



# BROADCAST DISTRICT

AT SPRING TOWNSHIP

Approved Whole Foods anchored development with 115,000 SF of retail space for lease

NE Corner of Broadcasting & Papermill Rd | Wyomissing | PA | 19610 | Berks County



**LENNAR** The Concordia Group **SJC VENTURES** **CBRE**

# BROADCAST DISTRICT

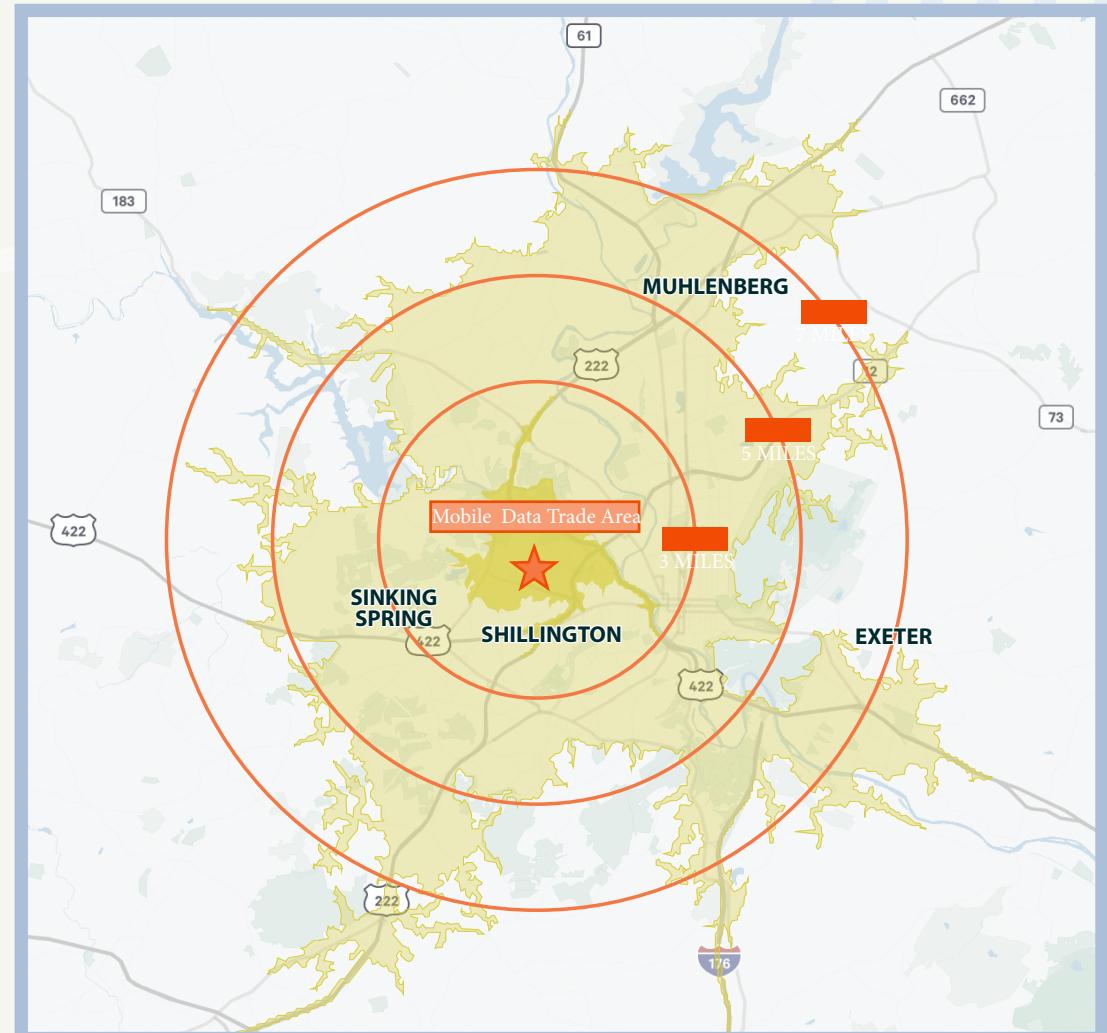
AT SPRING TOWNSHIP

## mobile data trade area overview

### Demographics



	Population	Daytime Population	Median Household Income
Mobile Data	3,378	9,030	\$71,338
3 Miles	62,190	82,967	\$67,800
5 Miles	199,505	209,275	\$62,605
7 Miles	245,261	247,121	\$66,134



115,000 SF of retail space  
for lease

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SJC VENTURES

**CBRE**

Broadcast District at Spring Township  
NE Corner of Broadcasting & Papermill Rd

# BROADCAST DISTRICT

AT SPRING TOWNSHIP

## property details



115,000 SF of retail space  
for lease

surrounding retailers include:



brand new development  
grocery anchored and  
residential development  
coming 2027



dense population  
reading is the 5th  
most populated city in  
pennsylvania. over 200,000  
residing within a 5 mile



high traffic location  
located along major  
transportation route from  
central to eastern pa and



new residential  
76 single family units, 262  
townhome units & 400

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property location



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proposed site plan

PROJECT DATA OVERALL	
<b>RETAIL BUILDINGS</b>	
MAJOR TENANT A	35,208 SF
SHOPS	78,394 SF
TOTAL PROJECT AREA	113,602 SF
<b>RETAIL PARKING</b>	
MAJOR A PARKING REQ'D (7.5/1,000 SF)	264 SPACES
SHOPS PARKING REQ'D (7.5/1,000 SF)	566 SPACES
TOTAL PARKING REQ'D	832 SPACES
TOTAL PARKING PROVIDED	889 SPACES
RETAIL PARKING RATIO PROVIDED	7.85 /1,000 SF
<b>RESIDENTIAL BUILDINGS</b>	
RESIDENTIAL UNITS (939 SF AVERAGE)	541 UNITS
TOTAL RESIDENTIAL UNITS	541 UNITS
<b>RESIDENTIAL PARKING</b>	
RESIDENTIAL PARKING REQUIRED	1.65 /UNIT
TOTAL PARKING REQUIRED	563 SPACES
SURFACE PARKING PROVIDED	536 SPACES
GARAGE PARKING PROVIDED	25 SPACES
TOTAL PARKING PROVIDED	563 SPACES
RESIDENTIAL PARKING RATIO PROVIDED	1.65 /UNIT



115,000 SF of retail space  
for lease

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## Site Plan

NE corner of Papermill Rd &  
Broadcasting Rd, Wyomissing,  
PA 19610

Building 100	- 35,208 SF
Building 200	- 15,415 SF
Building 300	- 9,610 SF
Building 400	- 8,410 SF
Building 500	- 11,358 SF
Building 600	- 3,352 SF
Building 700	- 2,500 SF
Building 800	- 7,531 SF
Building 900	- 4,007 SF
Building 1000	- 9,812 SF
Building 1100	- 8,410 SF

■ LOI  
■ Lease  
■ Signed Lease

Broadcast District at Spring Township  
NE Corner of Broadcasting & Papermill Rd



# BROADCAST DISTRICT

AT SPRING TOWNSHIP

## Contact Us

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