

MAPLE VILLAGE

907-984 Loucks Road | York, PA | 17404



PROJECT

Maple Village is a 47,192 square foot, retail shopping center located along Route 30 in York, PA. The project is situated on 4.25 acres and features over 10 national retailers. The site benefits from having over 760 feet of frontage making the property highly visible to the 43,000 cars per day that drive by the site. With the projects close proximity to traffic generating national retailers such as Aldi, Crunch Fitness, Tractor Supply, Home Goods, and Old Navy, this property creates a great opportunity for any retailer looking in the York market.

LOCATION

The strategically positioned, Maple Village benefits from having visibility along one of York's most popular roadways, Route 30 (43,000 CPD). The center offers three separate points of access, one of which is from Route 30. The Route 30 corridor has seen a vast amount of improvement in recent years with the addition of Crunch Fitness, Chipotle, Metro Diner, Loft, At Home, and Hobby Lobby to name a few.

TRADE AREA

Adding to the stability of the project, Maple Village shows a 20-minute drive time demographic of over 336,646 people with household incomes of more than \$75,123 and daytime employment demographics equally as strong with 161,342. The demographics within a 10-mile radius include 266,196 people in 105,144 homes, a labor force of 140,451 with an average household income of \$74,563. The area's growth since 2000 has increased over 15.6% with over 16,502 new homes.

JOIN



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SERVICE & REPAIR.

Maple
Donuts



MATTRESS
Warehouse



POPULATION



3 MILES - 8,822
5 MILES - 145,813
7 MILES - 296,052

AVERAGE HH



3 MILES - \$53,998
5 MILES - \$69,563
7 MILES - \$74,268

EMPLOYEES



3 MILES - 67,965
5 MILES - 111,233
7 MILES - 159,257

HOUSEHOLDS



3 MILES - 3,835
5 MILES - 56,835
7 MILES - 115,782

TRAFFIC COUNTS: LOUCKS ROAD: 43,000 VPD

ACTIVE MEMBER OF:
RETAIL BROKERS
NETWORK

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

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LOUCKS ROAD 43,000 CPD

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