

Ellis Preserve

at NEWTOWN SQUARE

**NOW
DELIVERING!**





ELLIS PRESERVE

Newtown Square, PA

218-acre master planned mixed use community in the heart of Newtown Square, Pennsylvania



Designed in a rustic and contemporary look, and intended to feel like a walkable suburban downtown



More than 75,000 SF of destination dining and entertainment venues, an 18,000 SF wedding and conference center, a 140 room Marriott AC hotel, 200 additional Madison Ellis Preserve luxury apartments, 64 'Urban Style' Townhomes and a unique 105,000 SF, 5 story Mass Timber office building.



Steps from a permanently preserved 13-acre open space known as the Charles Ellis Green, The Village at Ellis Preserve will mark the completion of Delaware County's only Live-Work-Play destination that began as a big idea more than 15 years ago.

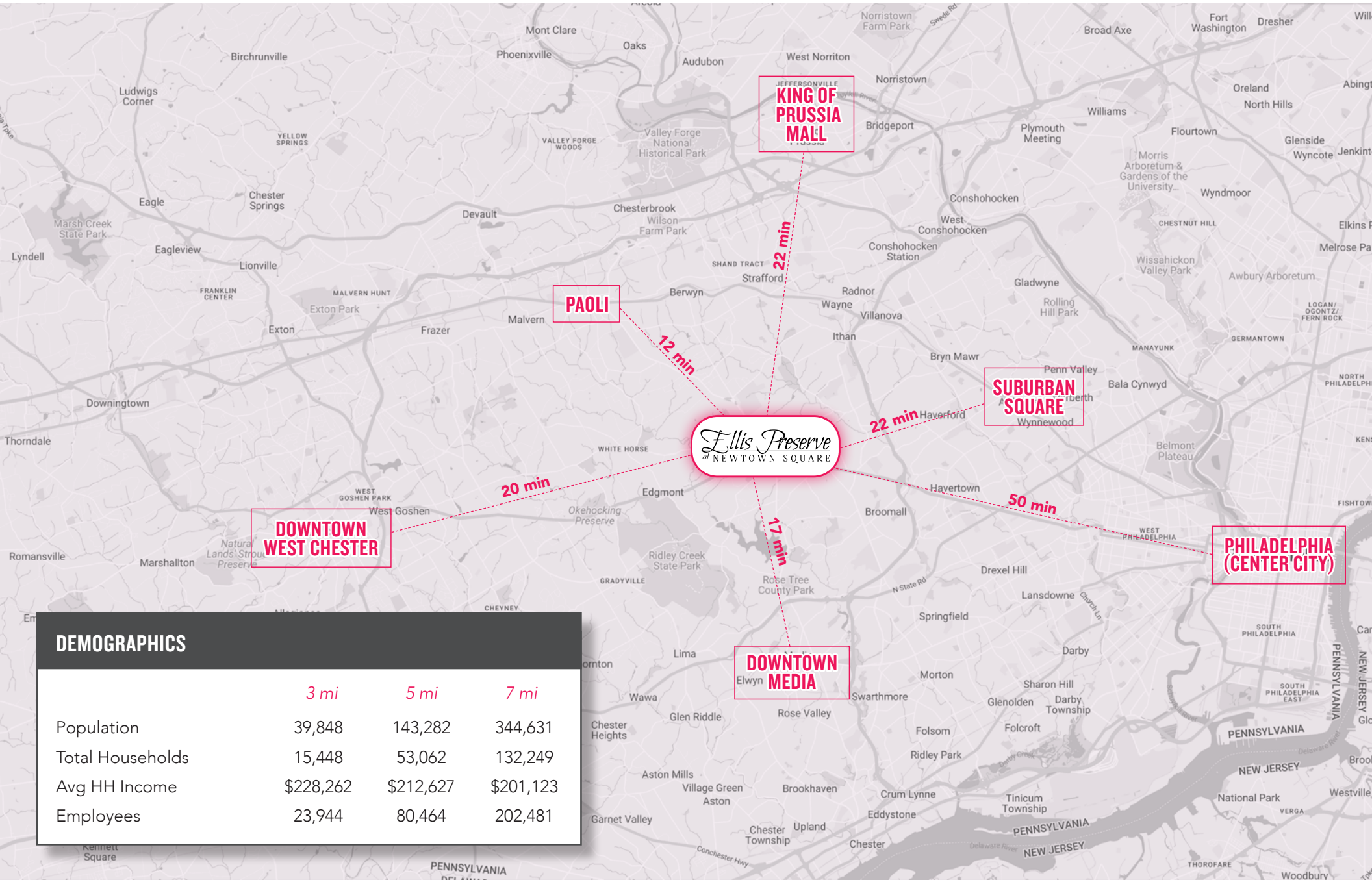
JOIN THESE TENANTS IN PHASE II



JOIN THESE TENANTS IN PHASE I



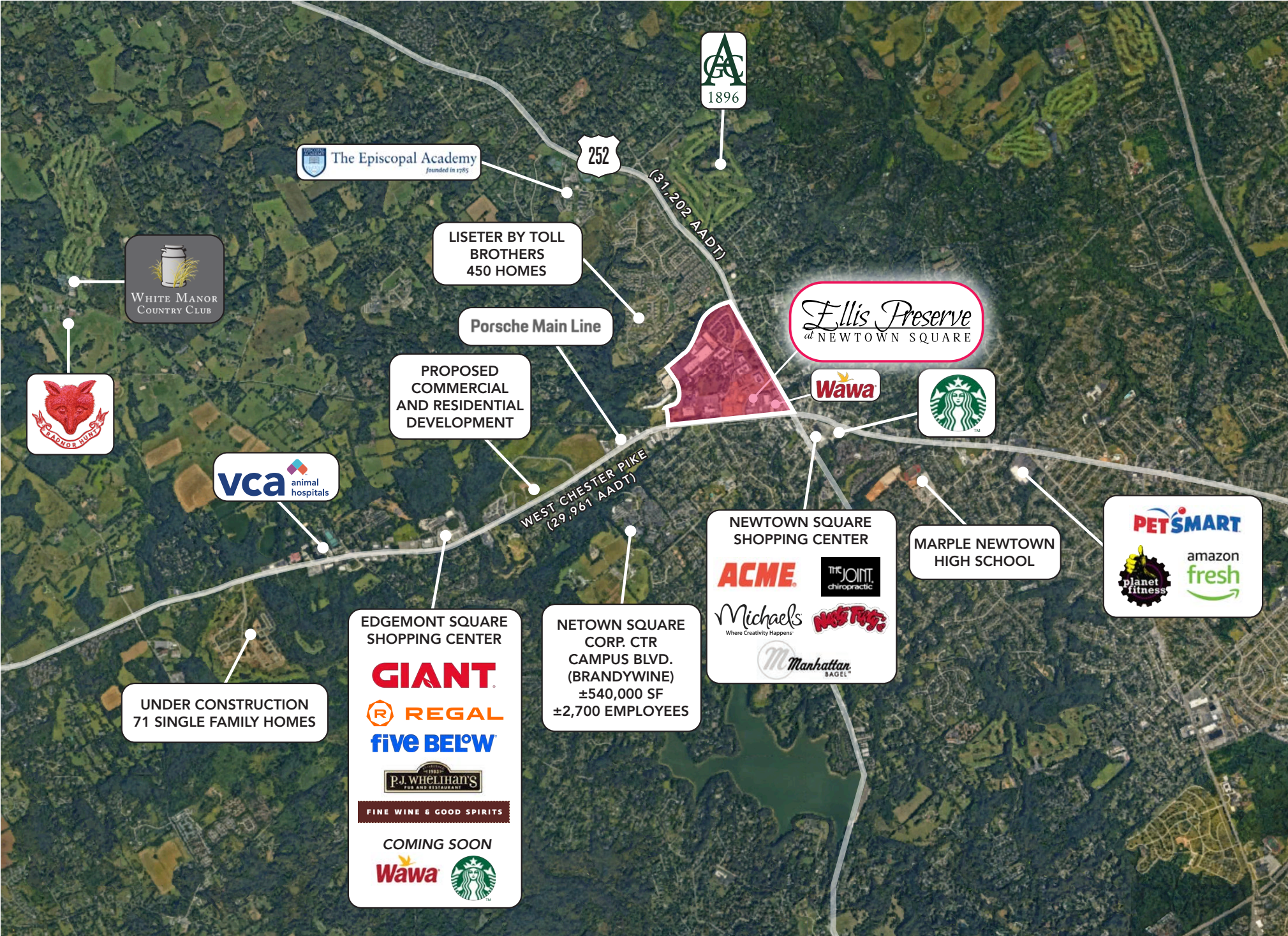
REGIONAL OVERVIEW & DEMOGRAPHICS



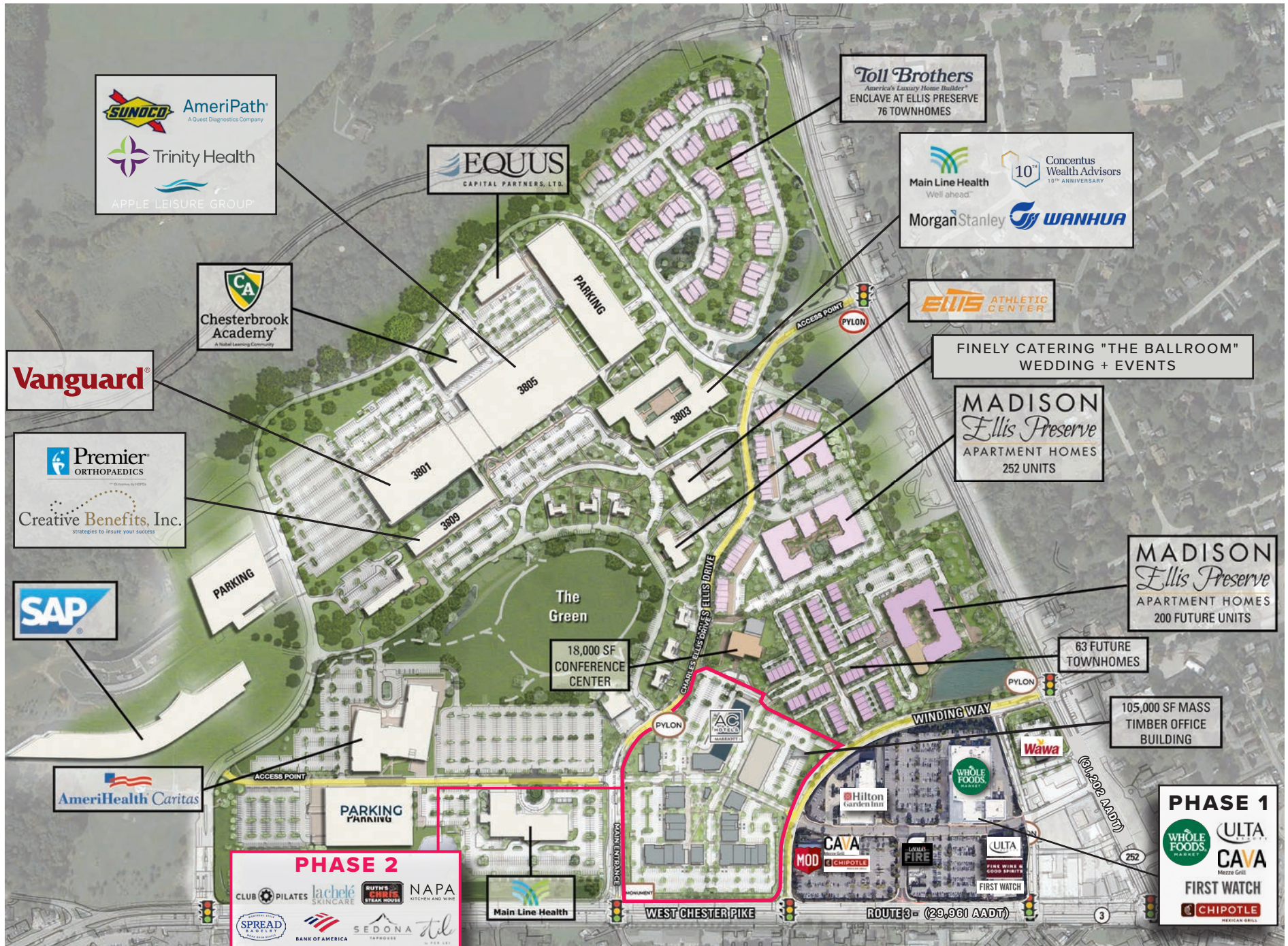
DEMOGRAPHICS

	3 mi	5 mi	7 mi
Population	39,848	143,282	344,631
Total Households	15,448	53,062	132,249
Avg HH Income	\$228,262	\$212,627	\$201,123
Employees	23,944	80,464	202,481

MARKET AERIAL



ELLIS PRESERVE CAMPUS OVERVIEW



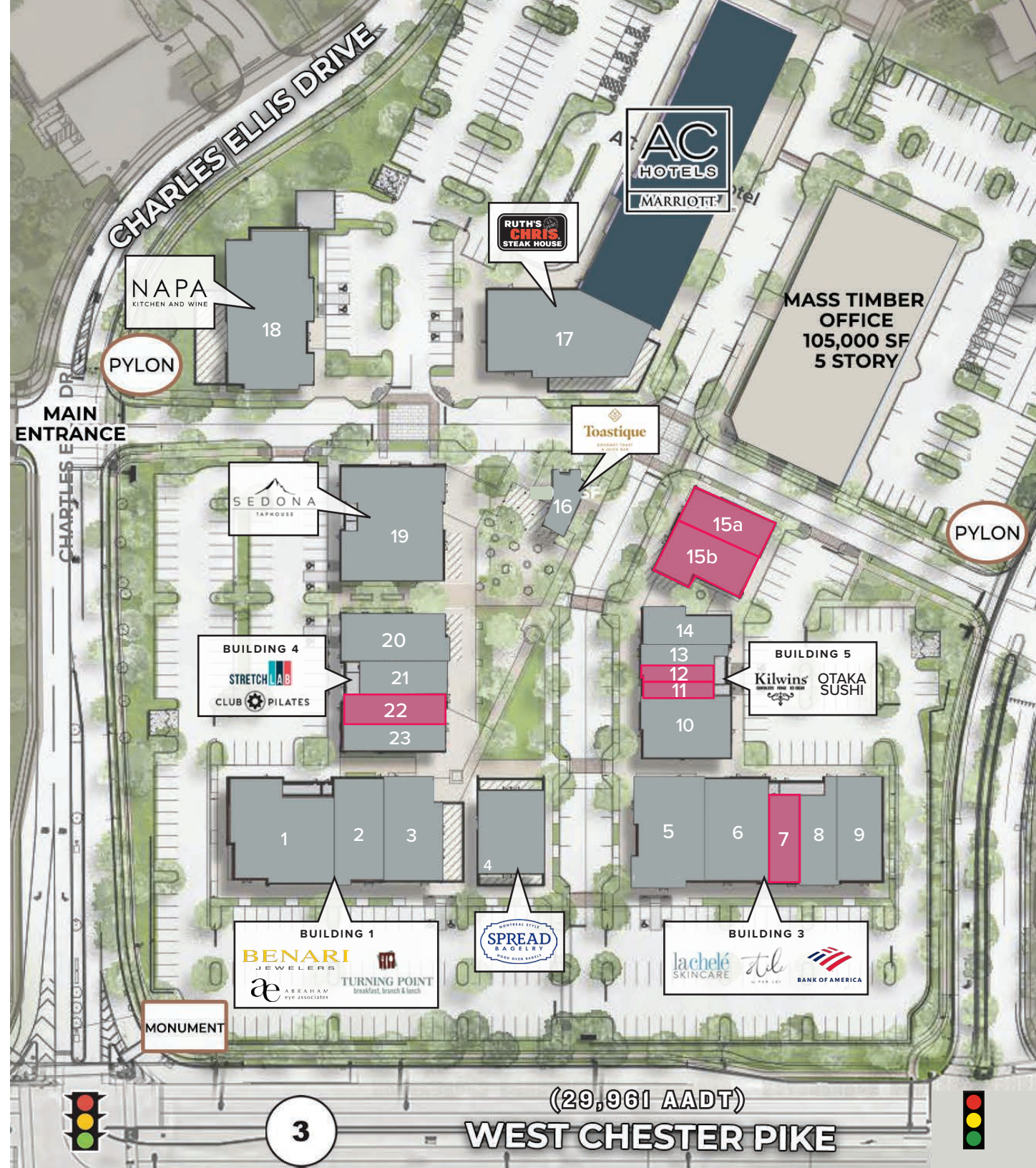
LEASING PLAN - PHASE 2

AVAILABILITIES

- 7 ±2,479 SF
- 15a ±1,860 SF
- 11 ±1,200 SF
- 15b ±2,585 SF
- 12 ±1,200 SF
- 22 ±2,079 SF

OTHER TENANTS

- 1 Benari Jewelers *Now Open*
- 2 Abraham Eye Associates *Now Open*
- 3 Turning Point *Now Open*
- 4 Spread Bagelry *September opening*
- 5 **AT LEASE**
- 6 Lachele Skincare *Now Open*
- 8 Per Lei *September opening*
- 9 Bank of America *Fall opening*
- 10 Kilwins Ice Cream *October opening*
- 13 **AT LEASE**
- 14 Otaka Sushi *Now Open*
- 16 Toastique *Spring 2025*
- 17 Ruth Chris Steakhouse *January*
- 18 Napa Kitchen & Wine *Summer 2025*
- 19 Sedona Taphouse *Early Fall*
- 20 **AT LEASE**
- 21 Stretch Lab *Now Open*
- 23 Club Pilates *Now Open*



(29,961 AADT)

WEST CHESTER PIKE

3

*A Vibrant Live-Work-Play Town Center
in the Heart of Newtown Square*



JOIN THESE INCREDIBLE TENANTS AT ELLIS PRESERVE

Where lifestyle meets daily needs



Ellis Preserve

at NEWTOWN SQUARE



MSC

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MSC + **EQUUS**
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