

**FOR LEASE: MIXED-USE PROPERTY
PRIME RT. 30 FRONTAGE**

2 N Lakeside Ave, Berwyn, PA 19312

EQUITY CRE



PROPERTY HIGHLIGHTS

- Mixed-use property
- Open to a variety of uses
- Primary Office building: 6,704 SF
- House: 1,500 SF
- Auxiliary Building & Garage: 2,100 SF (Garage: 900 SF)
- Located in Easttown Township
- Retail frontage on Lancaster Ave/Rt.30
- Traffic Count: 14,500 ADT



CONTACT

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DIRECT 267.707.3347

JAKE DOYLE

jdoyle@equitycre.com

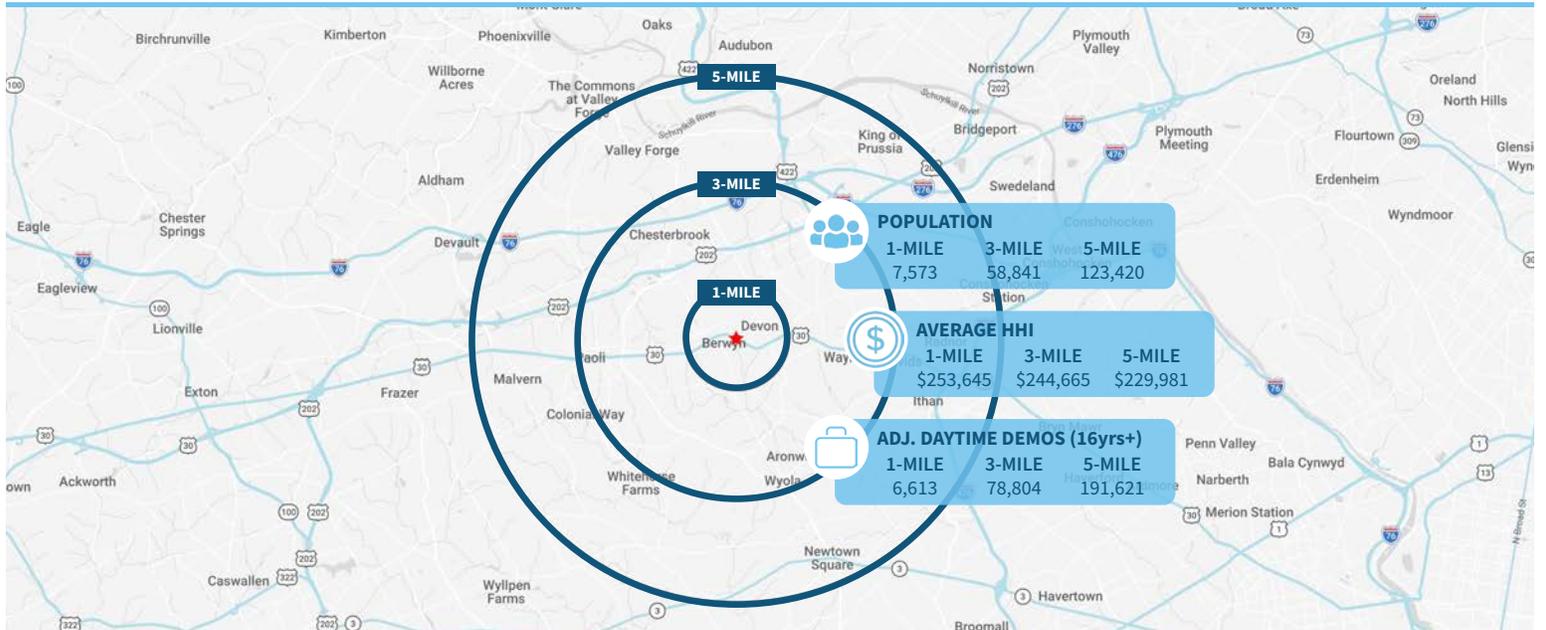
DIRECT 484.531.2176

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



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The right space. The right move.

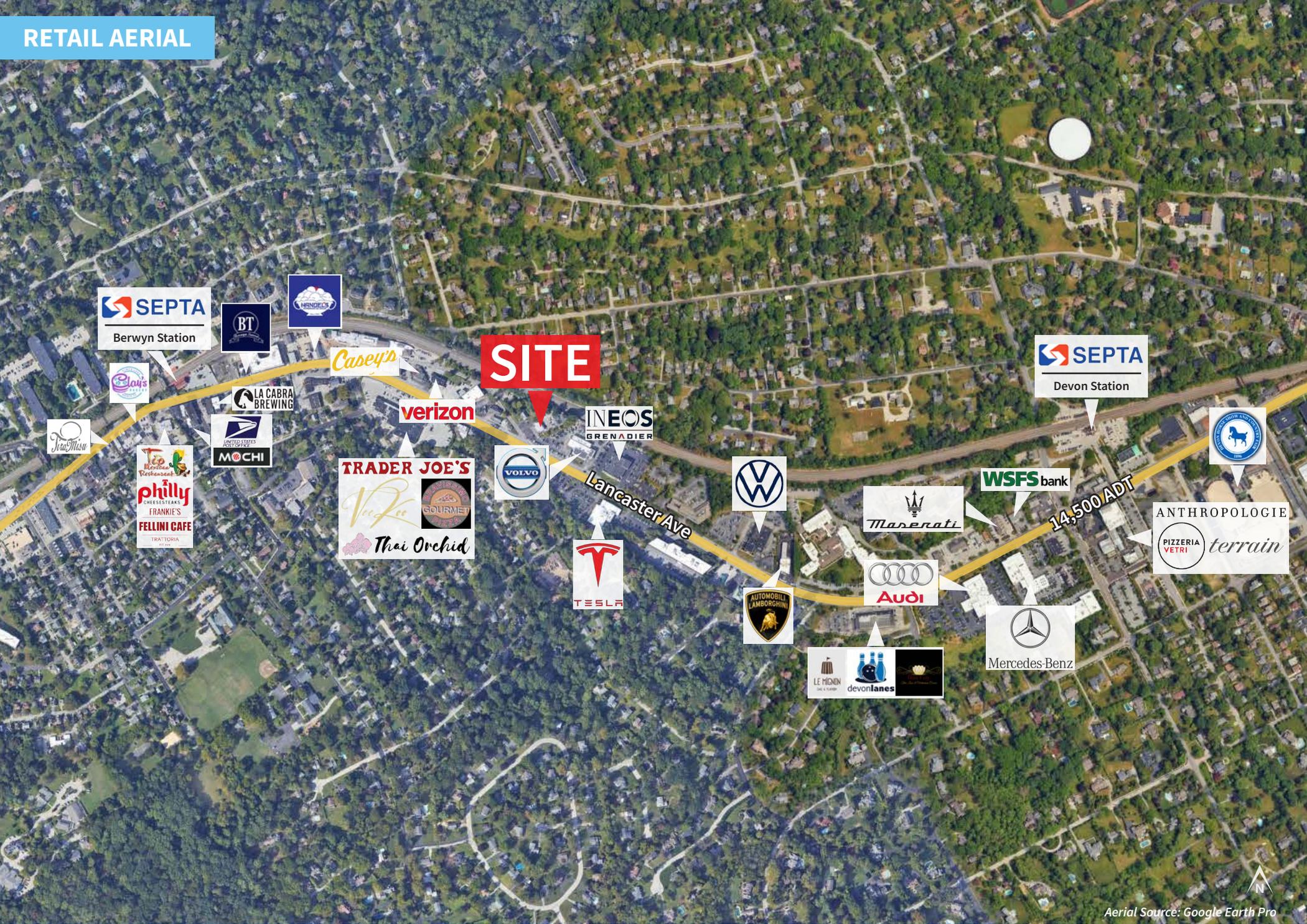


CMRE CAPITAL MARKETS
REAL ESTATE NETWORK

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06/25

RETAIL AERIAL



Aerial Source: Google Earth Pro

Compliments of:

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LOCATION AERIAL

