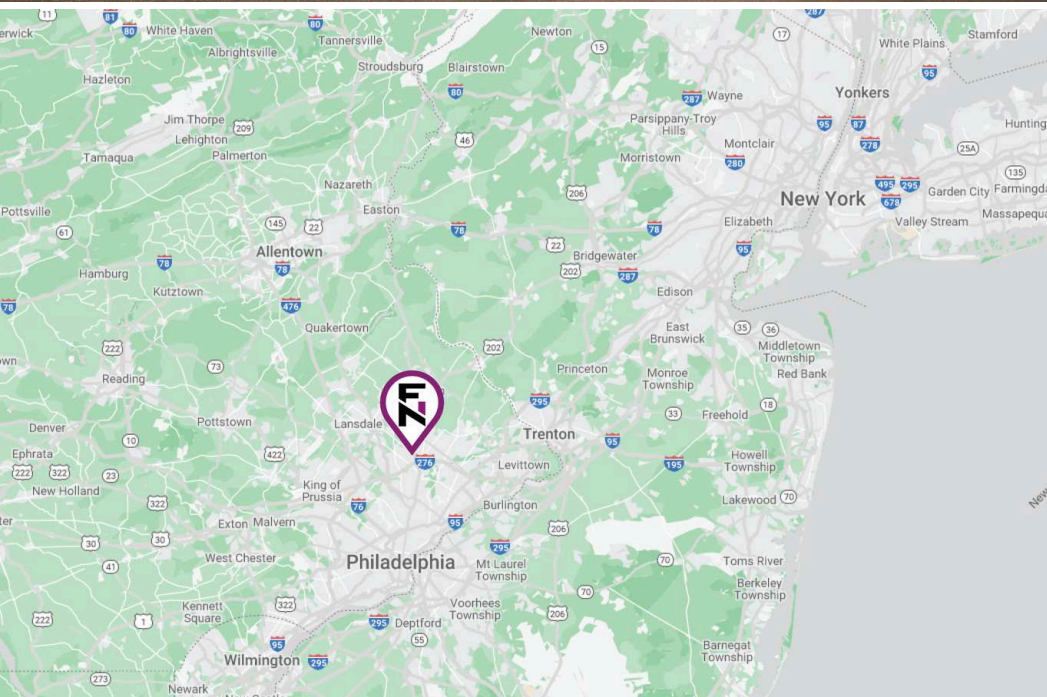


ELEMENTS HORSHAM

301-315 Horsham Road, Horsham, PA 19044



HIGHLIGHTS

COUNTY Montgomery

GLA 50,353

ACRES 7.5

DEMOGRAPHICS

1 Mile 3 Mile 5 Mile



11,591 80,475 200,474



5,072 32,283 78,093



\$106,755 \$137,689 \$150,308

PROPERTY FEATURES

- Elements Horsham is a 50,353 SF shopping center anchored by MaGerk's, a regional upscale eatery, and an Aqua-Tots Swim School.
- The center also features a robust tenant line-up of essential daily needs tenants including Starbucks, medical and dental practices, financial services, medspa, massage therapy, and more.
- Elements Horsham is situated at the heavily trafficked intersection of Horsham Road and Dresher Road with combined traffic counts of 46,000 VPD.
- The center is ideally situated in a commercial corridor with signalized access to a high-performing Giant Foods across the street.
- This dense trade area features extremely high retail occupancy and strong barriers to new development. Within a 5-mile radius of the property, the population exceeds 200,000 people and average household incomes exceed \$150,000.



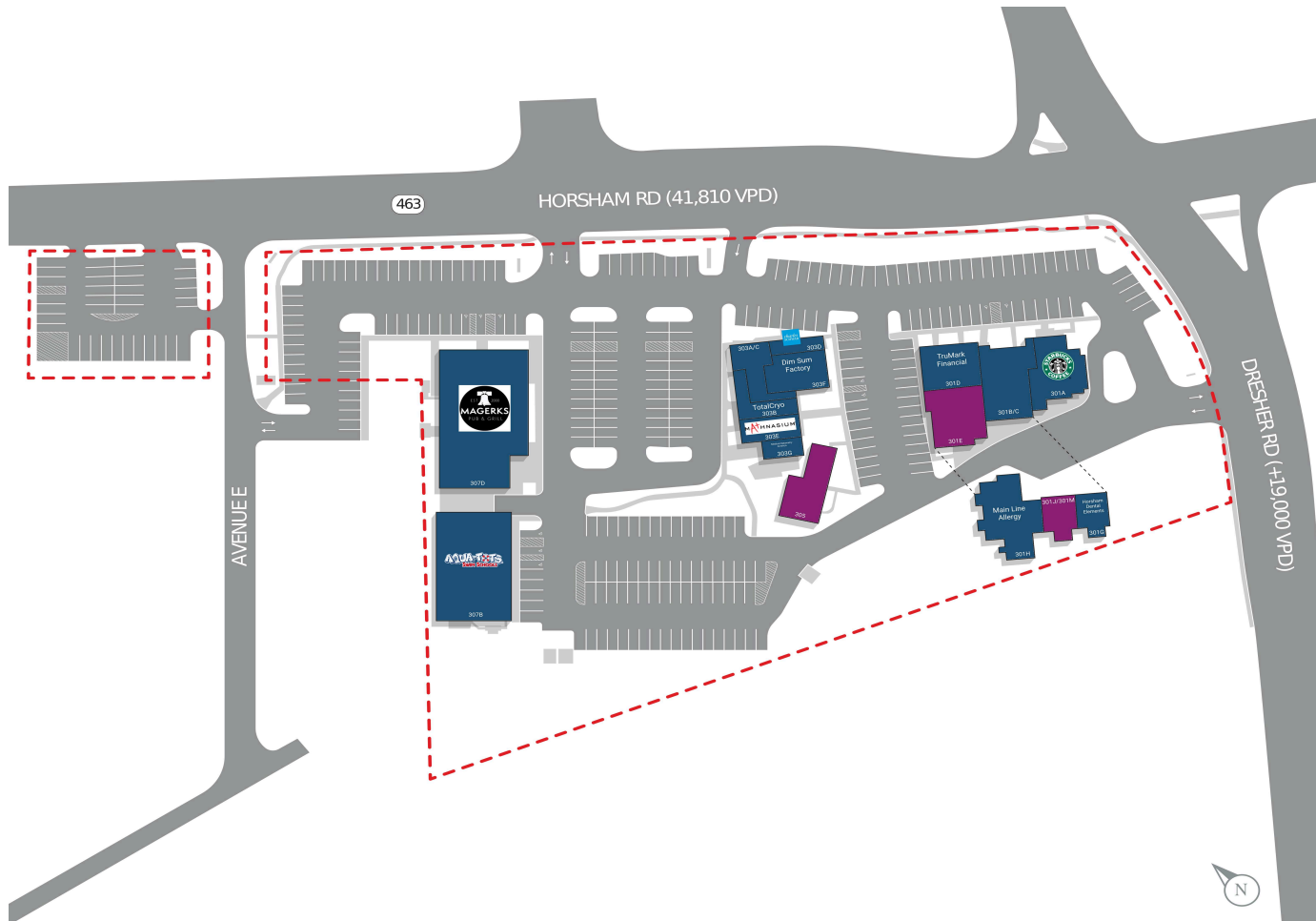
**PROPERTY
WEBSITE**

Candace Gschwind | 513-292-2652 | cgschwind@fnrpusa.com

fnrpusa.com

ELEMENTS HORSHAM

301-315 Horsham Road, Horsham, PA 19044



AVAILABLE
 AVAILABLE SOON
 LEASED
 NAP (NOT A PART)

SUITE	TENANT NAME	SF
301A	Starbucks	1,880
301B/C	Elements Therapeutic Massage	3,327
301D	TruMark Financial	1,710
301E	Available	2,344
301G	Horsham Dental Elements	3,895
301H	Main Line Allergy	2,826
301J/301M	Available	457
301L	A Balanced Approach	447
303A/C	Si Belle Medspa	2,131
303B	TotalCryo	1,723
303D	Charles Schwab	1,636
303E	Mathnasium	1,433
303F	Dim Sum Factory	4,315
303G	Medical Optometry America	5,078
305	Available	2,641
307B	Aqua Tots Swim School	6,121
307D	MaGerk's Pub	8,389



PROPERTY
WEBSITE

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ELEMENTS HORSHAM

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FIRST NATIONAL
REALTY PARTNERS



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