

5101 JONESTOWN ROAD

Harrisburg, PA | 17112

± 3,395 SF AVAILABLE | FOR LEASE



PROJECT

5101 Jonestown Road is a 3,395 square-foot freestanding retail building that sits directly in front of a Home Depot, and within close proximity to Paxton Towne Center, and Harrisburg East Shopping Center. The building is situated along Jonestown Road (38,000 VPD), with multiple access points, one of which is signalized. This property is a rare opportunity for a Tenant to enter into the busy Jonestown Road corridor, in the heart of all of the retail.

LOCATION

The property is strategically positioned with significant frontage in the market's primary retail corridor along Jonestown Road, which is considered the retail hub of the Harrisburg market because of its immense amount of retail shopping and traffic flow. Jonestown Road acts as the area's focal point for retail, with a trade area that extends out further than 10-15 miles, attracting a vast customer base. With its high concentration of traffic driven by surrounding anchor tenants located amongst the surround retail projects, this site pulls from not just the immediate area, but the surrounding market points as well.

TRADE AREA

Adding to the stability of the site, 5101 Jonestown Road shows a 20-minute drive time demographic of over 224,500 people with household incomes of more than \$74,504 and daytime employment demographics equally as strong with 164,182. The demographics within a 10-mile radius include 327,680 people in 141,209 homes, a labor force of 244,298 with an average household income of \$80,150. The area's growth since 2000 has increased over 14.4% with over 20,367 new homes.



POPULATION		3 MILES - 61,840	EMPLOYEES		3 MILES - 50,750
		5 MILES - 137,807			5 MILES - 111,036
		7 MILES - 218,953			7 MILES - 176,361
AVERAGE HH		3 MILES - \$83,133	HOUSEHOLDS		3 MILES - 27,618
		5 MILES - \$76,878			5 MILES - 58,684
		7 MILES - \$75,681			7 MILES - 95,679

TRAFFIC COUNTS: JONESTOWN ROAD: 38,000 VPD



York Office: 3528 Concord Rd. York, PA 17402
Exton Office: 1 East Uwchlan Avenue, Suite 409, Exton, PA 19341
Lancaster Office: 150 Farmington Lane, Suite 201, Lancaster, PA 17601

BRAD ROHRBAUGH | CHAD STINE
717-843-5555
www.bennettwilliams.com



Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, change in price, prior sale, withdrawal without notice, or other conditions.

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JONESTOWN ROAD 38,000 VPD

PARKCHESTER ROAD



ACTIVE MEMBER OF:
RETAIL BROKERS
NETWORK

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