAILABLE: 9,000± SF (2 FLOORS)
EXISTING RESTAURANT ON 1.14 ACRES
3207 West Chester Pike, Newtown Square, PA 19073**

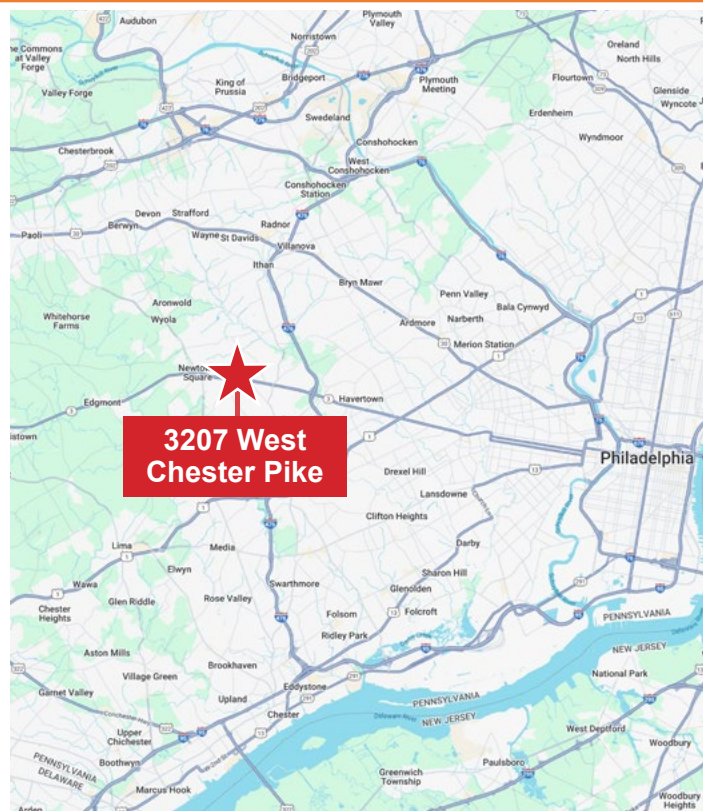


LOCATION

3207 West Chester Pike
Newtown Square, Delaware County, PA 19073

PROPERTY HIGHLIGHTS

- Available for Sale or Lease
- Building Size: 12,808 SF with approximately 9,000 SF of restaurant space
- Fine dining restaurant - recently renovated in 2019
- Over 35,000 vehicles/day on West Chester Pike
- Average HHI: \$203,572 (3-mile radius)
- Population: 51,219 (3-mile radius)
- 2024 Taxes: \$24,961.10
- Liquor license for sale
- 100 parking spaces
- Zoning: Commercial
- Newtown Square Historic Site



PLEASE CONTACT:

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Aerial Source: Google Earth Pro & Traffic Count Source: Placer.ai 2023

Demographic Overview	1 Mile	3 Miles	5 Miles
2024 Population	11,015	51,219	201,621
2024 Total Households	4,555	19,526	74,623
2024 Median Household Income	\$108,959	\$143,517	\$136,495

Demographic Source: Applied Geographic Solutions. 2024 Estimates.

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