

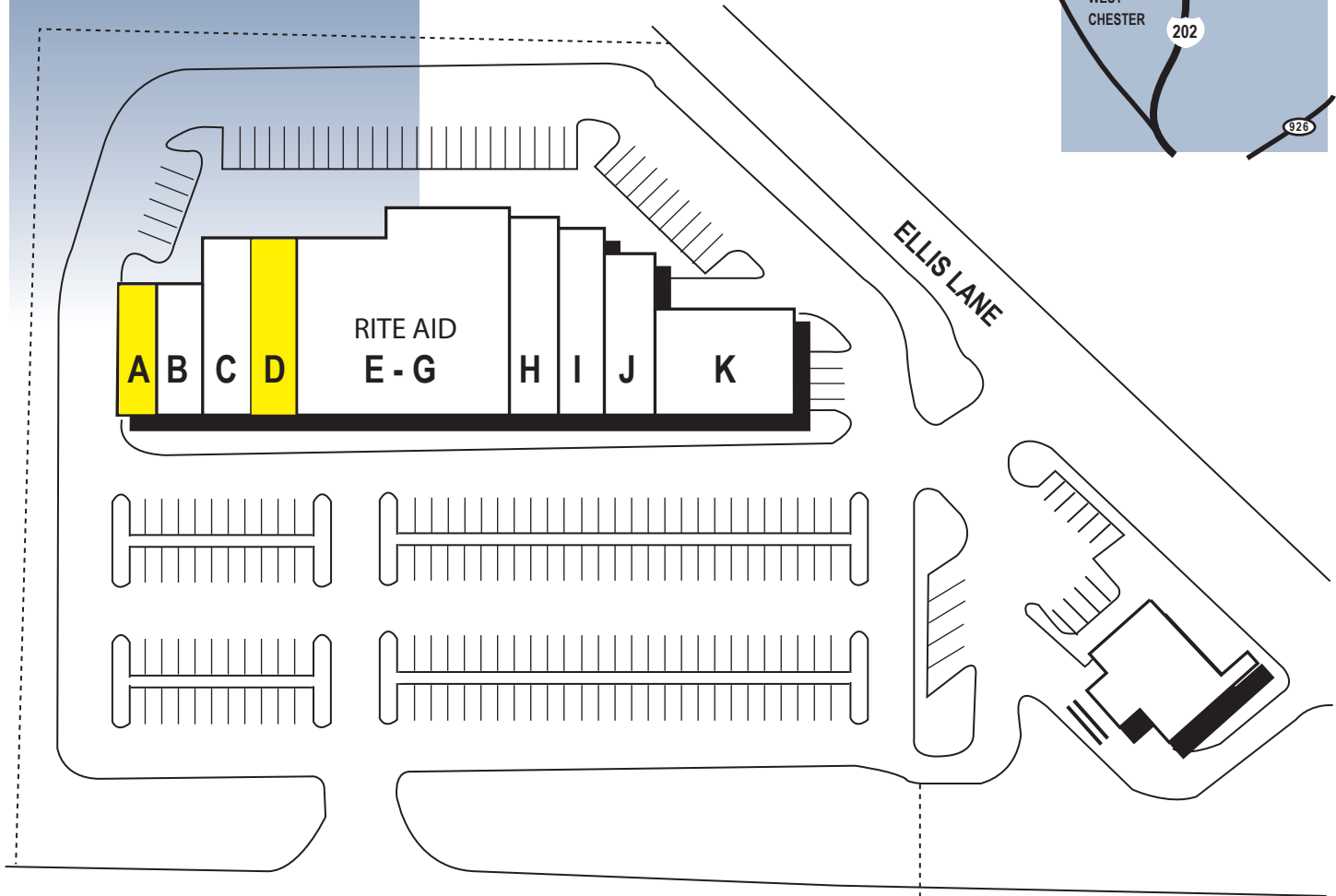
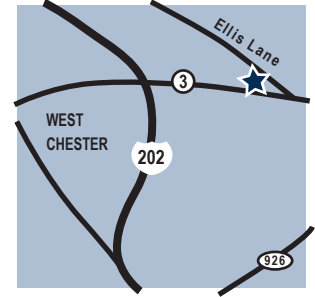
GOSHEN CROSSING

Real Estate Brokerage • Leasing
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Route 3 & Ellis Lane ■ West Chester, PA

Average Daily Traffic Count – Route 3 30,000



ROUTE 3 - WEST CHESTER PIKE

DEMOGRAPHICS

2009 Estimated Population

| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 5,606 | 33,608 | 70,441 |

2014 Population Projections

| 1 Mile | 3 Miles | 5 Miles |
|--------|---------|---------|
| 5,870 | 34,764 | 74,670 |

2009 Est. Average Household Income

| 1 Mile | 3 Miles | 5 Miles |
|----------|-----------|-----------|
| \$74,364 | \$104,580 | \$106,731 |

| SUITE | TENANT | SQ. FT |
|-------|-------------------------------|--------|
| A | Available | 900 |
| B | KC Nails | 1,200 |
| C | Second Source Computer Center | 1,600 |
| D | Available | 1,360 |
| E-G | Rite Aid | 8,200 |
| H | China Palace | 1,800 |
| I | Frankford Cleaners | 1,640 |
| J | Bainbridge Eye Care | 1,400 |
| K | Tommy's Pizza | 2,700 |

TOTAL 20,800