

NORRITON SQUARE

45 E GERMANTOWN PIKE, EAST NORRITON, PA

MSC x  KIMCOTM
REALTY

1,152 SF AND 12,250 SF RETAIL SPACE AVAILABLE





NORRITON SQUARE

PROPERTY DETAILS

- ▶ Located in the heart of the East Norriton retail market spaced perfectly in between Plymouth Meeting, Blue Bell and King of Prussia
- ▶ Situated with unmatched visibility from the heavily trafficked Germantown Pike (36,000 AADT)
- ▶ Anchored by strong, high-volume, daily needs grocer
- ▶ Population over 175,000 with household incomes over \$125,000 and over 115,000 employees all within 5 miles

JOIN THESE TENANTS

ACME

**five
BELOW**



JOIN THESE AREA TENANTS



DEMOGRAPHICS

EST. POPULATION

1 mi **10,792**

3 mi **81,650**

5 mi **179,473**

EST. EMPLOYEES

1 mi **5,236**

3 mi **56,105**

5 mi **118,397**

EST. AVERAGE HH INCOME

1 mi **\$117,053**

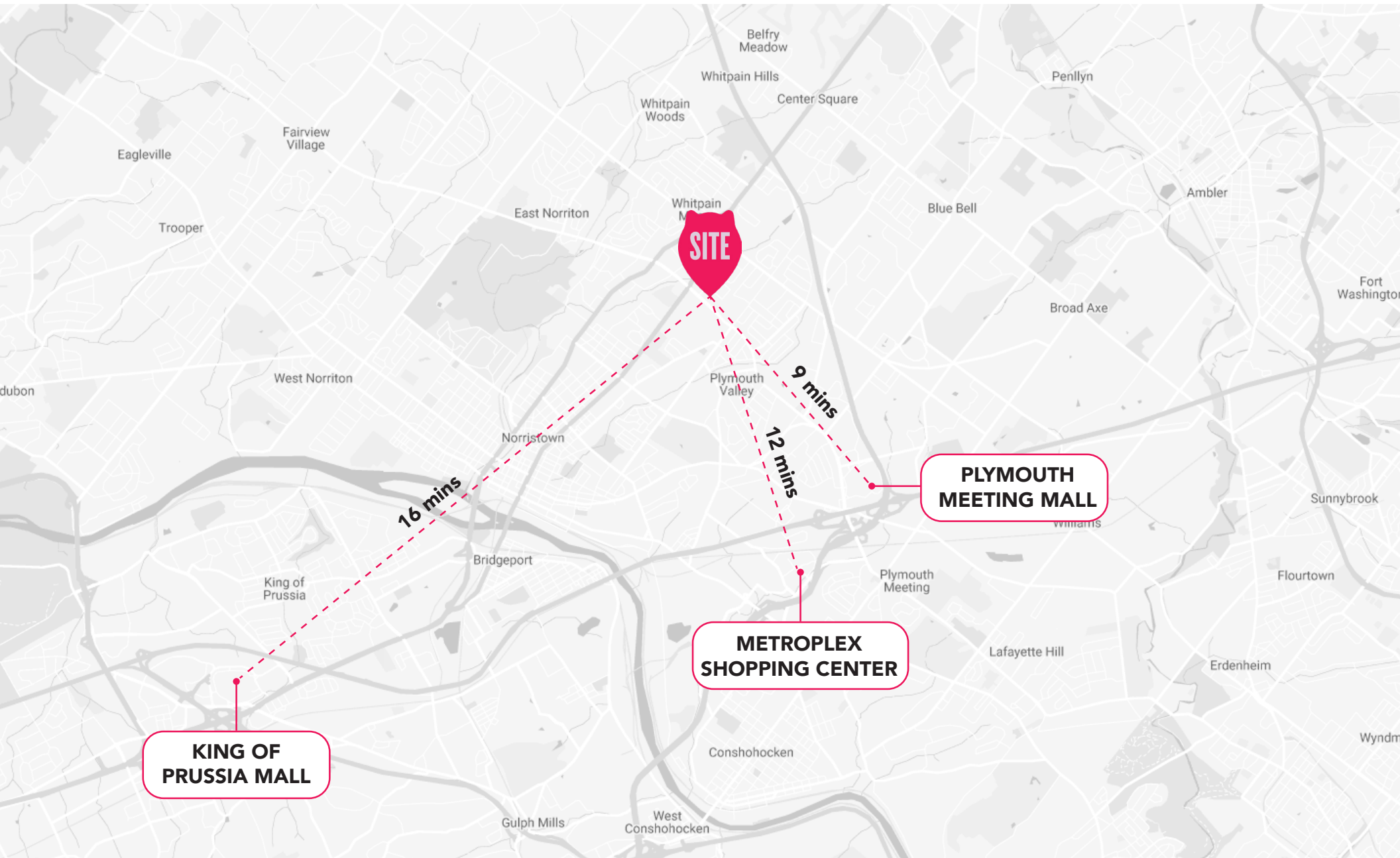
3 mi **\$111,276**

4 mi **\$126,033**

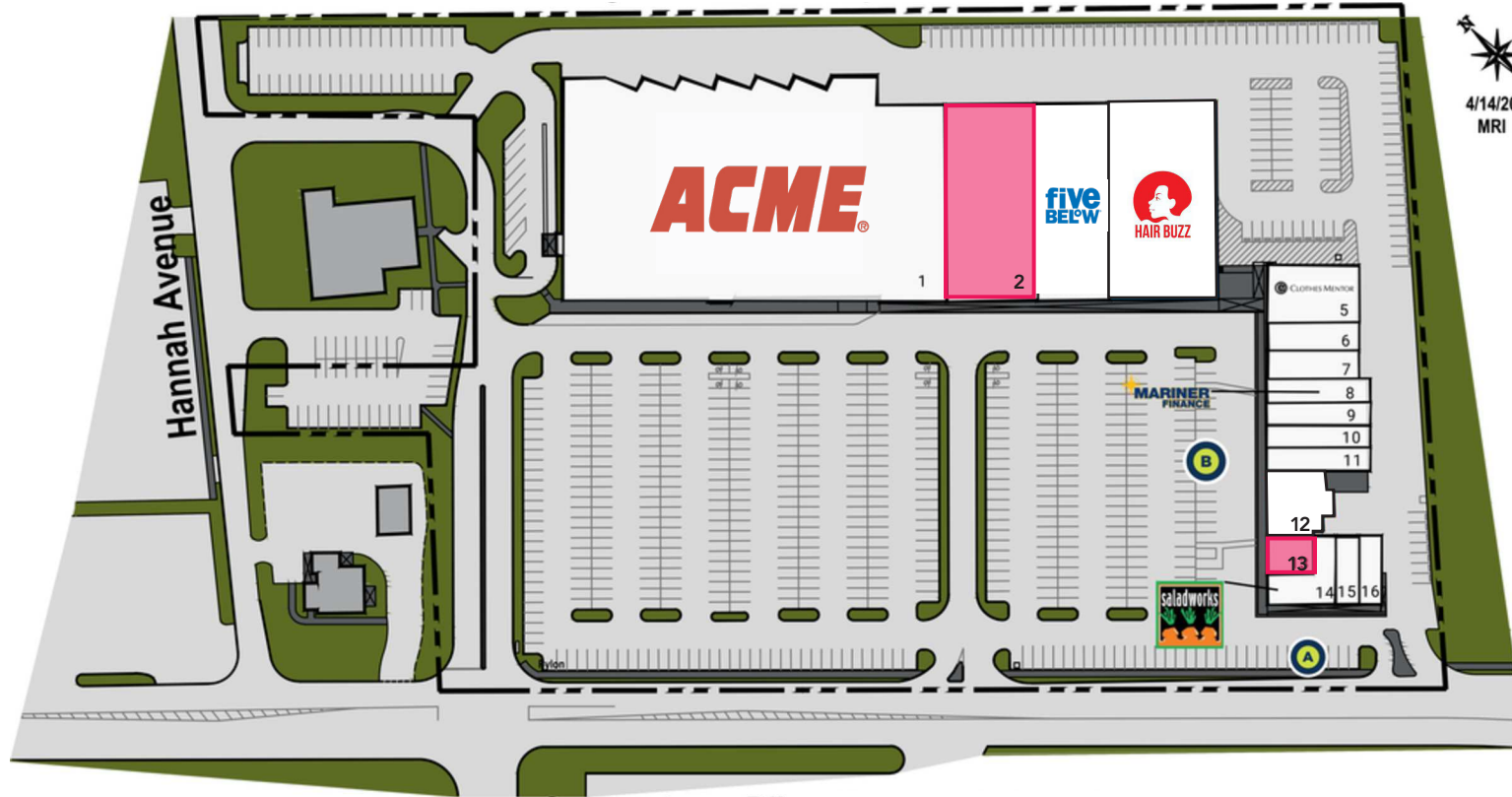
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MSC

AERIAL



SITE PLAN



SPACE	TENANT	SIZE
1	ACME	66,506 SF
2	AVAILABLE	12,250 SF
3	5 Below	9,975 SF
4	Hair Buzz	18,025 SF
5	Clothes Major	4,000 SF
6	Code Ninjas	2,000 SF
7	Red Cat Nails & Spa	2,000 SF
8	Mariner Finance	1,800 SF
9	Grace Cleaners	1,755 SF
10	Ray Azteca	3,557 SF
11	Paul's Styling	1,758 SF
12	Pho Ngon	2,200 SF
13	AVAILABLE	1,152 SF
14	Saladworks	2,416 SF
15	Poke Bros	1,200 SF
16	Lobster Claw	1,200 SF

Germantown Pike 36,000 AADT

MARKET AERIAL





MSC



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