

±2,430 - 3,764 SF
AVAILABLE FOR LEASE



Bennett Williams
RETAIL

SOUTH PRINCE STREET

Located In the Heart of Downtown Lancaster



10 SOUTH PRINCE STREET



IN THE OF DOWNTOWN LANCASTER

10 South Prince Street is centrally located in the heart of Downtown Lancaster at the corner of South Prince and King Street (11,000 VPD). The property's positioning offers immediate access to nearby local traffic generators such as the Convention Center, Central Market, Fulton Theatre, Chameleon Club, The Pressroom & more.

The site benefits from significant foot traffic in downtown Lancaster, as well as the Tenants living in the upper levels of the building. Surrounding the project is a dense residential area that hosts major schools and employers, such as Franklin & Marshall College, Thaddeus Stevens College, and Lancaster General Hospital.



SITE OVERVIEW



Marriott

**LANCASTER
COUNTY
CONVENTION
CENTER**

**LANCASTER
CENTRAL MARKET**

**THE
PRESS ROOM
RESTAURANT • BAR**

**10
SOUTH PRINCE
STREET**

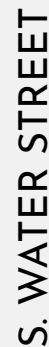
**CENTRAL
GARAGE**

TAPROOM

**PRINCE ST
LANCASTER
ESTD 2006**
Cafe

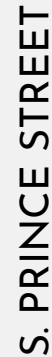
FULTON THEATRE

± 3,764 SF LOWER LEVEL SPACE AVAILABLE



1st Floor Access On
W King St. & S Water St.

± 2,430 GROUND LEVEL SPACE AVAILABLE



WEST KING STREET

92 NEW & RENOVATED UNITS
LUXURY LIVING AMENITIES



R

esidential living spaces on the upper levels of the project will be undergoing renovations to bring luxurious living amenities to downtown Lancaster and increase exposure to current retail & commercial tenants. The project is located within a 5 minute walk to downtown favorites such as Central Market, The Taproom, Prince Street Cafe, Caar's Restaurant, Passenger Coffee and Lancaster Dispensing Company.

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MARKET



FULTON THEATRE



THE PRESSROOM



CENTRAL MARKET



PRINCE ST CAFE

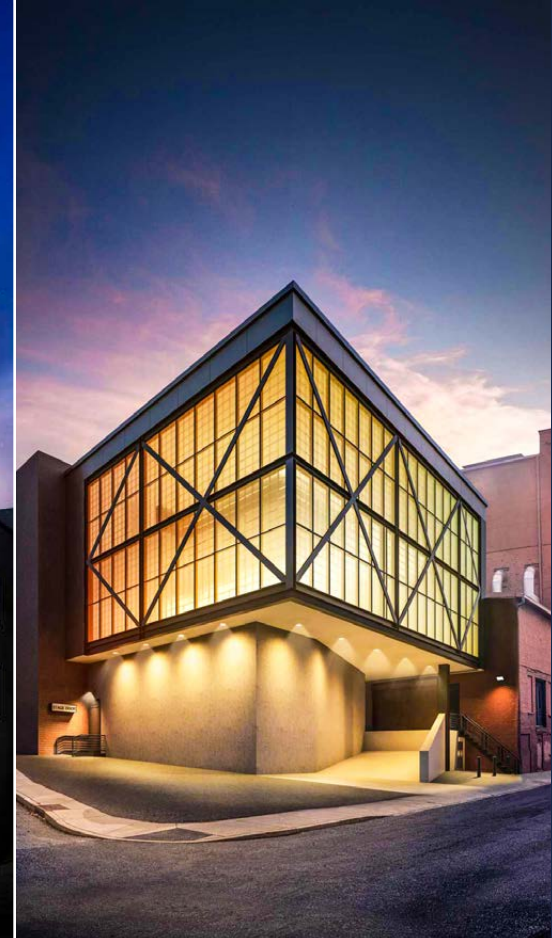


CONVENTION CENTER



FULTON THEATRE

The project is adjacent to the Fulton Theatre, currently undergoing a \$30+ Million renovation project that will bring increased foot traffic and exposure to the area.



M
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TOTAL POPULATION
.....
61,564

MEDIAN AGE
.....
31.6

EMPLOYEES
.....
27,996

CITY OF LANCASTER

The city is situated in the center of Lancaster County, and its seven square miles are packed with art, museums, historical attractions, restaurants and cafes, theatres, shops and boutiques. A great deal of the city's charm stems from the stories, architecture, and traditions rooted in its rich history. With a population of nearly 62,000, and more than 8.3 million visitors to Lancaster County annually, it proves to be a coveted historic destination. Downtown Lancaster is the epicenter of it all, providing the perfect contrast of modern life to the rustic allure of surrounding Amish country.

COUNTY FACTS



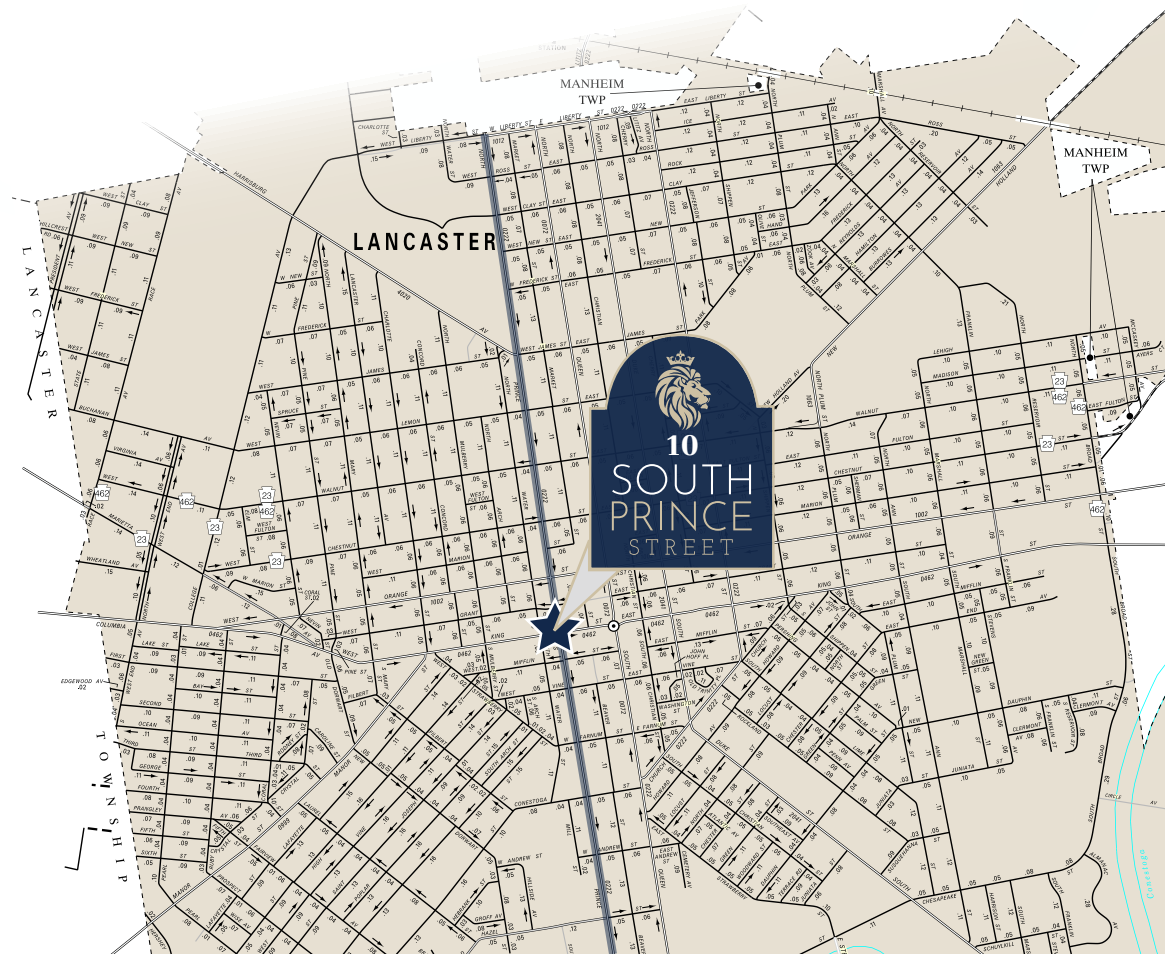
8.3 MILLION+
VISITORS TO LANCASTER COUNTY



24,000+
TOURISM INDUSTRY JOBS



\$2.6 BILLION
SPENT ON TOURISM VISITS



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.

Our Retail Leasing Team provides top notch retail leasing services for all categories of retail real estate, whether institutional or local/regional, throughout the Central Pennsylvania landscape. We offer our vast knowledge, expertise and advanced network to leverage our long-standing relationship, to benefit your Investment.

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BROKERAGE. REDEFINED