

# LAKEVIEW SHOPPING CENTRE

1,650 & 1,473 SF INLINE SPACE FOR LEASE

S Township Line Rd & Rt 422 | Royersford | Montgomery County, PA

EQUITY CRE



## PROPERTY FEATURES

- Inline: 1,650 SF
- 1,473 SF former pizza restaurant available; equipment included!
- Grocery Anchored Center

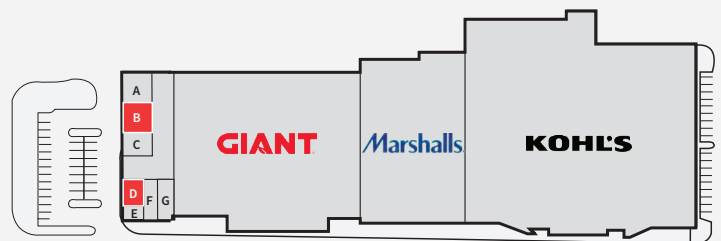


## LOCATION DETAILS

- Anchors: Giant Food, Marshalls & Kohl's
- Great visibility & easy access to Route 422
- Lakeview Shopping Centre serves the greater Royersford community
- Located on the west corner of Rt 422 & South Township Line Rd
- Pad tenants: KFC/Taco Bell & TD Bank
- High traffic count:  
Route 422 - 78,986 ADT
- 2.3 million annual customer visits\*\*

\*\*Data provided by Placer Labs, Inc. for the period from 1/21/2024-1/22/2025

\*see back for full site plan



A	Tre Nail Bar	E	Kim's Lakeview Cleaners
B	1,650 SF   AVAILABLE	F	AT&T
C	Supercuts	G	Altera Orthodontics
D	1,473 SF   AVAILABLE	Pads	KFC/Taco Bell & TD Bank

## CONTACT

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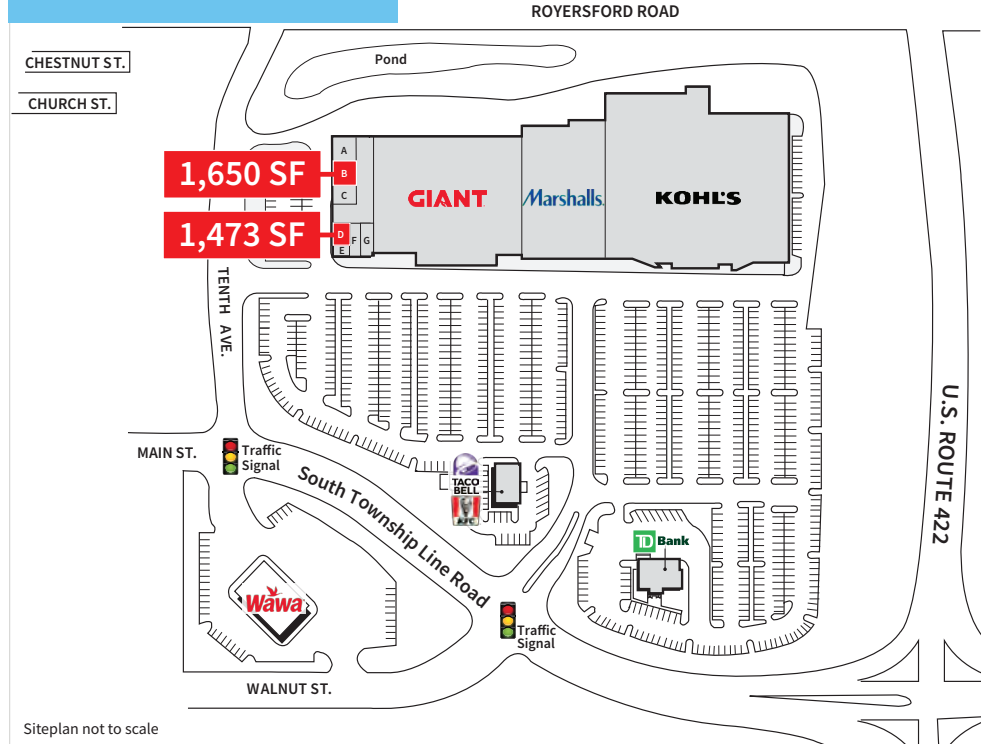
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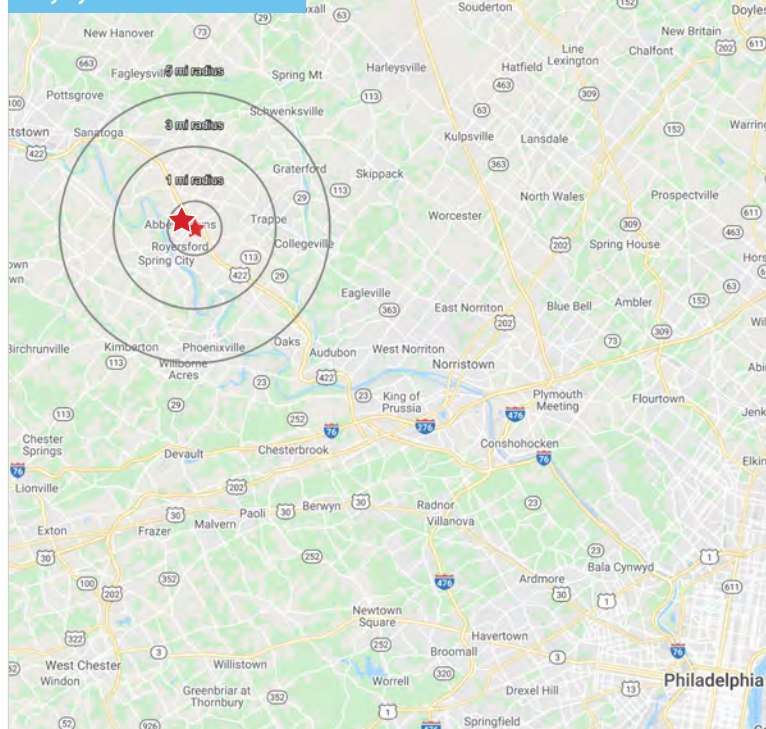
## SITE PLAN



## LAKEVIEW SHOPPING CENTRE

SUITE	TENANT	SQ FT
A	Tre Nail Bar	1,650
B	AVAILABLE	1,650
C	Super Cuts	1,100
D	AVAILABLE	1,473
E	Kim's Lakeview Cleaners	765
F	AT&T	2,200
G	Altera Orthodontics	2,200
H	Giant Food	54,346
I	Marshall's	30,616
J	Kohl's	87,350
K	TD Bank	3,664
L	KFC / Taco Bell	2,794
TOTAL		189,729

## 1,3,5 Mile Radius



## Demographics

	1 Mile	3 Miles	5 Miles
Population	9,105	43,092	113,852
Average HHI	\$116,844	\$148,779	\$156,015
Adj Daytime Demos (16 yrs+)	5,699	22,889	65,669

Demographic Data Source: Applied Geographic Solutions, 2024 (REGIS)

The right space. The right move.



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# LAKEVIEW SHOPPING CENTRE

S Township Line Road & Route 422 | Royersford, PA



## Limerick Square



Pope John Paul II High School

## SITE: Lakeview Shopping Centre



Spring-Ford High School

7-Eleven

Dunkin'

Truist



## Park Town Plaza



PrimoHoagies

CVS pharmacy



THE GODDARD SCHOOL FOR EARLY CHILDHOOD DEVELOPMENT

Primrose Schools

Aerial Source: Google Earth Pro & Traffic Count Source: Placer.ai ('22)

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05/25