

For Lease

WESTPORTE CENTRE

±1,500 - 10,000 SF

300-360 W Main Street | Middletown, PA 17057



Nearby **GIANT.**

AMTRAK

**Sharp
Shopper**
Grocery Outlet

HIA
HARRISBURG INTERNATIONAL AIRPORT
ALTOGETHER BETTER

KARNS
FOODS

SHEETZ

Westporte Centre is a 49,249 square foot neighborhood retail shopping center situated along West Main Street in Middletown, PA. The project consists of a wide variety of retailers including Asian cuisine, pizza, brewery, and a quick service restaurant. The property receives a high volume of daily traffic with a few residential developments within walking distance that include Nittany Village, Campus Heights, and Nittany Place to name a few. With the project's central location, and ease of access to public transportation this creates a great opportunity for any retailer.



Francesco Conigliaro | Brad Rohrbaugh | Chad Stine

For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

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RETAIL BROKERS
NETWORK

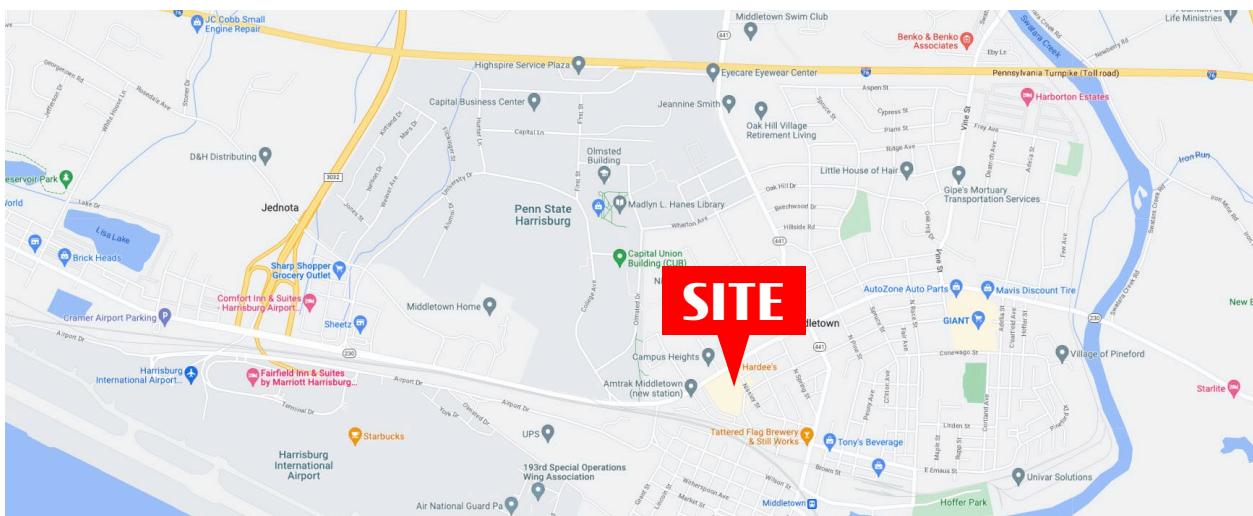
COMMERCIAL BROKERAGE. *Redefined.*

Location Westporte Centre is ideally situated with ample frontage along the market's main thoroughfare, West Main Street. This project is conveniently located next to Middletown's new Amtrak Station which saw over 82,000 passengers alone in 2024. The property offers three, full access points, one of which is signalized. The project in itself offers many amenities to the walking traffic that is received by the Penn State Harrisburg Campus located across the street.



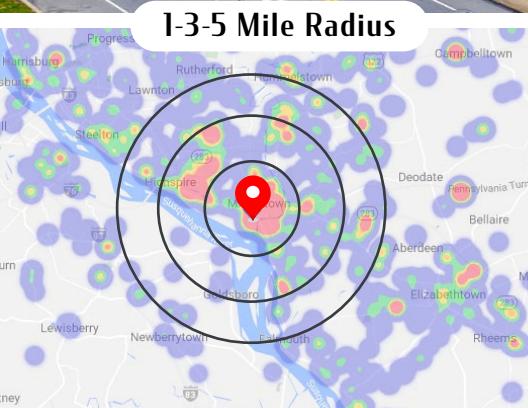
DEMOCRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	10,856	24,777	58,898
TOTAL EMPLOYEES	5,155	10,201	21,762
AVERAGE HHI	\$63,449	\$82,927	\$99,899
TOTAL HOUSEHOLDS	4,596	10,119	23,723

TRAFFIC COUNTS: W Main Street ± 15,000 VPD



Trade Area

Adding to the stability of the project, Westporte Centre shows a 15-minute drive time demographic of over 266,788 people with household incomes of more than \$77,430 and daytime employment demographics equally as strong with 214,544. The demographics within a 10-mile radius include 298,259 people in 126,166 homes, a labor force of 211,109 with an average household income of \$79,376. The area's growth since 2000 has increased over 13.8% with 17,425 new homes.



ANNUAL VISITS

156.6K



AVERAGE DWELL TIME

50 Minutes



Annual Visits

52.9K

State Ranking

9/15



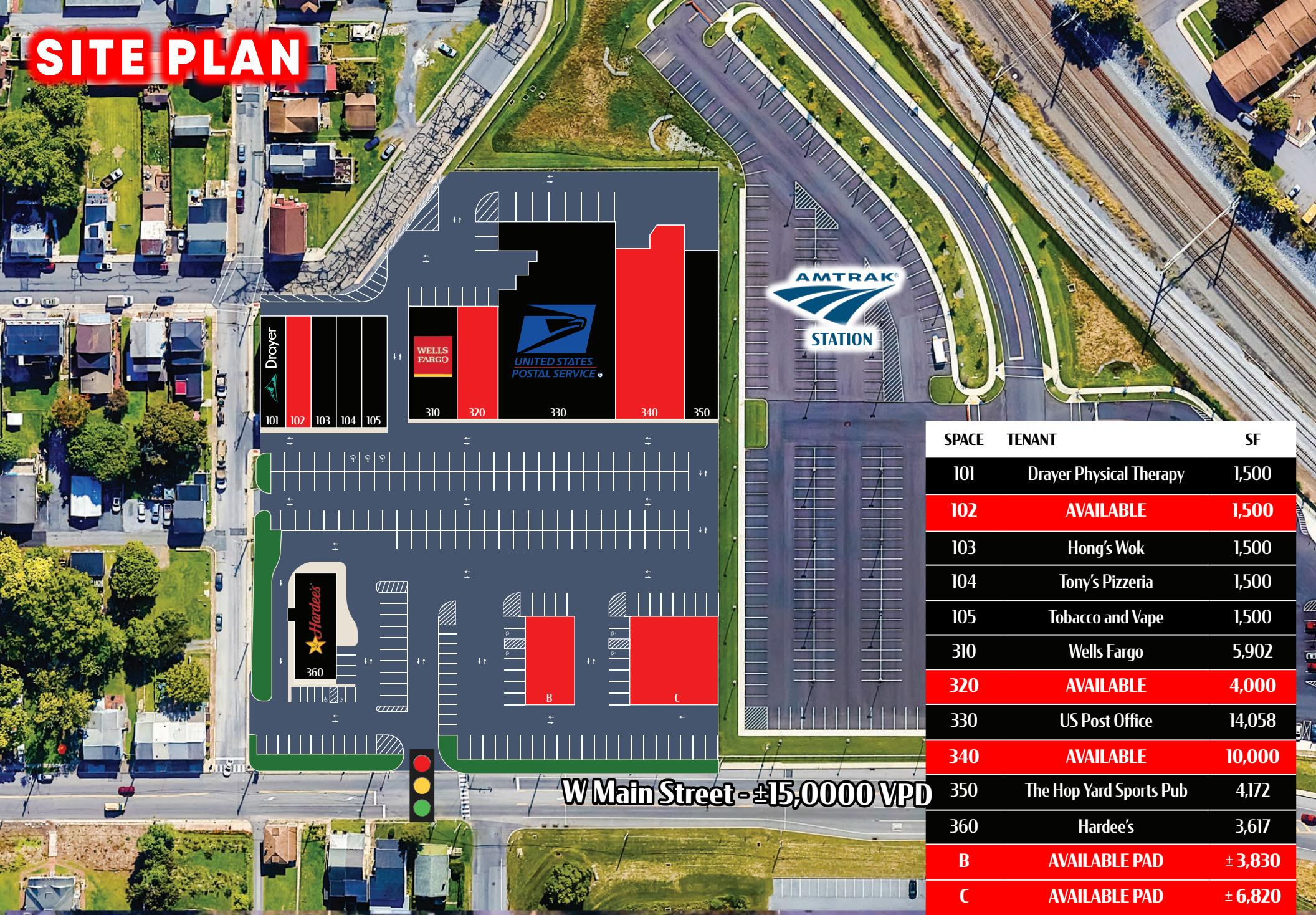
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SITE PLAN



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MARKET AERIAL



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OUR LOCATIONS:

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3528 Concord Rd.
York, PA 17402

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WEST CHESTER OFFICE:

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

LANCASTER OFFICE:

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Lancaster, PA 17601

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205
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NEW JERSEY OFFICE:

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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.

