

# 8 N MAIN STREET

DOVER, PA | 17315



2,023 SF  
**FOR SALE**



**BLAKE SHAFFER | AUSTIN ECKENRODE | BRAD ROHRBAUGH | CHAD STINE**  
For Sale Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*

# PROPERTY OVERVIEW

8 North Main Street is an office space with dedicated parking located in Dover, PA. The site presents a great opportunity for a tenant to enter a busy residential area located near traffic generating brands, such as Giant, Turkey Hill, and Sarah's Creamery, to name a few. The property is fully built out for any type of office user to take advantage of in the Dover, PA market.



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
POPULATION	25,761	54,923	114,756
EMPLOYEES	3,662	11,100	44,941
AVERAGE HHI	\$101,358	\$116,801	\$100,667
HOUSEHOLDS	10,466	21,875	45,784

North Main St - ±12,000 VPD

# MARKET OVERVIEW



# 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

### STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205  
State College, PA 16803

### WEST CHESTER OFFICE:

107 E Chestnut St, Suite 1  
West Chester, PA 19380

### NEW JERSEY OFFICE:

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

## LISTING AGENTS:



### BLAKE SHAFFER

BShaffer@bennettwilliams.com



### AUSTIN ECKENRODE

Austin@bennettwilliams.com



### BRAD ROHRBAUGH

BRohrbaugh@bennettwilliams.com



### CHAD STINE

CStine@bennettwilliams.com

### 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.

