

852 US 15
Dillsburg, PA 17019

Dillsburg Shopping center

±2,800 SF
Available For Lease

GIANT & **TSC TRACTOR SUPPLY CO** Anchored Center

TSC TRACTOR SUPPLY CO

DOLLAR TREE

GIANT

Advance Auto Parts

Little Caesars

RITE AID

15

US 15 - ±36,000 VPD



Property Overview

Dillsburg Shopping Center is a 153,088 square foot, grocery-anchored retail shopping center located along Route 15 in Dillsburg, PA. The project is dual-anchored by Giant Food Stores and Tractor Supply Co., while featuring additional national brands such as Rite-Aid, Dollar Tree, Fulton Bank, Verizon and Advance Auto Parts, to name a few. Dillsburg Shopping Center is a staple for the Dillsburg market as being the only grocery anchored retail shopping center in the immediate area. With its strong mix of national and local tenants, this constitutes a great project for any retailer.

Nearby Retailers



Abe Khan | Blake Shaffer | Brad Rohrbaugh | Chad Stine
For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

COMMERCIAL BROKERAGE. *Redefined.*

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Map Location



Location

The project is conveniently situated with considerable frontage along the market's most heavily traveled roadway, Route 15 (36,000 VPD). Route 15 acts as one of Pennsylvania's main thoroughfares starting at the New York border, a principal North/South corridor featuring powerful growth in distribution/warehousing facilities and ending at the Maryland line. Dillsburg Shopping Center offers points of access from each of three roadways abutting the center.



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	21,473	37,620	82,563
TOTAL EMPLOYEES	4,413	9,518	29,780
AVERAGE HHI	\$95,601	\$104,365	\$94,514
TOTAL HOUSEHOLDS	7,072	13,717	33,109

TRAFFIC COUNTS: Rt 15 - 36,000 VPD



Available Space



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Trade Area

Adding to the stability of the project, Dillsburg Shopping Center features a 20-minute drive time demographic covering more than 337,080 people. The demographics within a 10-mile radius include 169,258 people in 68,374 homes, a labor force of 85,432 with an average household income of \$93,872.



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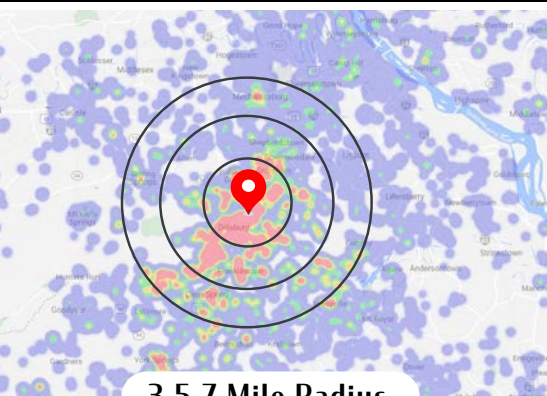


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VISIT FREQUENCY

7.23



AVERAGE DWELL TIME

38 Minutes



STATE RANKING

58/304



GIANT

Annual Visits

1.1M

State Ranking

40/150



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PROPERTY OUTLINE

PROPOSED 88
TOWNHOMES

SUITE	TENANT	SF
1	Tractor Supply Co	37,780
2	Dollar Tree	8,450
3	13 Stripes Crossfit	5,500
4	A&D Nails	2,500
5	Smoker's Express	2,000
5b	Hound Haven Pet Grooming	2,000
6	Little Caesars	1,500
7	Subway	1,200
8	Holiday Hair	1,200
9	Crescent Mixed Martial Arts	1,200
10	China One	1,200
11	Verizon Wireless	1,500
12	H&R Block	4,800
13-15	Giant Food	58,750
16	Rite Aid	13,813
FS1	AVAILABLE	2,800
FS2	Advance Auto Parts	6,895
CENTER TOTAL		153,088



US 15 - ±36,000 VPD



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MARKET AERIAL

Dillsburg Shopping Center

GIANT



Little Caesars

**TSC TRACTOR
SUPPLY CO**

**Advance/
Auto Parts**



15



BOB RUTH

DILLSBURG, PA

15

DUNKIN'

FINE WINE & GOOD SPIRITS

15



**Baker's
DINER**



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Bennett Williams

COMMERCIAL REAL ESTATE

OUR LOCATIONS:

YORK OFFICE:

3528 Concord Rd.
York, PA 17402

EXTON OFFICE:

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

WEST CHESTER OFFICE:

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

LANCASTER OFFICE:

150 Farmington Lane, Suite 201
Lancaster, PA 17601

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205
State College, PA 16803

NEW JERSEY OFFICE:

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

LISTING AGENTS:



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LANDLORD
REPRESENTATION

TENANT
REPRESENTATION

INVESTMENT
SALES

PROPERTY
MANAGEMENT



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.

