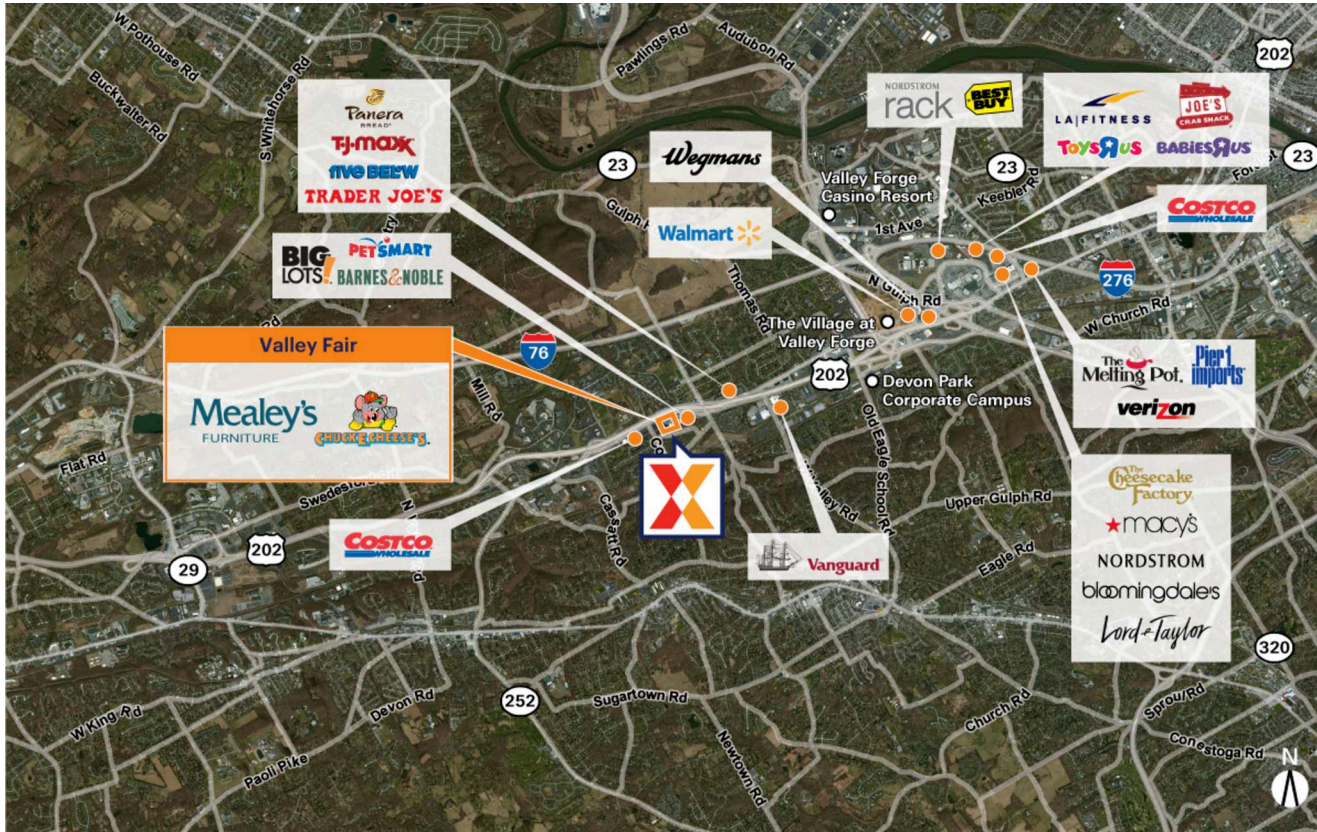




Philadelphia-Camden-Wilmington, PA-NJ-DE-MD

VALLEY FAIR

40.069937, -75.442837
260 West Swedesford Road | Devon, PA 19333



CENTER SIZE: 105,086 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
👤	5,362	42,214	117,228
🏠	2,362	17,799	46,450
💰	\$171,007	\$162,137	\$157,121

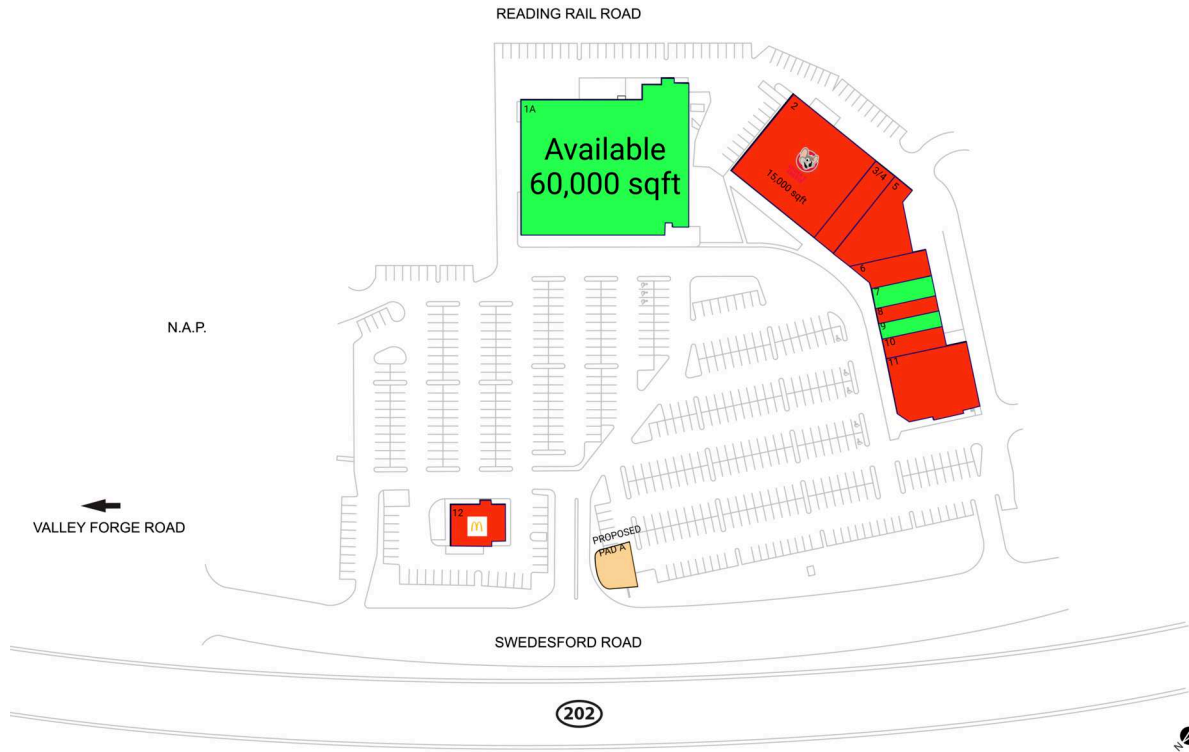
Features 60,000 SF Mealey's Furniture, Chuck E Cheese's and local restaurant McKenzie Brew House

Strong daytime population of 108,000+ within 3 miles

Surrounded by affluent population with an average household income of \$162,000+ within a 3-mile radius

Located less than 2 miles from 2.4MM SF King of Prussia Mall, the largest super-regional mall on the East Coast

VALLEY FAIR



AVAILABLE SPACE

1A	60,000 SF
7	1,875 SF
9	1,125 SF

PAD OPPORTUNITIES

PAD A	3,000 SF
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CURRENT RETAILERS

2	Chuck E. Cheese's	15,000 SF
3/4	Bliss Nail & Spa	3,684 SF
5	Soccer Corner	5,652 SF
6	Premier Smiles Dental Office	2,125 SF
8	Bach Cleaners	1,125 SF
10	Bad Hair Day	1,500 SF
11	McKenzie Brew House	9,500 SF
12	McDonald's	3,500 SF

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