

keller williams

· MAIN LINE ·

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COMMERCIAL



RETAIL PROPERTY FOR SALE

# 265 E TOWNSHIP LINE RD

Upper Darby, PA 19082

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265 E Township Line Rd | Upper Darby

RETAIL PROPERTY FOR SALE

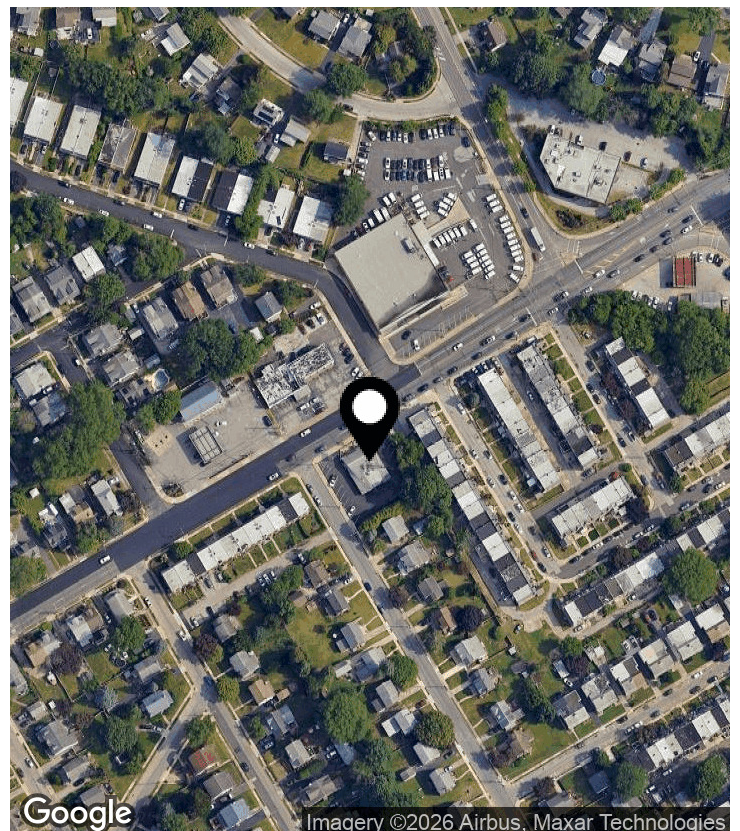


## PROPERTY DESCRIPTION

265 E Township Line Rd, Upper Darby, PA – Former Wilson's Secret Sauce

Fully renovated 2,914 SF freestanding restaurant at the Upper Darby/Havertown border, previously home to the award-winning Wilson's Secret Sauce BBQ and recently featured on Gordon Ramsay's Secret Service (S1E6 "Wilson's Secret Sauce"). The building offers a turnkey, second-generation restaurant layout with updated interiors, strong street visibility, and nonstop traffic along Township Line Road.

Perfect for BBQ, fast casual, full-service dining, or a new concept looking to drop into a proven, media-recognized location. A rare move-in-ready restaurant opportunity in Delco's busiest retail corridor.



## OFFERING SUMMARY

<b>Sale Price:</b>	\$975,000
<b>Lot Size:</b>	13,750 SF
<b>Building Size:</b>	3,526 SF
<b>Zoning:</b>	R3

# PHOTOS

265 E Township Line Rd | Upper Darby

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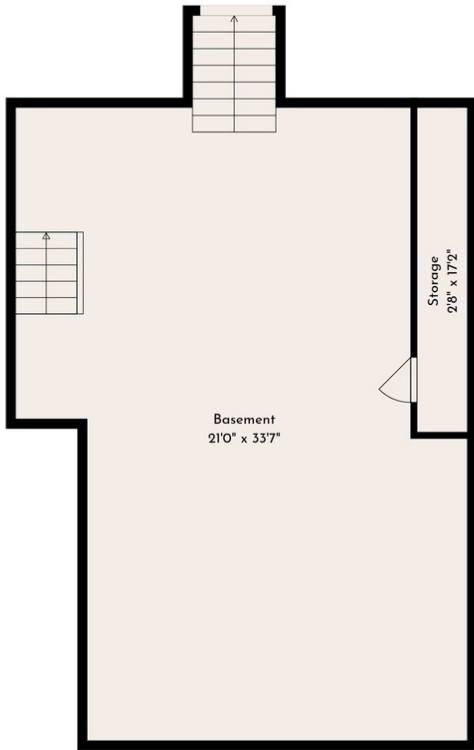
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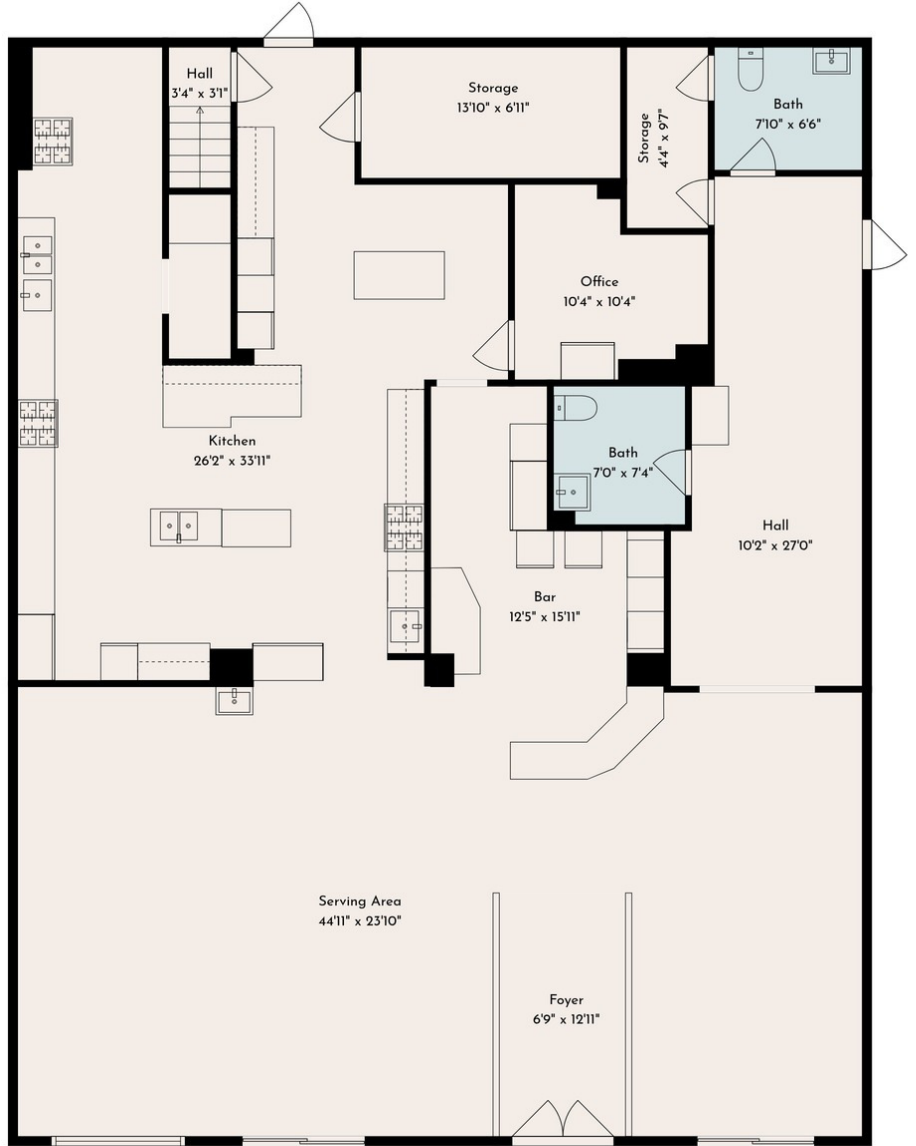
# FLOOR PLAN

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Basement 1



1st Floor

**Total GLA: 2550 sq. ft | Total: 3526 sq. ft**  
Floor 1 - Below grade: (Excluded areas 827 sq. ft)  
1st floor: 2550 sq. ft (Excluded areas 149 sq. ft)

Sizes And Dimensions Are Approximate.

# IN THE NEIGHBORHOOD

265 E Township Line Rd | Upper Darby

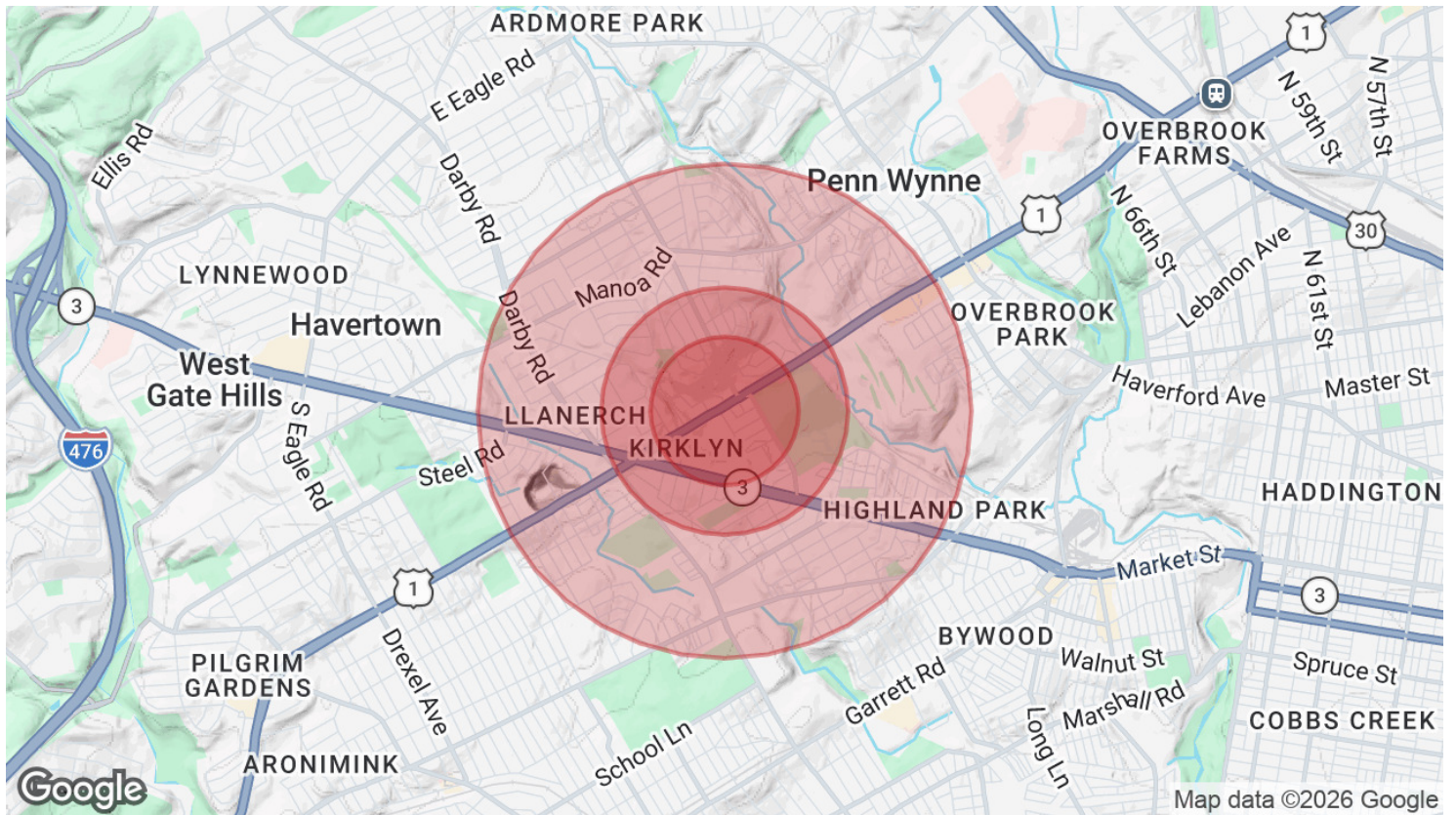
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## POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	2,525	6,143	25,950
Average Age	39	39	39
Average Age (Male)	38	38	37
Average Age (Female)	40	40	40

## HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	945	2,226	9,400
# of Persons per HH	2.7	2.8	2.8
Average HH Income	\$120,205	\$125,410	\$125,566
Average House Value	\$308,930	\$320,776	\$318,097

2020 American Community Survey (ACS)

# DEAL TEAM

265 E Township Line Rd | Upper Darby

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RETAIL PROPERTY FOR SALE

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