

Shoppes at Valley Forge

Philadelphia-Camden-Wilmington, PA-NJ-DE-MD

40.1358, -75.5439
260 Schuylkill Road | Phoenixville, PA 19460



Center Size: 176,676 SF



Demographics	1 Mile	3 Mile	5 Mile
	9,851	45,829	90,944
	4,356	19,252	35,974
	\$134,491	\$138,264	\$160,727

Redner's Warehouse Market anchored center with a strong national retailer lineup including Ross Dress For Less, Five Below and Rent-A-Center

Surrounded by an affluent and well-educated population with an average household income of \$138K+ and 54% college educated within a 3-mile radius

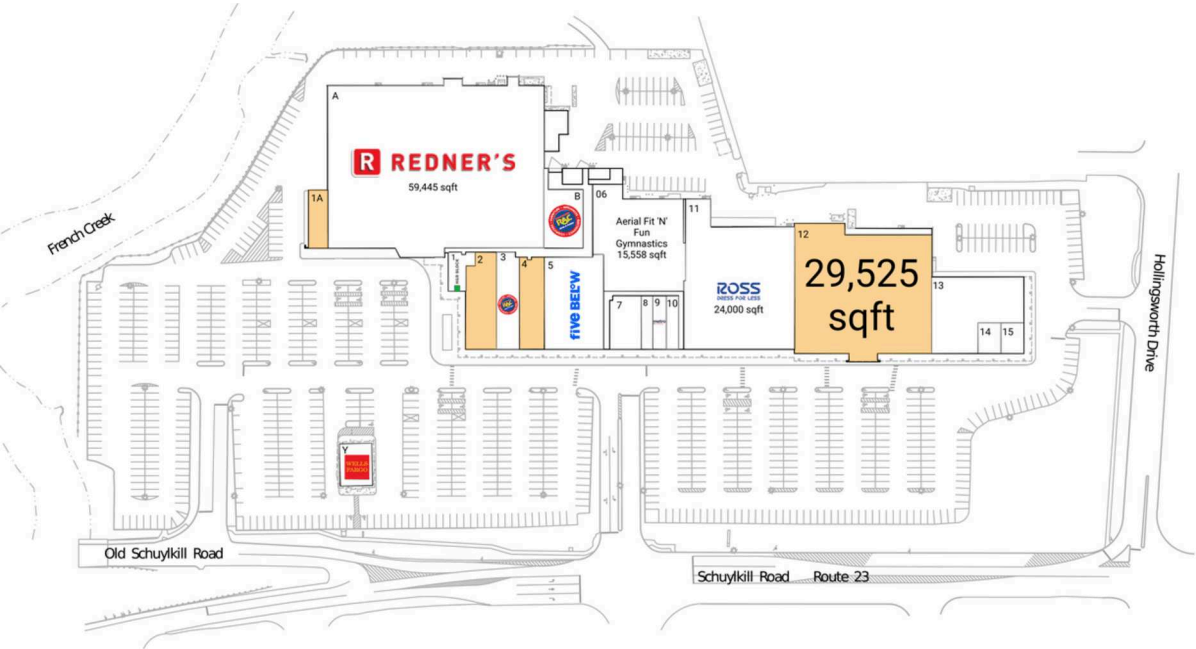
Close proximity to the 144-bed Phoenixville Hospital

High visibility from 16K+ VPD on Schuylkill Rd (Kalibrate, 2019)

Shoppes at Valley Forge

Philadelphia-Camden-Wilmington, PA-NJ-DE-MD

40.1358, -75.5439
260 Schuylkill Road | Phoenixville, PA 19460



Available Space

1A	1,900 SF
2	4,866 SF
4	3,967 SF
12	29,525 SF

Current Retailers

A	Redner's Warehouse Market	59,445 SF
B	Rent-A-Center	3,927 SF
Y	Wells Fargo	2,000 SF
1	H&R Block	1,391 SF
3	Rent-A-Center	3,781 SF
5	Five Below	9,267 SF
06	Aerial Fit 'N' Fun Gymnastics	15,558 SF
7	Pilão Brazilian Eatery	2,880 SF
8	Pro Vu Nail Salon	1,050 SF
9	Metro by T-Mobile	1,191 SF
10	Pilão Brazilian Eatery	1,191 SF
11	Ross Dress for Less	24,000 SF
13	Creamery Tire	9,493 SF
14	Rosie's Full Beauty Salon & Spa	1,200 SF
15	King Chef Chinese Restaurant	1,200 SF

4076