

# WESLEY PLAZA

FOR LEASE

1010 Wesley Drive | Mechaniscburg, PA 17055



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± 1,400

## PROJECT OVERVIEW

Wesley Drive Plaza, a 22,270 square foot neighborhood retail shopping center centrally located in Mechanicsburg, Pennsylvania which is situated along Wesley Drive. The center includes a solid mix of national, regional and local Tenants such as, Sherry & Co. Hair Salon, Mechanicsburg Chiropractic, Subway and The Uni-Mart, just to name a few. With its traffic generating lineup of destination style retailers, this project is perfect for any type of user.



## PROPERTY LOCATION

Wesley Drive Plaza is strategically positioned with superior access and visibility to one of the market's primary roadways, Route 15. The center benefits from the high-volume traffic flow of Route 15, which is one of the markets main thoroughfares spanning from the New York border down into the Carolina's. With a trade area that extends more than 5 miles, this location attracts a vast customer base. With the high concentration of traffic driven tenants by the Rossmoyne Business Park and surrounding office complexes, this center pulls from not just the immediate area but further out as well.



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## TRADE AREA

Adding to the stability of the project, Wesley Drive Plaza shows a 20-minute drive time demographic of over 450,590 people with household incomes of more than \$79,993 and daytime employment demographics equally as strong with 296,168. The demographics within a 10-mile radius include 313,892 people in 131,939 homes, a labor force of 230,930 with an average household income of \$78,714. The area's growth since 2000 has increased over 14.2% with over 18,793 new homes.



**POPULATION**  
3 MILE- 66,470  
5 MILE- 139,682  
7 MILE- 214,535



**EMPLOYEES**  
3 MILE- 49,873  
5 MILE- 111,453  
7 MILE- 161,755



**AVERAGE HHI**  
3 MILE- \$91,397  
5 MILE- \$91,040  
7 MILE- \$82,880



**HOUSEHOLDS**  
3 MILE- 27,844  
5 MILE- 60,154  
7 MILE- 89,329

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SITE PLAN

## TENANT ROSTER

SPACE	TENANT	AREA (SQ FT)
A	UNI MART	2,800
B	PEPPERMILL RESTAURANT	1,985
C	AVAILABLE	1,400
D	RAINBOW NAILS	2,730
E	WILLOW VALLEY ANIMAL HOSPITAL	1,400
F	PAPA JOHNS	1,400
G	HUNAN EXPRESS	1,400
H	HEMAUER BREWERY	1,400
I	SUBWAY	1,400
J	ADVENTURE'S GUILD	7,888
K	MECHANICSBURG CHIRO	1,540
L	SHERRY & CO HAIR SALON	1,200



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MARKET AERIAL



# Bennett Williams

COMMERCIAL REAL ESTATE

## OUR LOCATIONS:

### YORK OFFICE:

3528 Concord Rd.  
York, PA 17402

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### EXTON OFFICE:

1 E. Uwchlan Ave.  
Suite 409, Exton, PA 19341

### WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310  
Williamsport, PA 17701

### WEST CHESTER OFFICE:

107 E Chestnut St, Suite 107  
West Chester, PA 19380

### NEW JERSEY OFFICE:

236 E. Route 38, Suite 130  
Moorestown, NJ 08057

## LISTING AGENTS:



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## CONTACT US

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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.

Bennett Williams is a member of the Retail Brokers Network (RBN), a partnership of the best regional retail brokerage firms servicing all of the major markets across the United States. Our affiliates are handpicked ensuring that our clients receive top quality service and representation in any market they need help in, with 61 offices across 65+ markets and 700+ members.

