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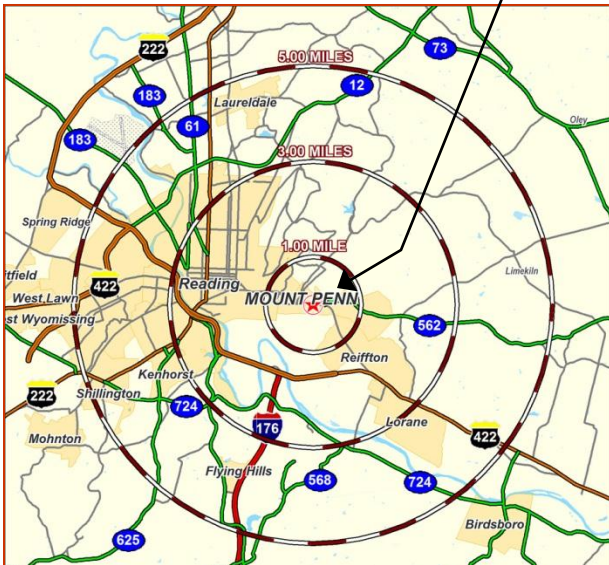
MOUNT PENN PLAZA

Total GLA: ± 25,550 SF

Reading, PA 19606

(Mount Penn Borough)

Perkiomen Avenue (U.S. Rt. 422) &
South 26th Street



2010 DEMOGRAPHICS:

	1 Mile	3 Mile	5 Mile
Population	10,119	93,583	158,283
Avg. HH Income	\$63,295	\$52,750	\$58,430
Daytime Population	2,799	36,971	95,694

SPACE AVAILABLE:

- ± 4,725 SF
- ± 10,530 SF (Will Sub divide)

FOR SALE or LEASE

Mount Penn Plaza

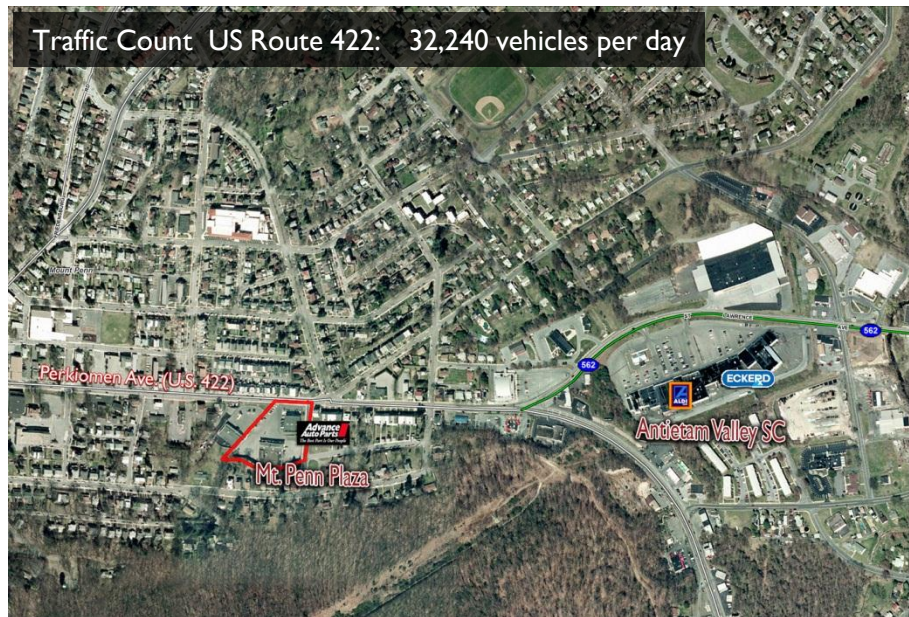
is a 17,550 square foot commercial property with a free standing Advance Auto Parts.

The property is located at the intersection of Route 422 and South 26th Street.

The property has visibility and easy access from Route 422.

*See reverse side for **site plan**

Traffic Count US Route 422: 32,240 vehicles per day



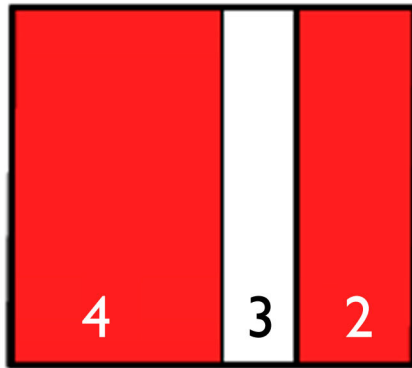
FOR SALE or FOR LEASE

± 4,725 SF

± 10,530 SF (Will Sub divide)

PERKIOMEN AVENUE

SOUTH 26TH STREET



Subject to Change:

1	Advanced Auto	8,000 SF
2	Available	4,725 SF
3	Frank's Pizza	2,160 SF
4	Available	10,530 SF



For additional information, please contact:

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