

430 Crest Ave

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Melrose Park, PA 19027

Property Features

- Asking price: \$700,000
- 4,285 SF flex/retail building in Elkins Park, Montgomery County
- Located in a dense, established Philadelphia-suburban submarket with local demand for small unit flex/retail space
- Easy regional access – proximity to Cheltenham Ave, Route 611 (Old York Rd) and the greater Philadelphia/Montco corridor
- Flexible layout for suited for distribution, contractor, or specialty use
- Strong owner-user or investor opportunity given the scarcity of small flex/retail product in the immediate trade area

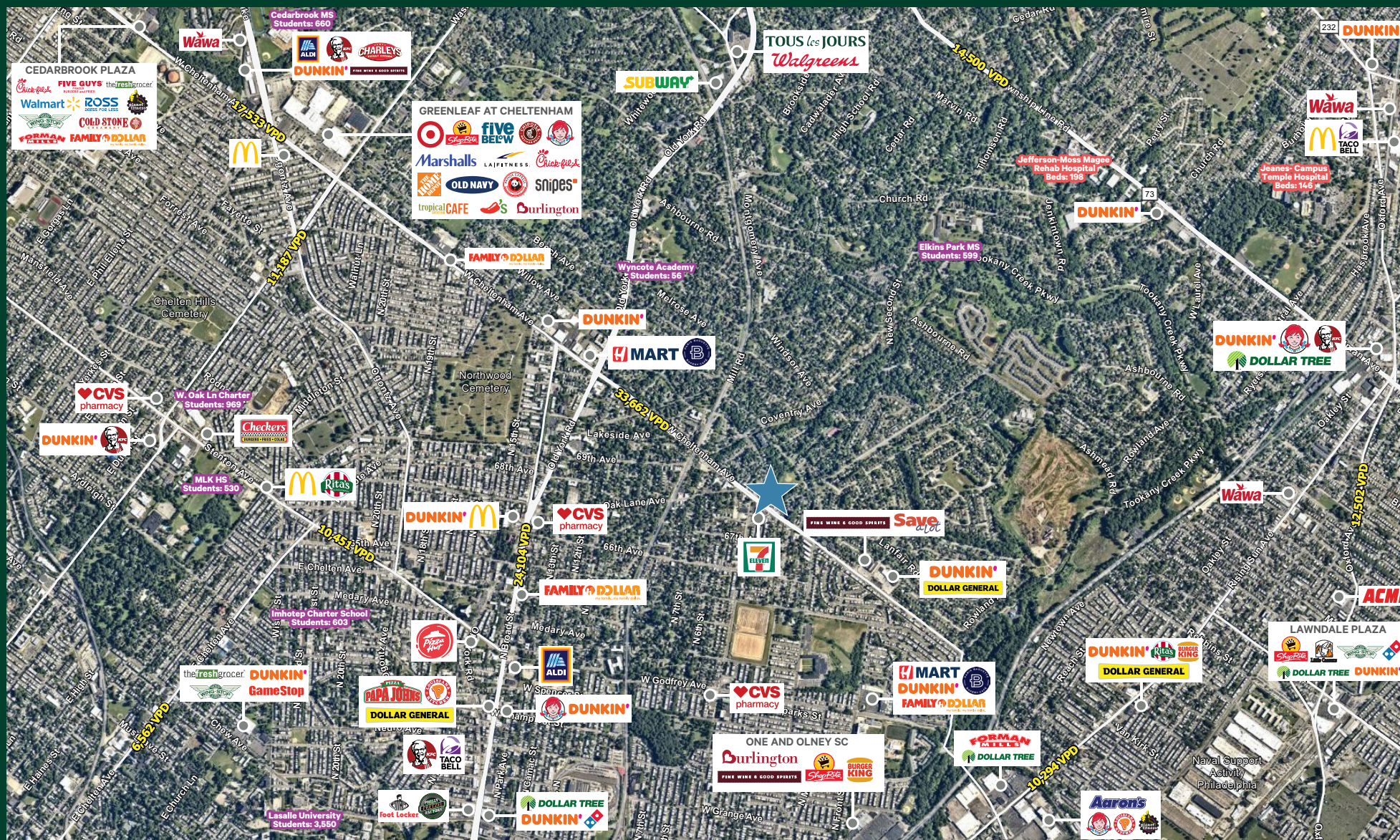
Demographics

0.25 Mile 0.50 Mile 0.75 Mile 1 Mile

	TOTAL POPULATION	1,618	6,801	14,369	31,311
	TOTAL HOUSEHOLDS	539	2,608	5,212	12,260
	AVG. HH INCOME	\$138,332	\$133,406	\$123,904	\$106,431
	EMPLOYEES	301	887	1,962	4,393



Market Aerial



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For Sale

Contact Us

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