## **BRISTOL PIKE OFFICE**

Newly Built 12,000 SF

1301 Bristol Pike, Bensalem, PA 19020 Bucks County | GLA: 12,000 SF







- +/- 10,000 SF of "Class A Office" for Lease
- Brand new, built to suit, 2 story medical/office building
- Located across from Home Depot Plaza
- Area tenants: ACME, Crunch Fitness, WalMart, Sam's Club, Marshalls, as well as the Philidelphia Mills Mall

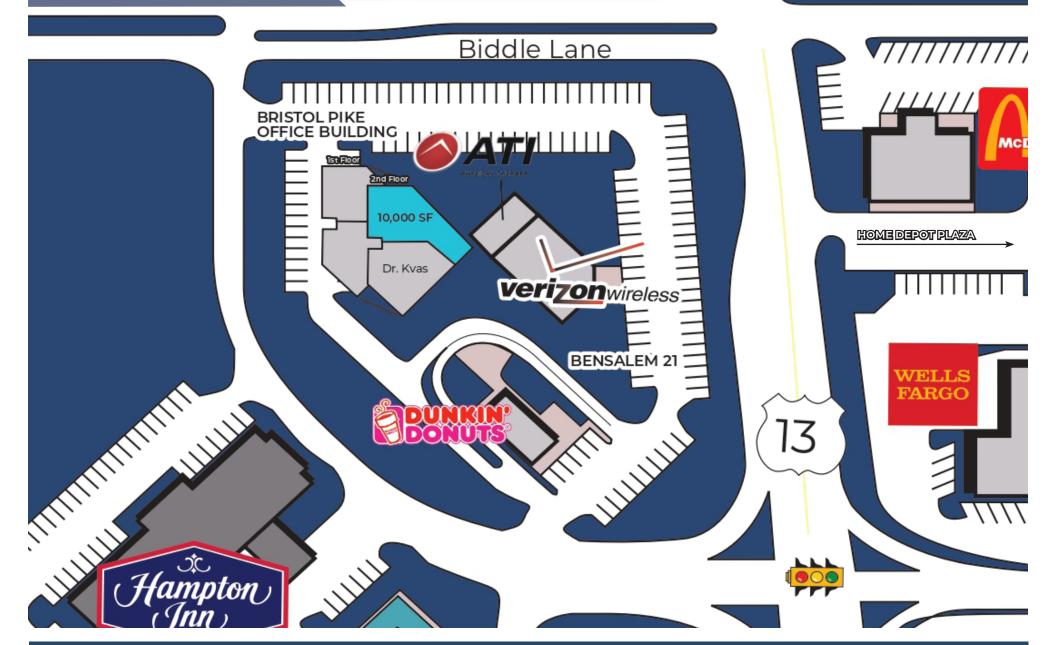








DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	8,229	75,403	221,119
Average HH Income	\$66,408	\$86,259	\$94,776
Households	4,383	27,500	72,964



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