



# New Build-To-Suit Opportunity

**215 E. County Line Road, Warminster, PA**

10,000 to 50,000 SF

Retail / Flex / Medical

Cornerstone Property at the Intersection of County Line and Warminster Roads



# Proposed Development

## GLA

3.55 acres

## Available Space

10,000 - 50,000 SF

## Asking Rent

Call for quote

## Parking

118 spaces

## Traffic Count

27,231 VPD on County Line

## Neighboring Retailers

Sunoco, Manhattan Bagel, Walmart, Costco, Chick-fil-A, Wawa, LA Fitness, Rite Aid, Weis, GNC, Dunkin'

## Notes

- Medical, Flex, Retail
- Convenient access to I-276
- Heavy daily traffic count 30,000+ vehicles per day
- Proposed pylon signage
- Pubic transportation
- Abundant parking



### Patrick Brady

Executive Vice President  
patrick.brady@jll.com  
+1 215 771 0108

### Patrick Grenko

Executive Vice President  
patrick.grenko@jll.com  
+1 215 399 1803

### Jones Lang LaSalle Brokerage, Inc.

550 E. Swedesford Road, Suite 260  
Wayne, PA 19087  
+1 610 249 2255