

Bucks Town Corporate Campus

800-868 Town Center Drive
Langhorne, PA 19047



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Office Space Available: 1,396 SF - 12,917 SF

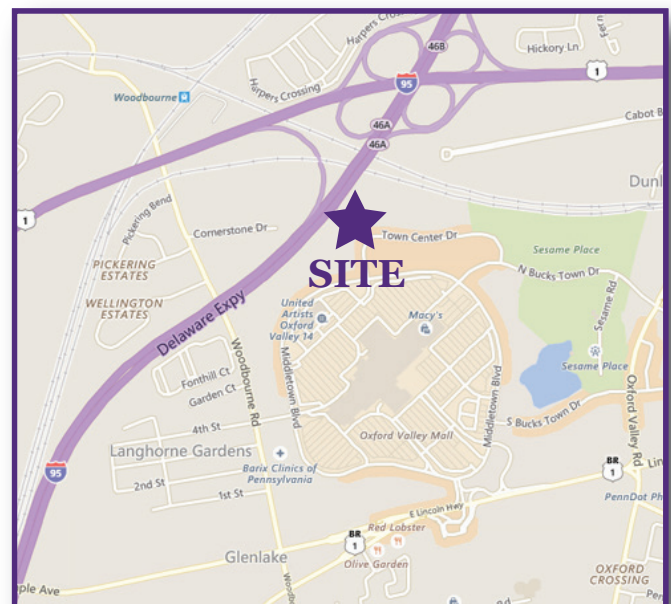


Property Highlights

- Well located within Langhorne as it is proximate to a number of retail destinations.
- Business park layout allows tenants to help drive business and traffic to each other as consumers pass through the park.
- All suites are direct-entry keeping the common area expenses to a minimum.

Demographics	1 mile	3 mile	5 mile
2019 Est. Average HH Income	\$113,895	\$111,079	\$110,859
2019 Est. Population	4,675	73,677	208,325
2019 Est. # of Households	2,017	27,434	78,526

Parking of 3.28 per 1,000 RSF.



For more information:
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Phone: (513) 793-9919, Fax: (513) 793-9929
8044 Montgomery Rd., Suite 600, Cincinnati, OH 45236
www.vikingpartnersllc.com

Bucks Town Corporate Campus - Building 800

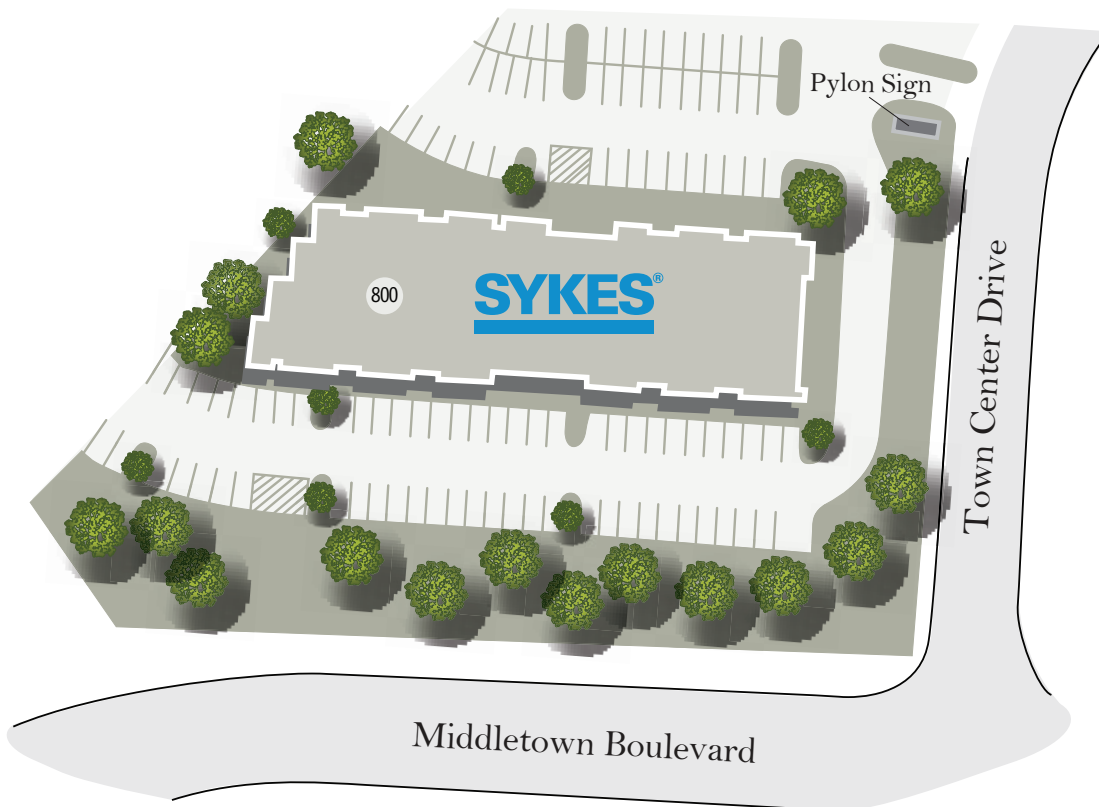
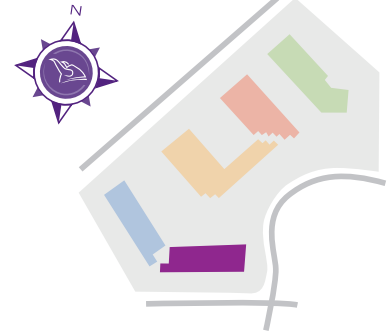
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Site Plan

800 Sykes Enterprises	21,641 SF
Total GLA	21,641 SF



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Bucks Town Corporate Campus - Building 820

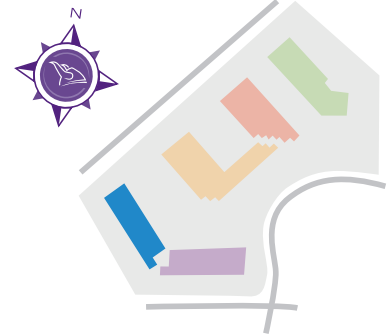
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Site Plan

820	SEPA Pain Management	12,575 SF
821	Mid Atlantic Retina	4,964 SF
822	Available	5,060 SF
Total GLA		22,599 SF



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Bucks Town Corporate Campus - Building 830

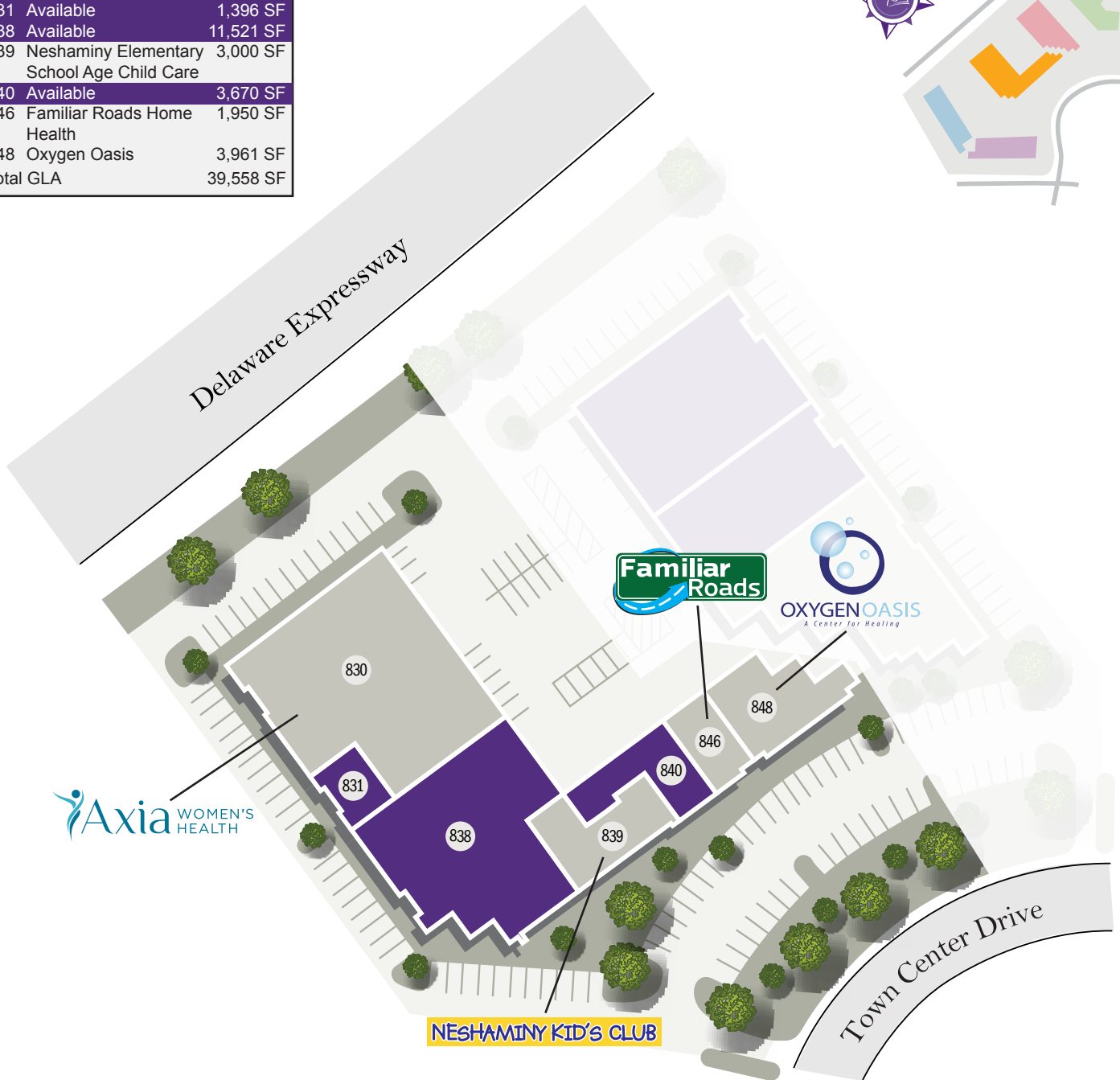
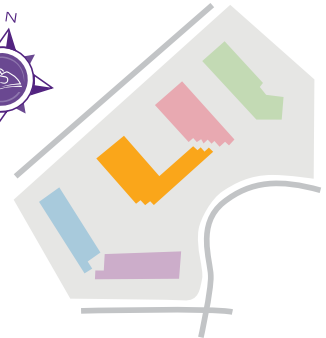
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Site Plan

830	Axia Women's Health	14,060 SF
831	Available	1,396 SF
838	Available	11,521 SF
839	Neshaminy Elementary School Age Child Care	3,000 SF
840	Available	3,670 SF
846	Familiar Roads Home Health	1,950 SF
848	Oxygen Oasis	3,961 SF
Total GLA		39,558 SF



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Bucks Town Corporate Campus - Building 850

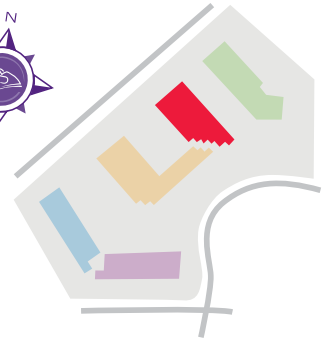
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Site Plan

850 E Instruments	11,342 SF
855 Available	6,688 SF
859 Urology Care Alliance	8,931 SF
Total GLA	26,961 SF



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Bucks Town Corporate Campus - Building 860

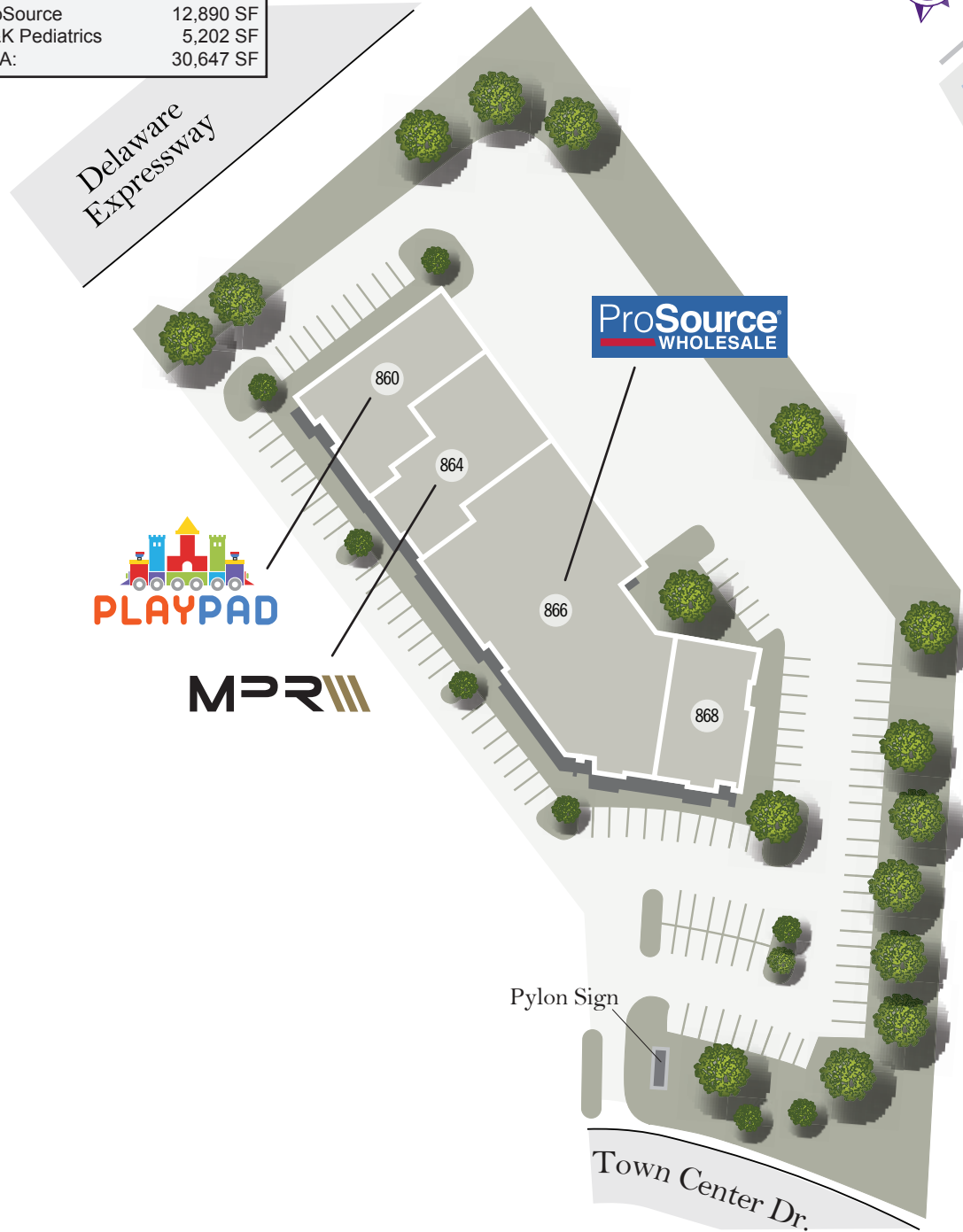
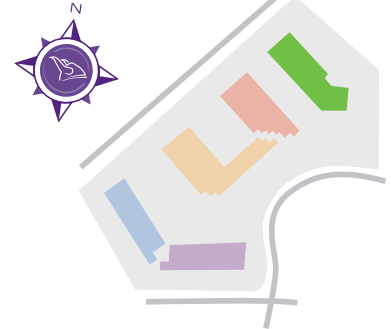
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Site Plan

860 Play Pad, LLC	4,785 SF
864 MPR Endurance	7,770 SF
866 ProSource	12,890 SF
868 M&K Pediatrics	5,202 SF
Total GLA:	30,647 SF



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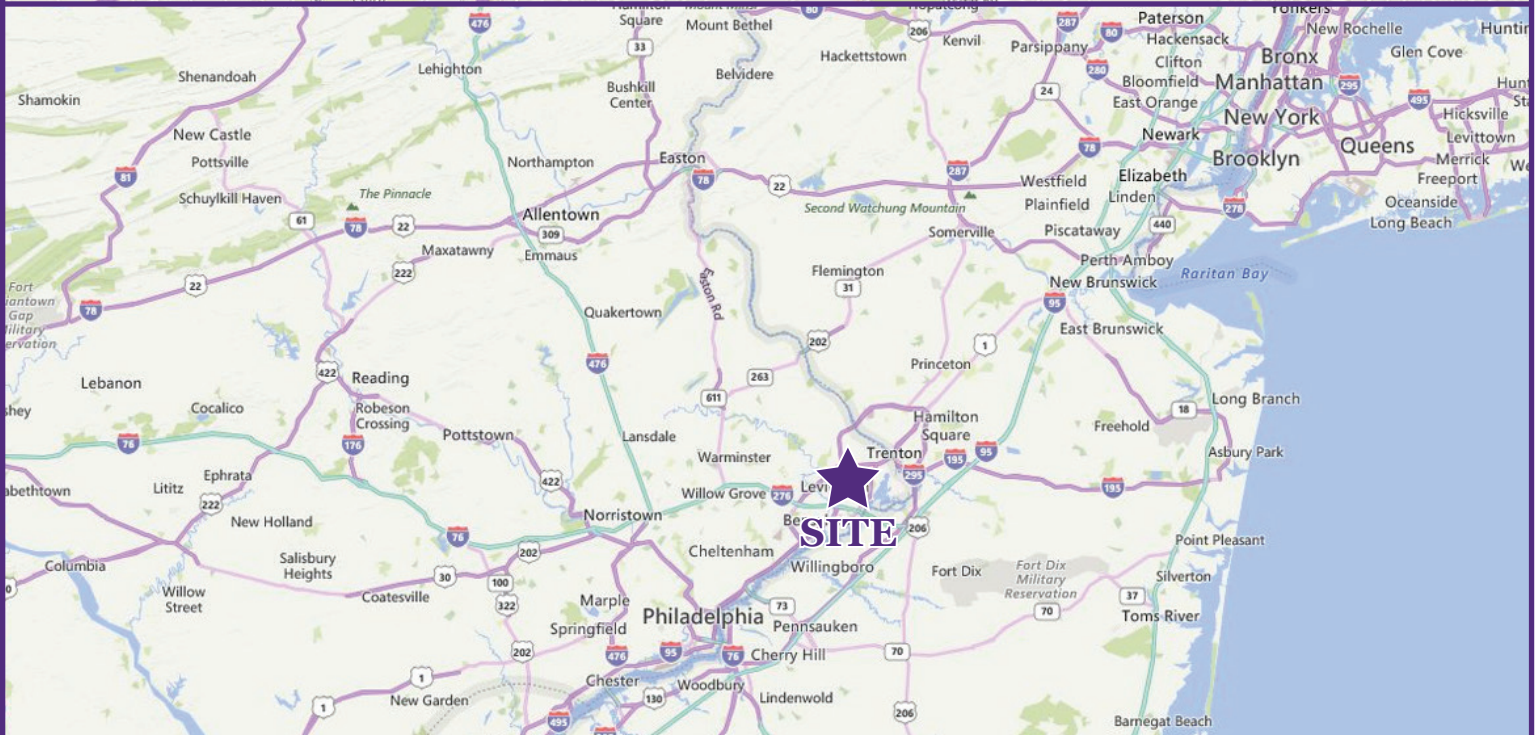
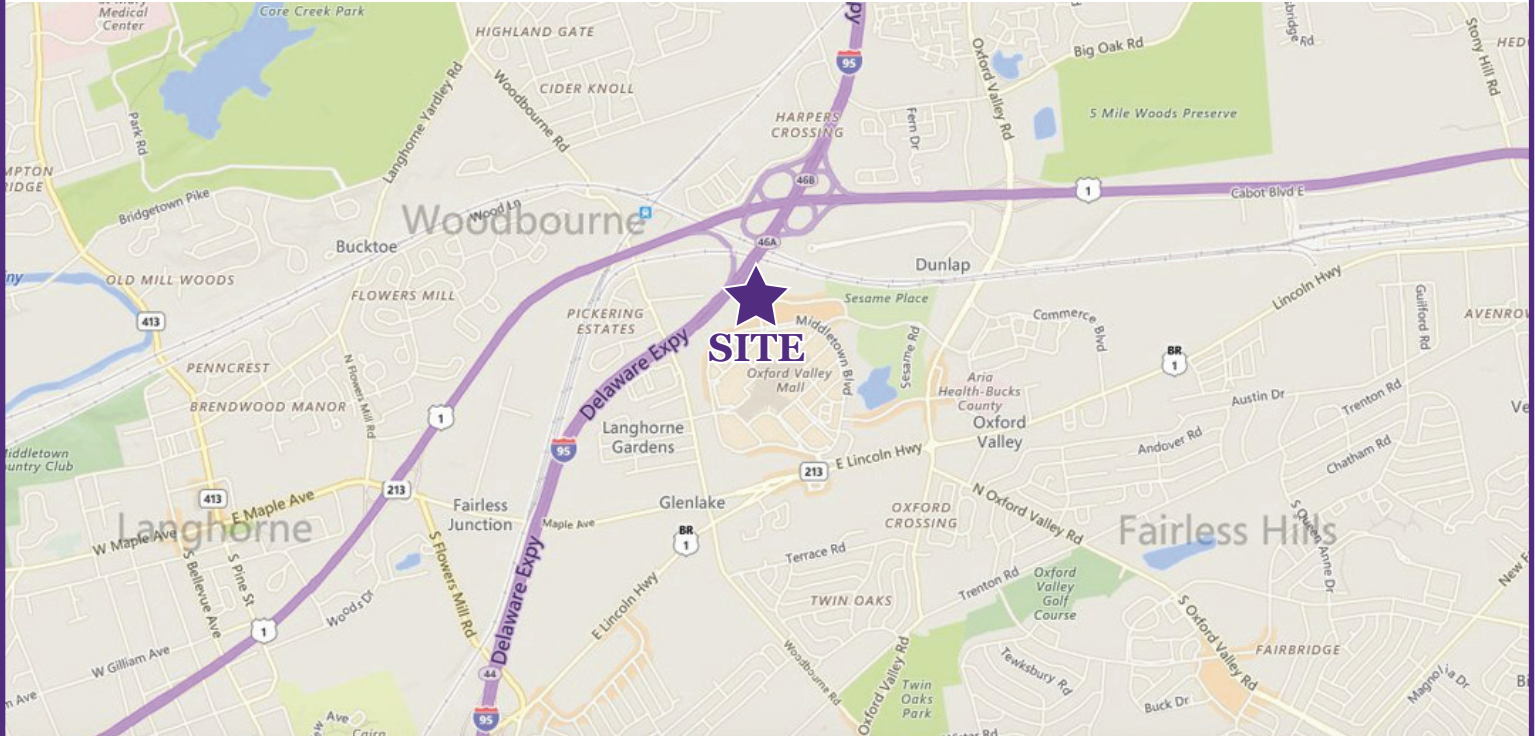
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Site Map



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Aerial View



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