

FOR SALE

Prime 17.05+/- Acre Development Opportunity



394 W. LINFIELD TRAPPE ROAD, ROYERSFORD, MONTGOMERY COUNTY, PA



Property Features

- › Prime 17.05+/- acre development opportunity
- › Zoned Office/Limited Industrial District
- › Flexible zoning allows for Industrial, Office, Flex, Healthcare, Hospitality, Educational uses, and more
- › Utilities
 - Water: Pennsylvania American Water Company
 - Sewer: Limerick Township Sewer Department
 - Gas: PECO Energy Company
 - Electric: PECO Energy Company
- › Business-friendly municipality
- › Excellent financing options include economic development programs tailored to individual needs
- › Many nearby amenities include lodging adjacent to site and a wide variety of retail conveniences and desirable housing options

Contact Us

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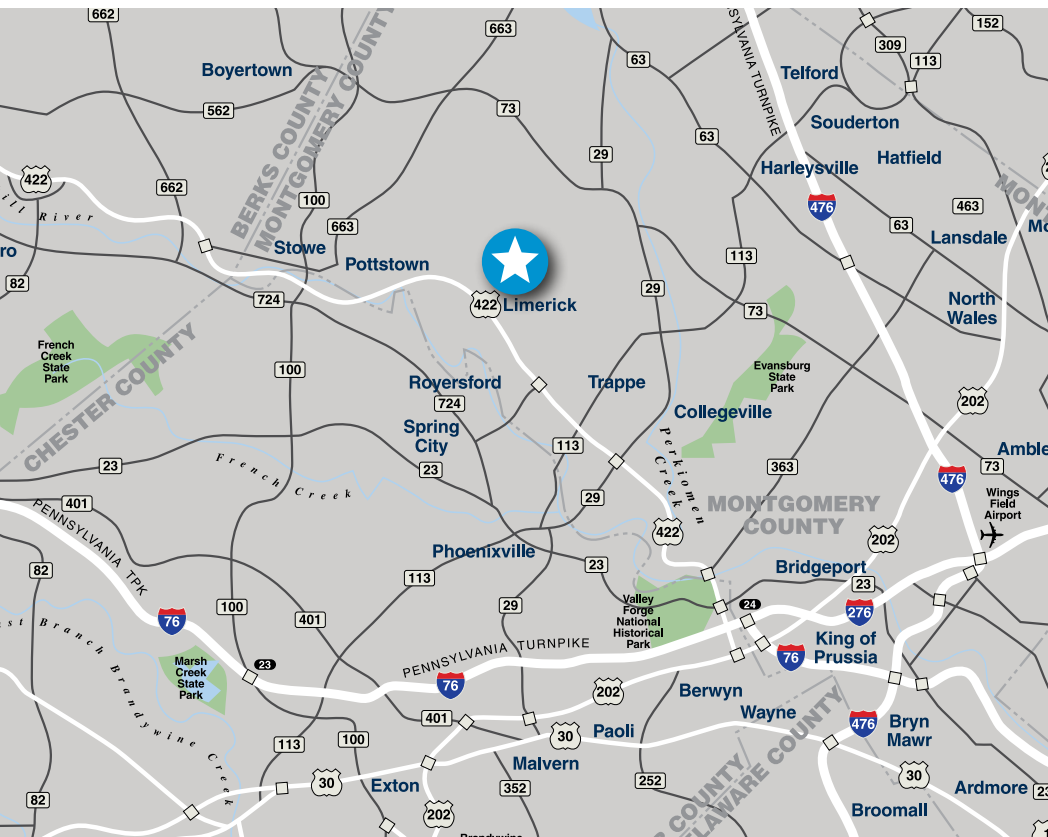


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Located adjacent to the Limerick Linfield Interchange of the Route 422 Expressway; offering easy access to the Pennsylvania Turnpike (I-276), I-76, Routes 363, 202, 100 and 29.

CORPORATE NEIGHBORS:

Phoenixville Hospital - Outpatient & Surgery Center
Penn Medicine
Rothman Institute Patient Care Center
Physicians Care Surgical Hospital
Main Line Health
Quest Diagnostics
Pfizer Pharmaceutical
GlaxoSmithKline Pharmaceutical
Dow Chemical
Seastar Solutions
3M Corporation
Iron Mountain



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