

FOR LEASE

“EXECUTIVE CENTER” OFFICE SPACE



**5049 Swamp Road, Suite 303 & 305
Fountainville, Bucks County, PA**

COMMERCIAL • INDUSTRIAL • INVESTMENT

Just Two Minutes West of Doylestown



PRESENTED BY: Kurt Eisenschmid, CCIM — Penn's Grant Realty Corporation
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Suite 303 Entrance

PROPERTY HIGHLIGHTS

- **Single story office spaces**
- **Covered entry**
- **Excellent window lines, creating a bright atmosphere**
- **Easy access to both Bucks and Montgomery Counties**
- **15 Minutes to Route 309**
- **5 Minutes to Route 202 Bypass**
- **2 Minutes to Route 611**
- **Average Household Income within 5 Miles: \$125,782**
- **Population within 5 Miles:72,385**



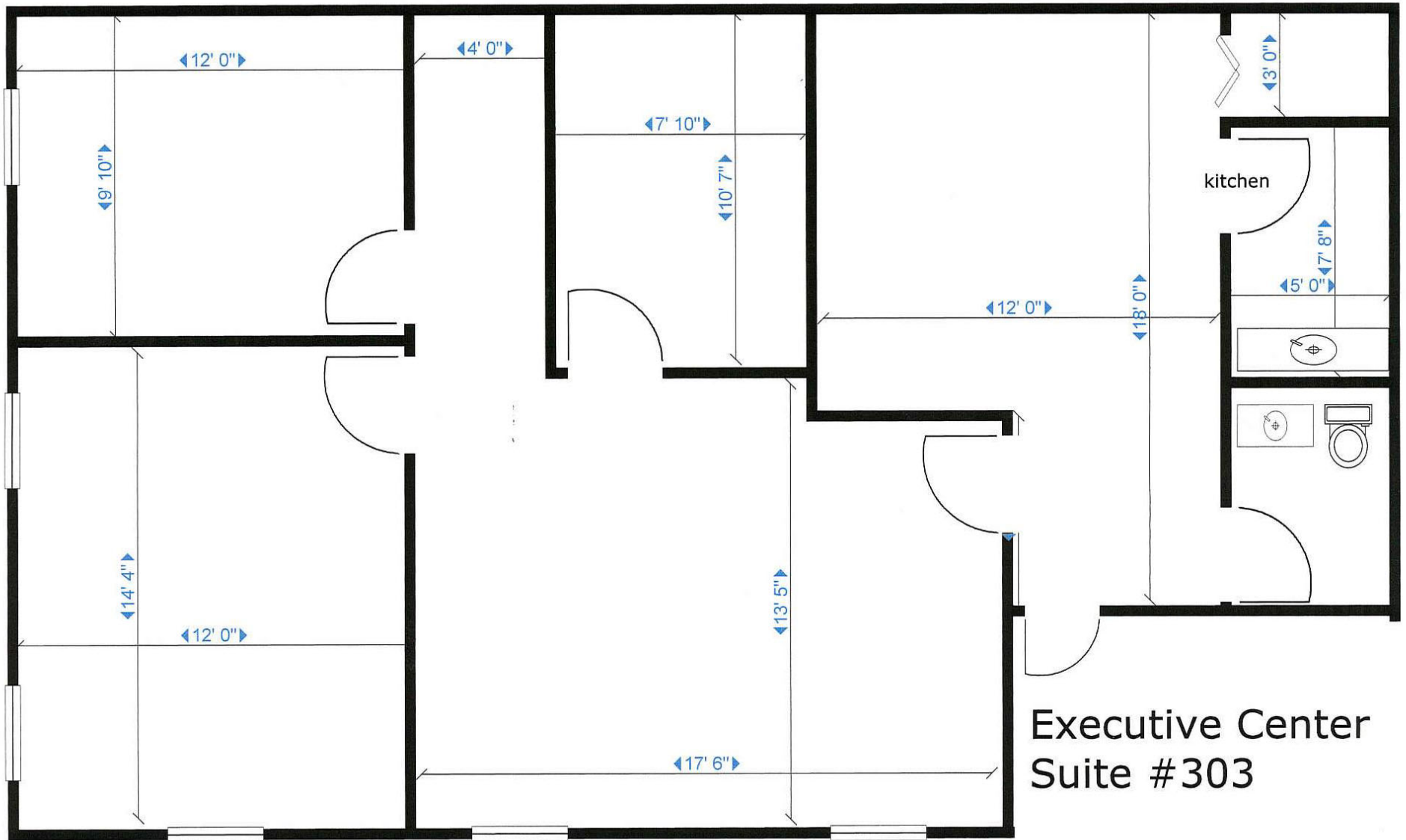
PROPERTY SPECIFICATIONS

Suite 303 - Total Size: 1,000± SF
 Suite 303 - Available: Available
 Suite 305 - Total Size: 800± SF
 Suite 305 - Available: Available
 Electric:..... PECO
 Municipality: Plumstead Township
 Zoning: C1
 Lease Price: \$18 per SF
 plus utilities and interior cleaning & HVAC contract



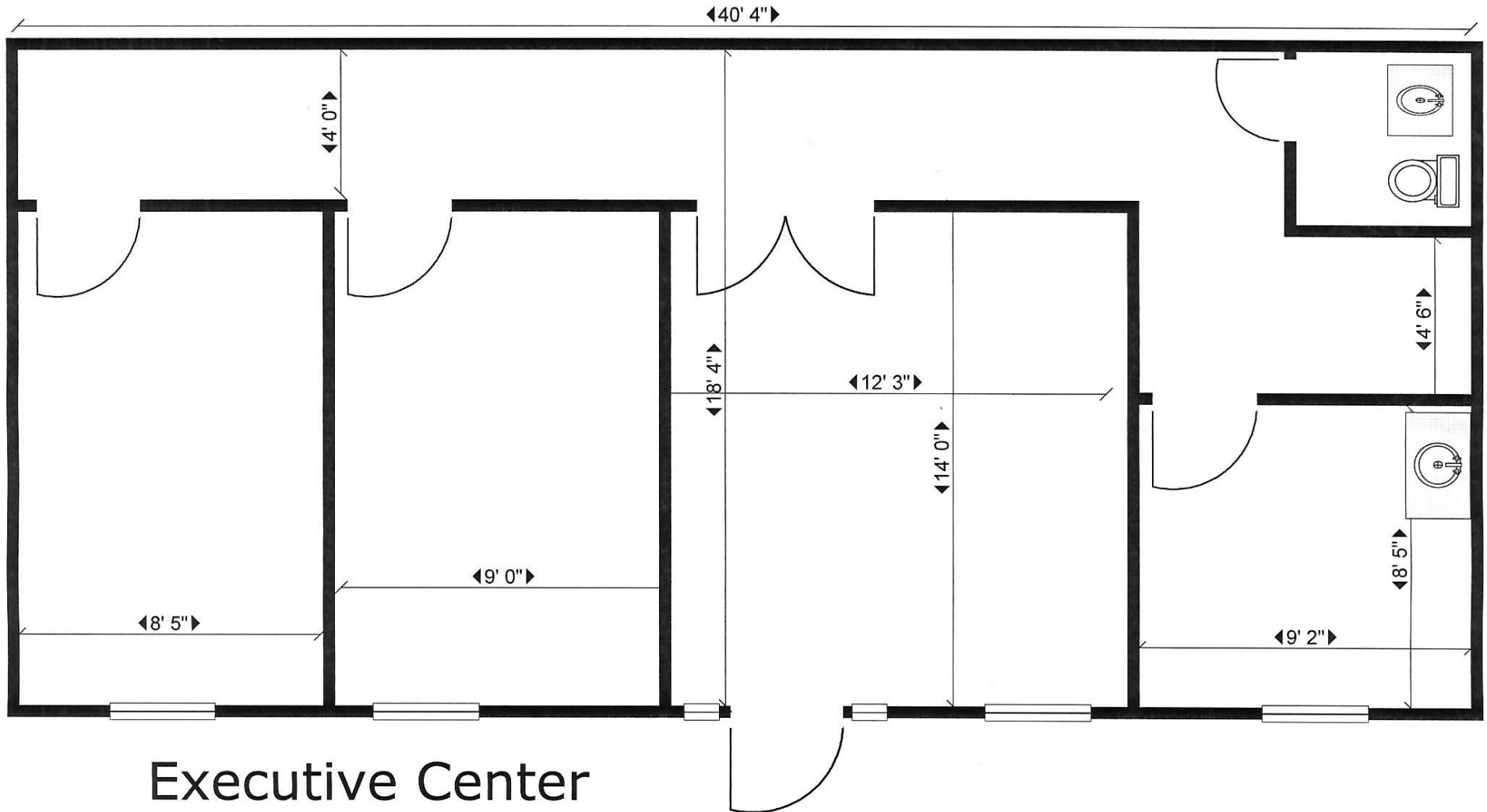
Suite 303





Suite 305





Executive Center
Suite #305



