

THE STATION AT HATBORO

FOR LEASE: NEW CONSTRUCTION - GROUND FLOOR RETAIL

37 N York Rd, Hatboro, Montgomery County, PA 19040

EQUITY CRE



PROPERTY FEATURES & DETAILS

- 2,200 SF ground floor retail space available
- Construction completed: Available immediately!
- Located on the ground floor of a new 102-unit multifamily development



LOCATION DETAILS

- Located in the heart of Hatboro Borough
- Transportation:
 - » Walking distance to Hatboro Train Station – Septa Regional Rail Warminster Line (0.3 mile - 8 min walk)
 - » SEPTA bus stop at the corner of Old York Rd & Moreland Ave (0.05 mile - <1 min walk)
 - » 1.5 Miles from I-276 & Rt. 611 Interchange



CONTACT

PAT MCCABE

pmccabe@equitycre.com

DIRECT 484.417.2010

JAKE DOYLE

jdoyle@equitycre.com

DIRECT 484.531.2176

THE STATION AT HATBORO

FOR LEASE: NEW CONSTRUCTION - GROUND FLOOR RETAIL

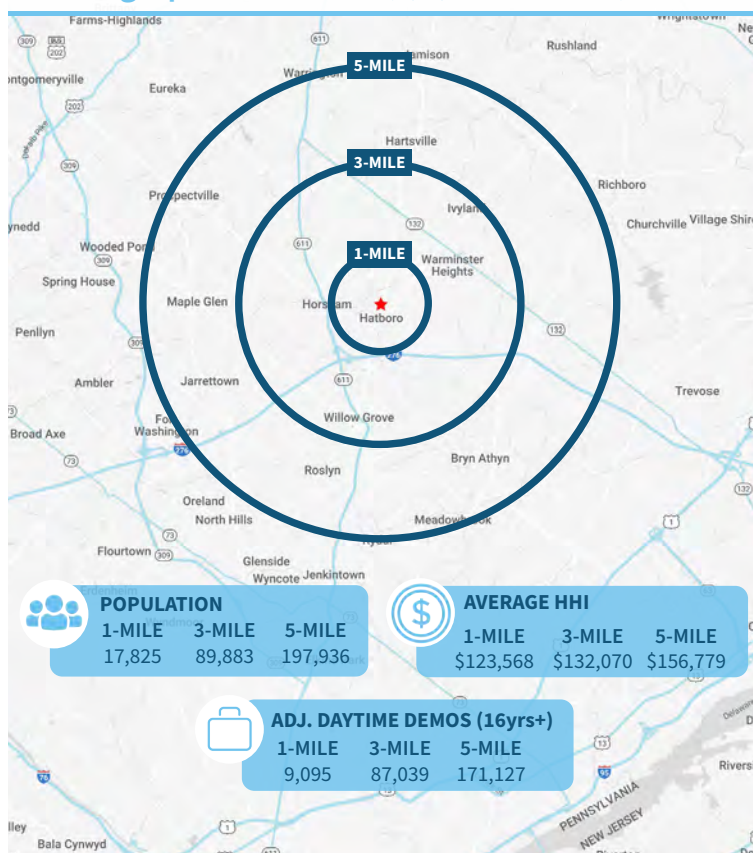
37 N York Rd, Hatboro, Montgomery County, PA 19040

EQUITY CRE

VIEW AERIAL TOUR



Demographic Overview (1, 3, 5-mile radius)



The right space. The right move.



CMRE

CAPITAL MARKETS
REAL ESTATE NETWORK

Information concerning this offering is from sources deemed reliable but no warranty is made to the accuracy thereof and it is submitted subject to errors, omissions, changes of price or other conditions, prior to sale or lease or withdrawal without notice. Equity CRE is licensed in PA, NJ, & DE. Pat McCabe & Jake Doyle are licensed salespersons in PA & NJ.

07/26

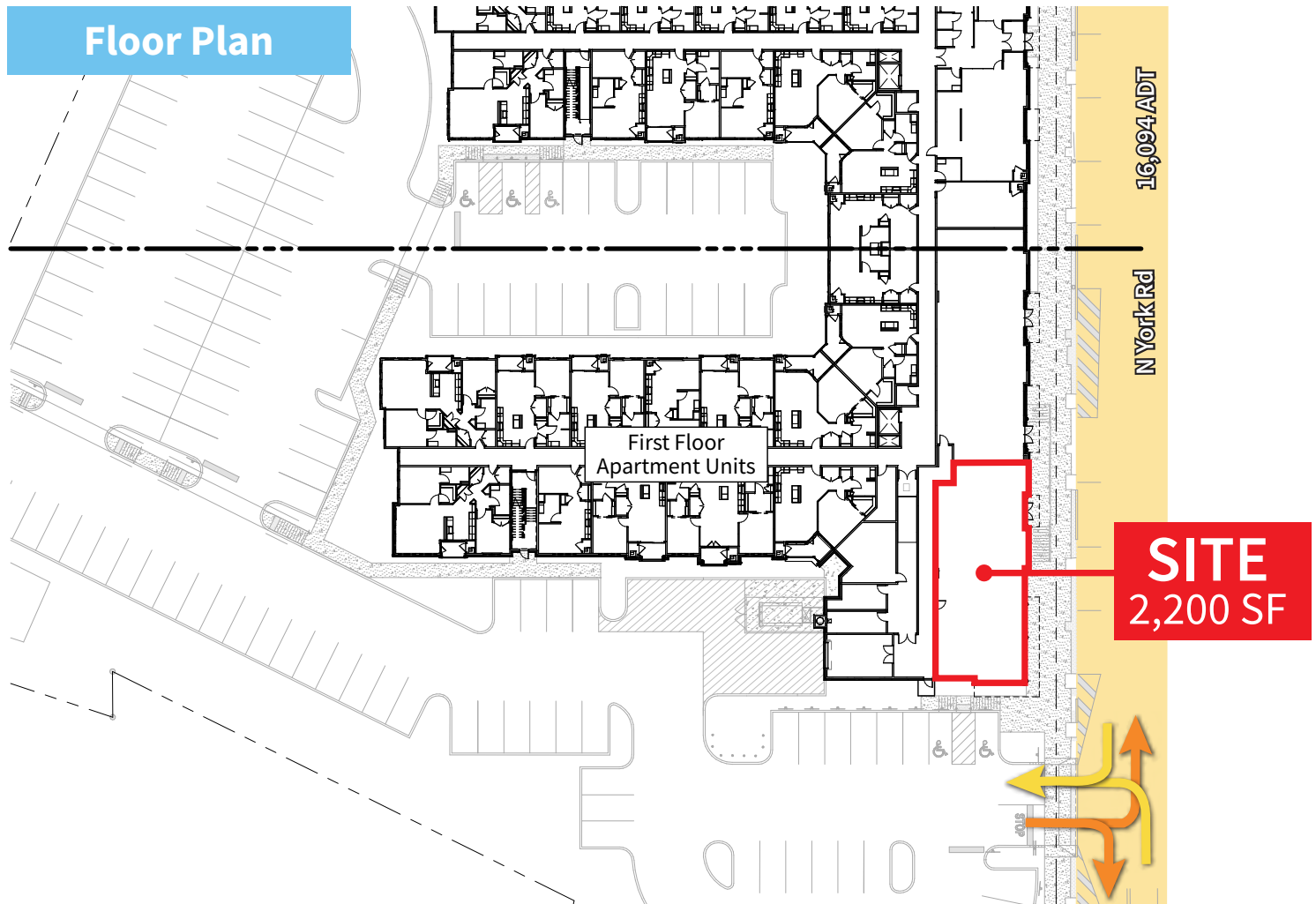
THE STATION AT HATBORO

FOR LEASE: NEW CONSTRUCTION - GROUND FLOOR RETAIL

37 N York Rd, Hatboro, Montgomery County, PA 19040

EQUITY CRE

Floor Plan



THE STATION AT HATBORO

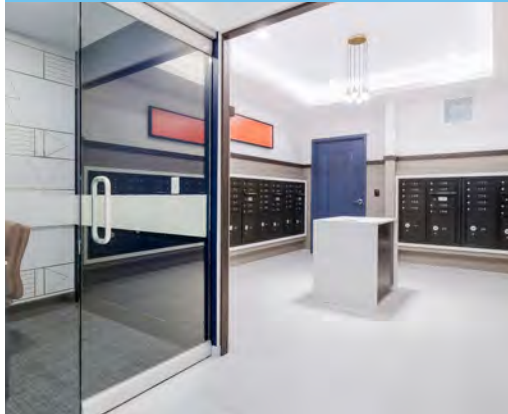
FOR LEASE: NEW CONSTRUCTION - GROUND FLOOR RETAIL

37 N York Rd, Hatboro, Montgomery County, PA 19040

EQUITY CRE



Apartment Amenities



MARKET AERIAL

37 N York Rd, Hatboro | Montgomery County, PA



Aerial Source: Google Earth Pro & Traffic Count Source: Placer.ai ('23)

Compliments of:

EQUITY CRE

Plymouth Meeting, PA ■ Philadelphia, PA ■ 610.645.7700 ■ www.equitycre.com

07/26