

The Former
Duffy's Catering
Facility

29,660 SF Entire Building
or
36 Unit Residential
14,000 SF Retail Mixed Use Development

Tremendous Main Line Property Available for Sale or Lease

1456 Lancaster Avenue

Berwyn, PA 19312



Features:

- Easy access to Route 30
- Great roadway visibility
- 147 parking spaces
- Zoning for a wide variety of uses including retail, office, medical, and restaurant
- SEPTA R5 Daylesford Train Station across street



NAI Site Right™

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population:	6,540	44,967	92,822
Average Household Income:	\$123,607	\$140,902	\$152,955
Total Households:	2,710	18,173	35,512

NAI Geis Realty Group, Inc.

Commercial Real Estate Services, Worldwide.

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Excellent Restaurant, Food Market, & Former Duffy's Catering

1456 Lancaster Avenue

Existing Building - 29,660 SF

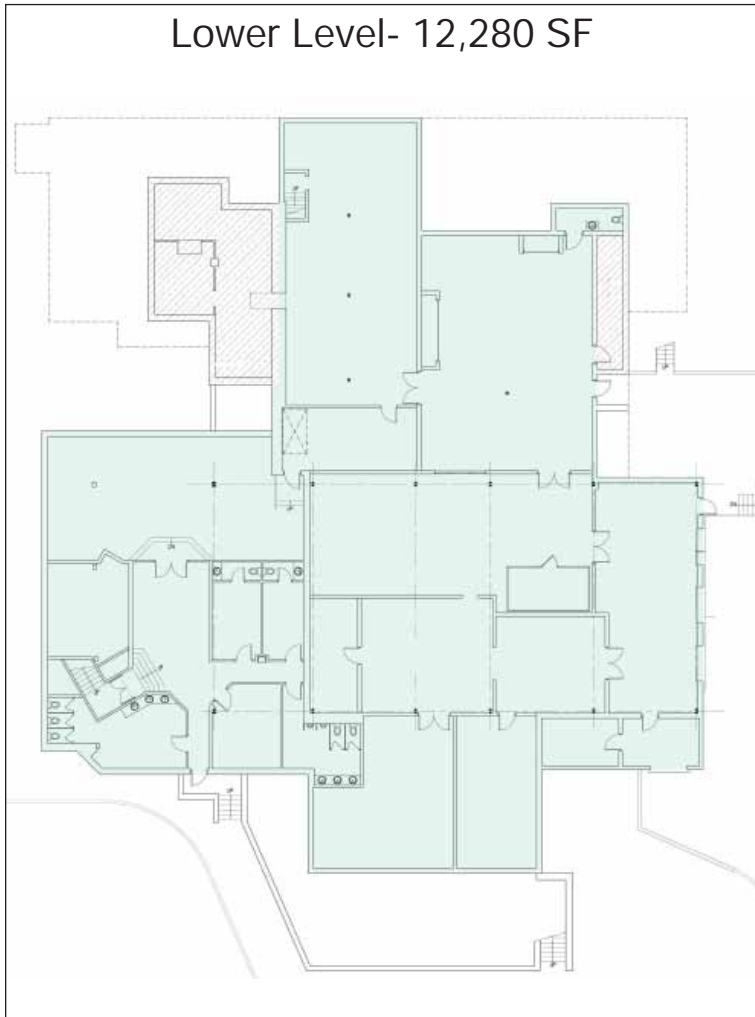
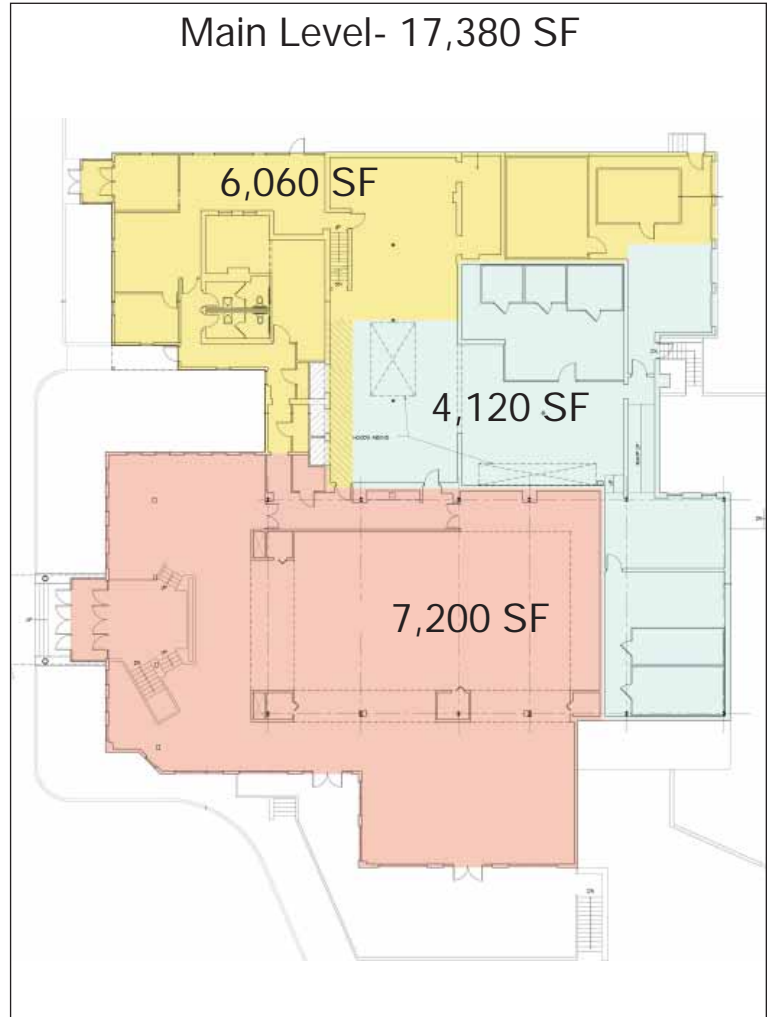
Current Uses:

Main Level

- Restaurant
- Catering
- Full Kitchen
- Ballroom

Lower Level

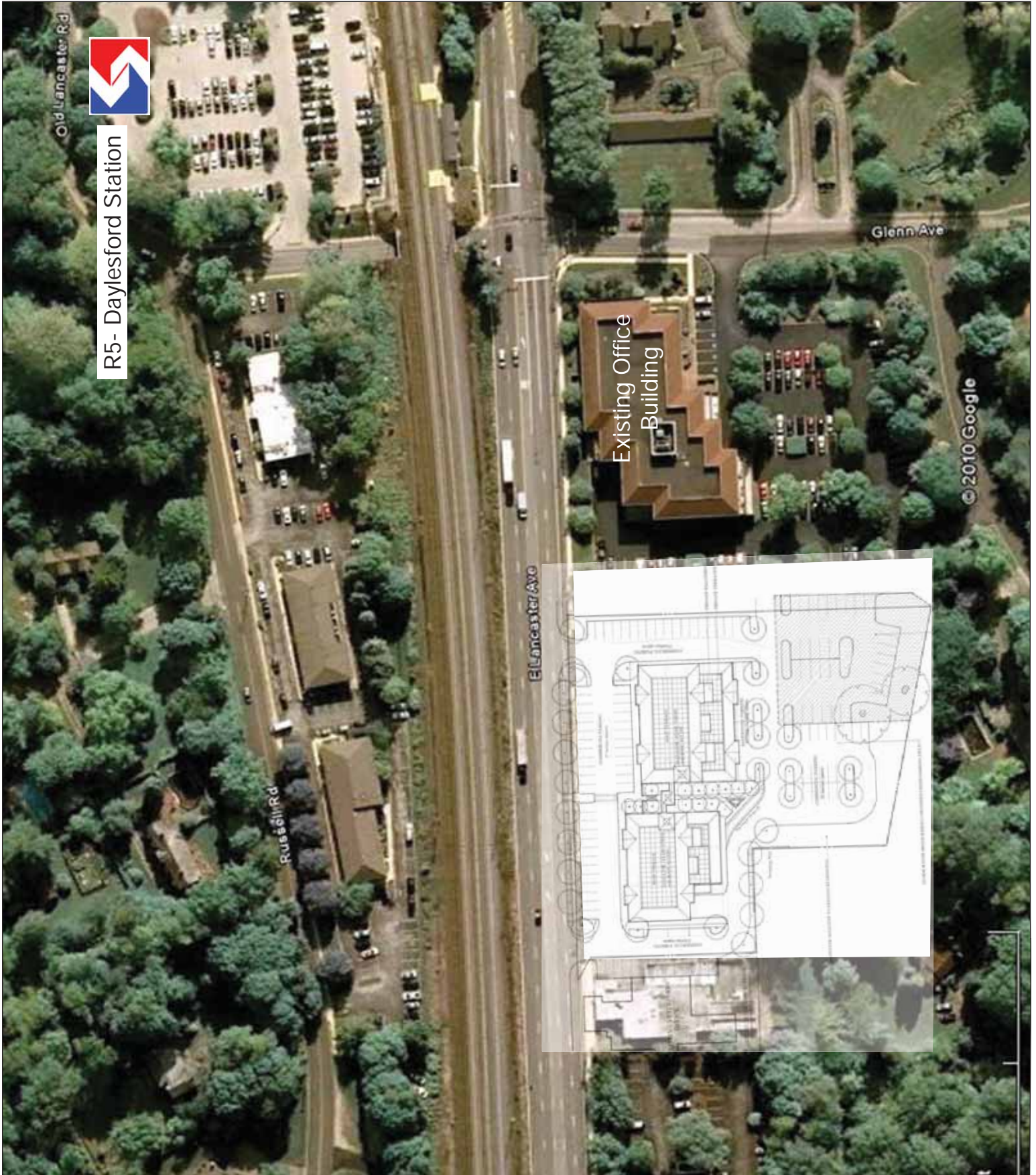
- Storage
- Walk-in Refrigerators
- Restrooms
- Lounges



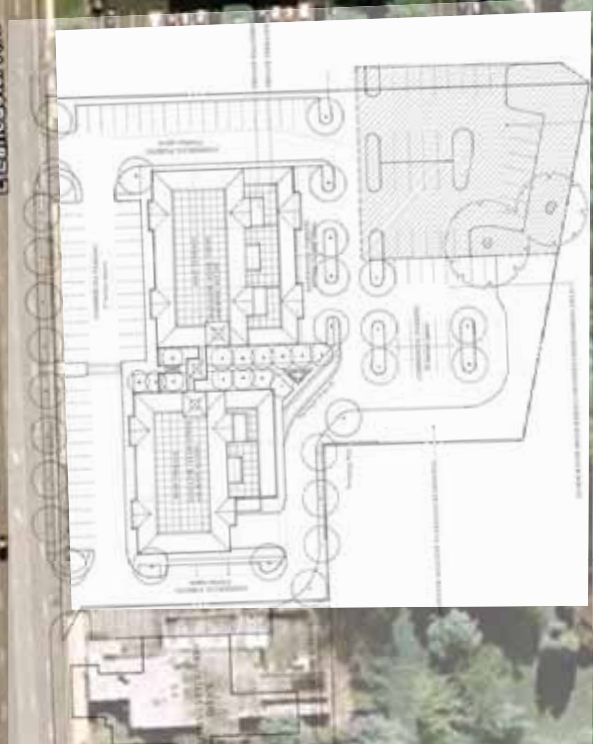
14,000 SF Retail Mixed Use Development
1456 Lancaster Avenue
Development Opportunity - 36 Units

Possible Uses:

- Retail
- Office
- Medical Office
- Bank
- Mixed Use



R5- Daylesford Station



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