

East Market Street Center

2430 East Market Street | York, PA 17402

For Lease
±1,350 - 4,000 SF



Property Overview

East Market Street Center is strategically positioned with significant frontage in the market's primary retail corridor along East Market Street. The center benefits from the high-volume traffic flow of East Market Street, which is the area's heaviest traveled roadway. East Market Street acts as the area's focal point for retail, with a trade area that extends more than 5 miles, attracting a vast customer base. With a high concentration of traffic driven by anchor tenants located within East Market Street Center and the surrounding retail, the center pulls from not just the immediate area but the surrounding market points as well.

Join Retailers

AutoZone

DOLLAR GENERAL

HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES



Abe Khan | Brad Rohrbaugh | Chad Stine

For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

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Nearby Retailers



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	72,069	143,506	207,428
TOTAL EMPLOYEES	44,709	74,879	102,524
AVERAGE HHI	\$60,984	\$64,480	\$68,253
TOTAL HOUSEHOLDS	28,338	55,493	80,703

TRAFFIC COUNTS: East Market Street ±24,000 VPD

Trade Area

Adding to the stability of the project, East Market Street Center shows a 20-minute drive time demographic of over 368,531 people with household incomes of more than \$74,647 and daytime employment demographics equally as strong with 171,453. The demographics within 10-mile radius include 278,288 people in 109,697 homes, a labor force of 141,912 with an average household income of \$74,197. The area's growth has increased over 15.5% since 2000 with over 17,051 new homes.



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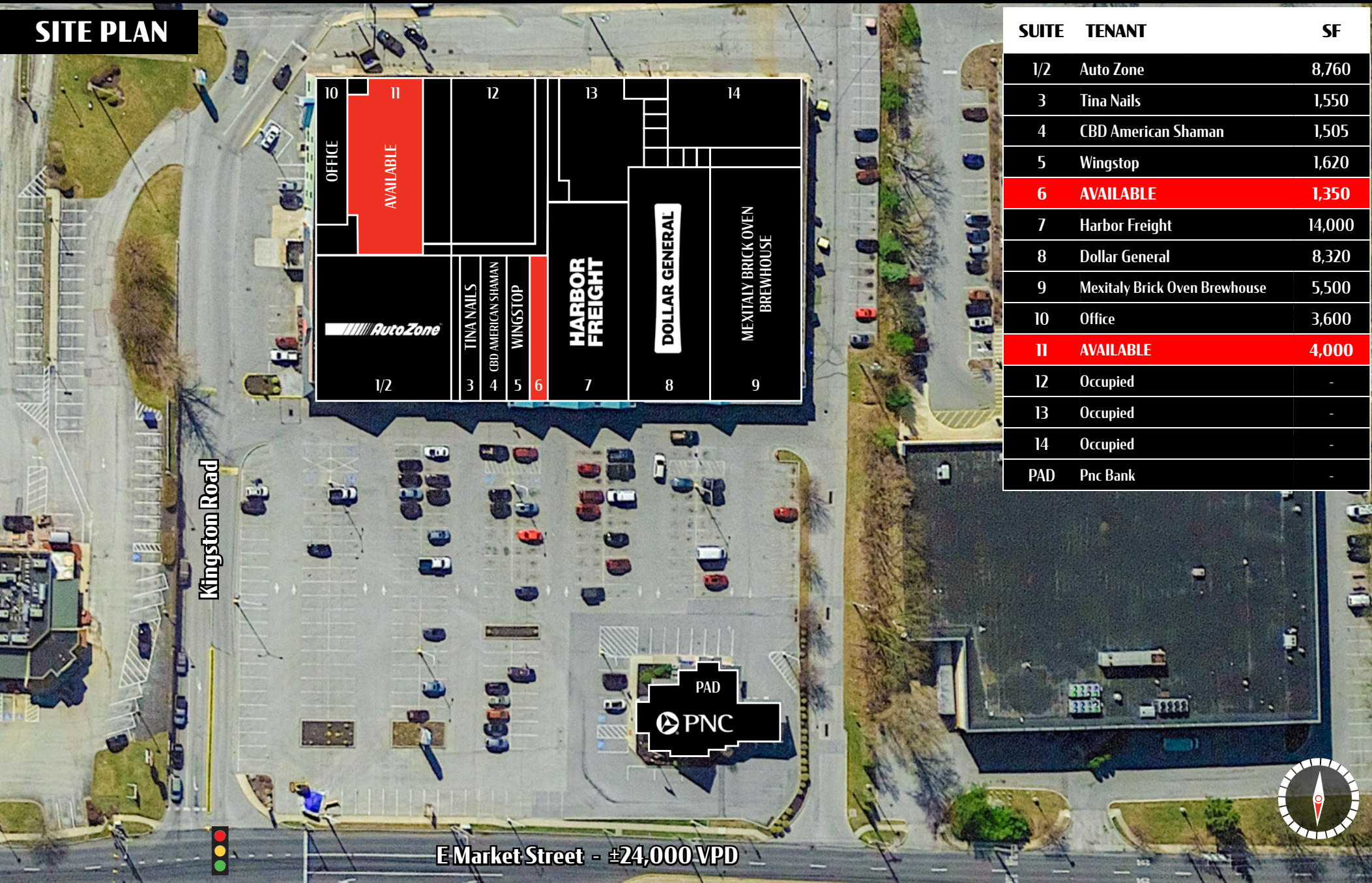
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SITE PLAN



SUITE	TENANT	SF
1/2	Auto Zone	8,760
3	Tina Nails	1,550
4	CBD American Shaman	1,505
5	Wingstop	1,620
6	AVAILABLE	1,350
7	Harbor Freight	14,000
8	Dollar General	8,320
9	Mexitaly Brick Oven Brewhouse	5,500
10	Office	3,600
11	AVAILABLE	4,000
12	Occupied	-
13	Occupied	-
14	Occupied	-
PAD	Pnc Bank	-



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ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

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About Bennett Williams



Since its founding in 1956, Bennett Williams Commercial, Inc. has offered full Commercial Real Estate services to the Central Pennsylvania region and beyond. We have served thousands of commercial, industrial and retail clients as we have grown in size and reputation. With our team of both experienced and knowledgeable executives as well as young and energetic professionals, we have the team to handle any commercial real estate need.

At Bennett Williams, your investments are always in good hands. Our retail Investment sales group provides top notch investment sales services for all categories of retail investments for both buyers and sellers alike, whether institutional or local, throughout the Central Pennsylvania landscape. Whether the asset is a single or multi-tenant, we pride ourselves in going above and beyond the expectations of the client to achieve maximum results. With over 60 years under our belt, and over 25 licensed real estate professionals, we possess the knowledge, experience, and dedication trusted by many in the investment sales segment of the industry.



Bennett Williams is a member of the Capital Markets Real Estate Network, a nationwide network of professionals dedicated to, and specializing in the capital markets segment of commercial real estate. CMRE is comprised of the most highly-qualified, best-experienced independent Capital Market real estate professionals.

LEASING AGENTS:

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