

# COURTSIDE SQUARE

BUSINESS AND SHOPPING CENTER



## GET EVERYTHING DONE

IN ONE STOP

Intersection: DeKalb Pike (Route 202),  
Allendale Road & PA Turnpike

- ✓ Traffic Count: 56,000 AADT.
- ✓ Daytime population of over 250,000 people within a 5-mile radius.
- ✓ Superior Access and Visibility, Walking distance to Major stores and Retailers.
- ✓ Commercial, Residential and Retail all in one site.
- ✓ CLOSE TO 422 , TURNPIKE, & 76!
- ✓ SEPTA PUBLIC TRANSPORTATION STOP ON SITE.
- ✓ DIRECTLY ACROSS FROM THE KING OF PRUSSIA MALL.
- ✓ OVER 450+ RETAILERS!

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## LOCATION BENEFITS

Courtside Square offers a prime opportunity within a vibrant mixed-use environment that combines commercial, retail, and residential uses.

With an 80-unit apartment community on-site and surrounding restaurants, hotels, and meeting venues nearby, this location provides strong visibility and built-in opportunities for both local business engagement and B2B networking.

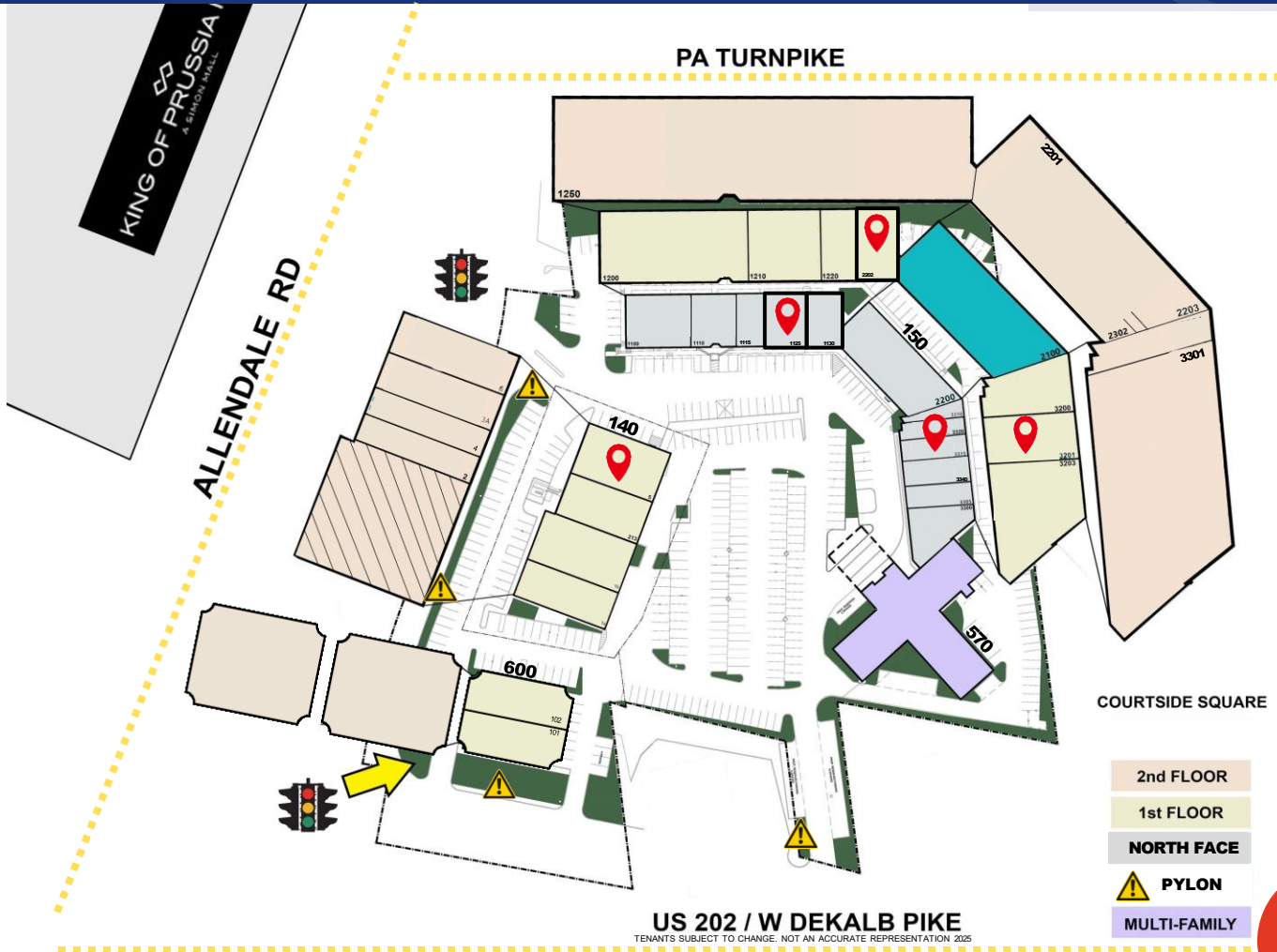
### Property Highlights:

- On-site property management office and staff for responsive support
- 24/7 monitored emergency contact
- Controlled building access
- Parking lot security cameras
- Professional landscaping and maintained snow routes
- SEPTA stop conveniently located on-site



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BIRDS EYE VIEW



US 202 / W DEKALB PIKE  
TENANTS SUBJECT TO CHANGE. NOT AN ACCURATE REPRESENTATION 2025



## Commercial neighbors within Courtside Square

- ✓ TENANTS INCLUDE PANERA BREAD, DXL, WONDER, VISUAL COMFORT, DYSON, HAND AND STONE, SANTANDER, AMERICA'S BEST, ALLURE, & MORE...
- ✓ 4+ VEHICLE TRAFFIC ENTRANCES
- ✓ DOZENS OF B2B OPPURTUNITIES

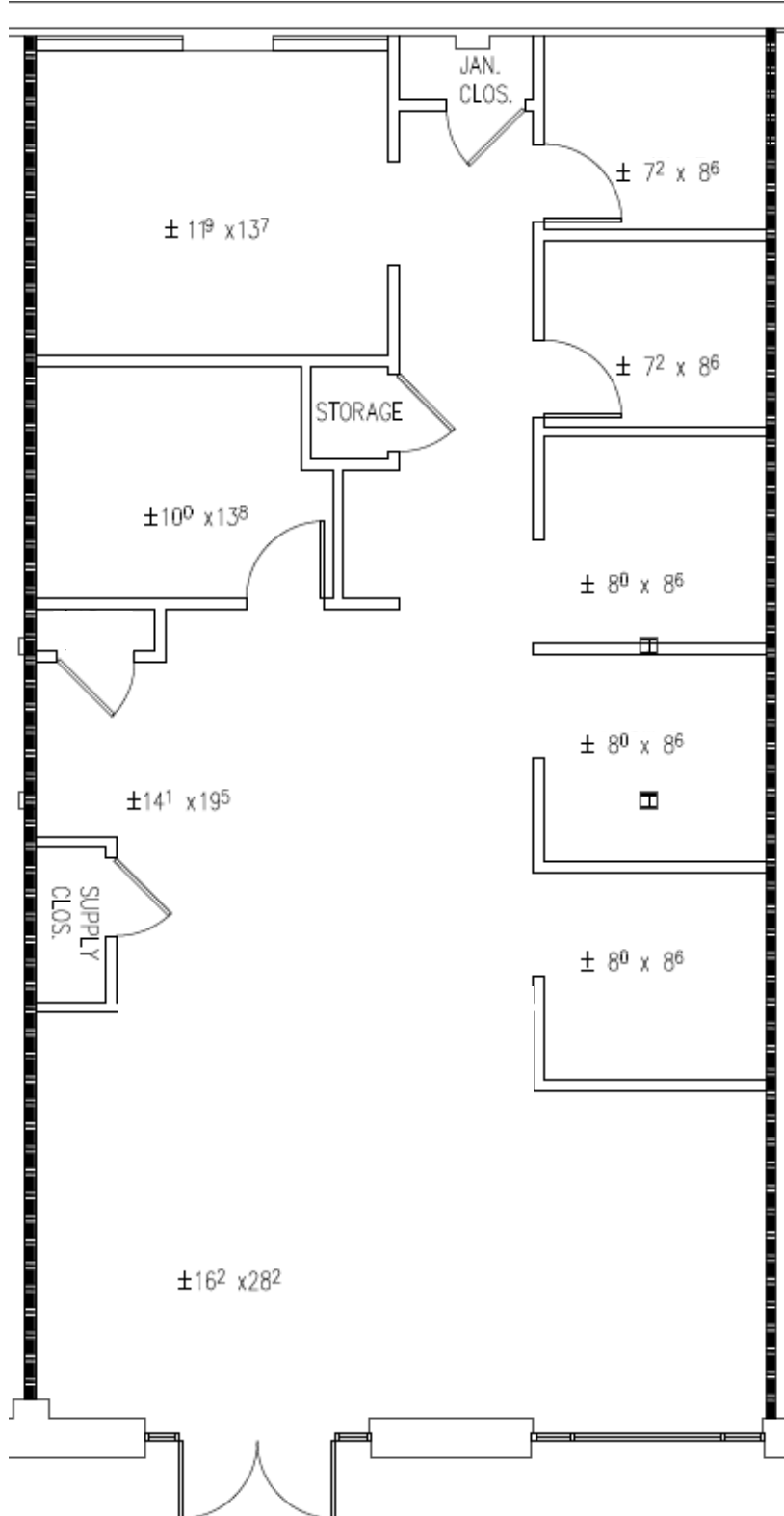
# COURTSIDE SQUARE

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1125

VACANCY

1,594 SQ. FT.



**APPROXIMATE SITE  
PLAN**

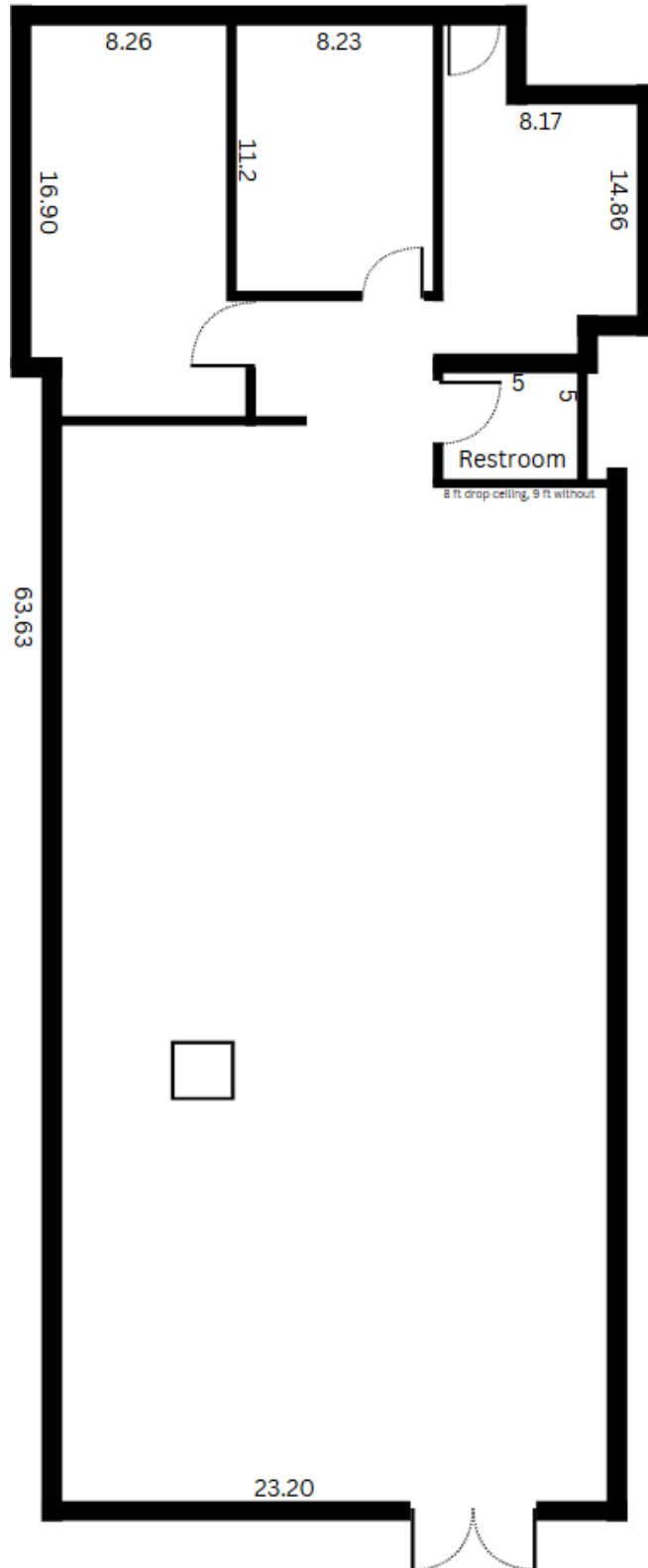
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3315

VACANCY

1,511 SQ FT



**APPROXIMATE SITE  
PLAN**

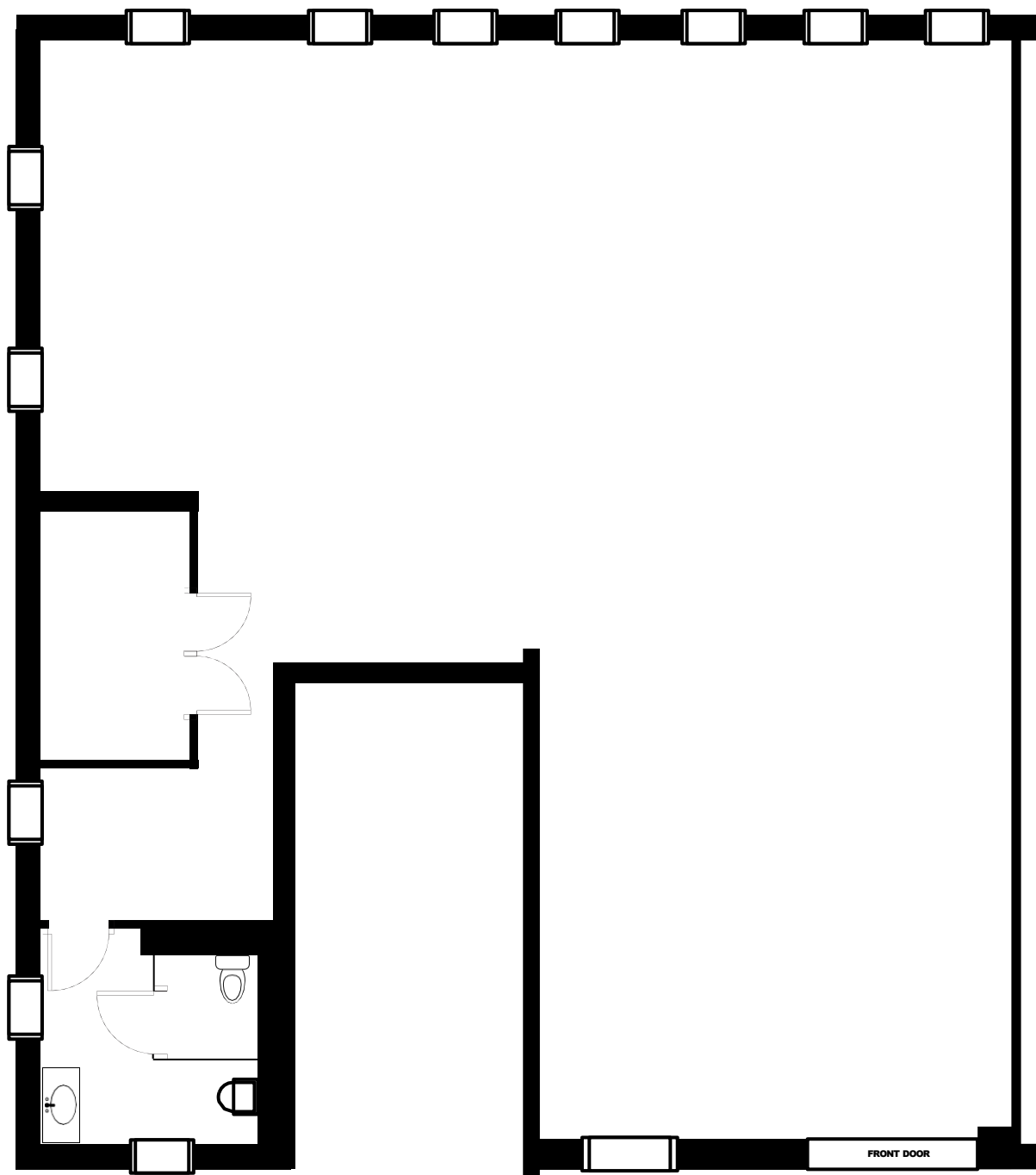
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2202

UPCOMING

2,440 SQ FT



**APPROXIMATE SITE  
PLAN**



# COURTSIDE SQUARE

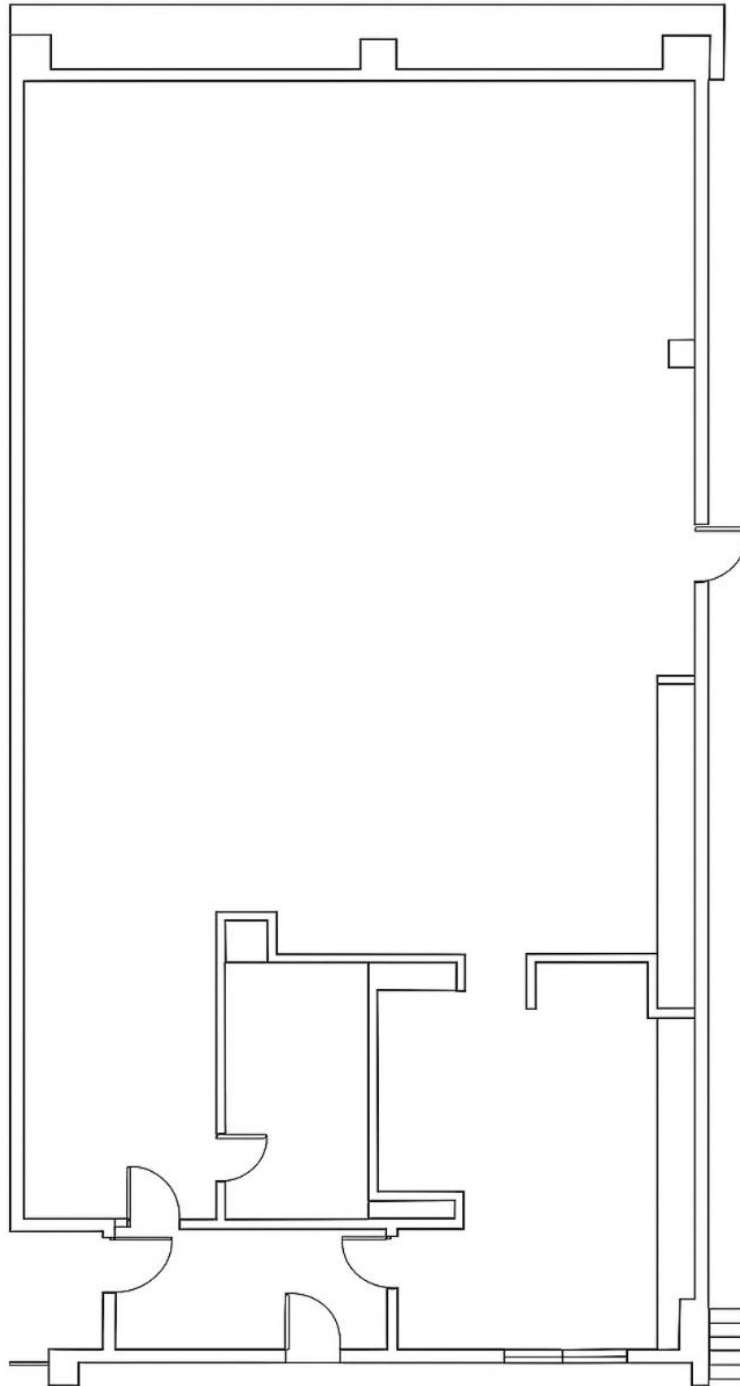
BUSINESS AND SHOPPING CENTER



5

UPCOMING

4,140 SQ FT



**APPROXIMATE SITE  
PLAN**