

±525-800 SF

Manchester Plaza

FOR LEASE

4324 North George Street Ext. | Manchester, PA 17345



Overview

Manchester Plaza is a 17,833 SF established neighborhood Retail Shopping Center ideally positioned along North George Street Extended with 13,000 VPD. The center is complimented by a mix of well established regional and local tenants. The property was recently renovated with an upgraded facade.

Nearby:
GIANT.



Blake Shaffer | Cale Bruso | Austin Eckenrode | Brad Rohrbaugh | Chad Stine
For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

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Location

Manchester Plaza is located on North George Street Extended in Manchester about 10 minutes North of York. This neighborhood center is conveniently located and services the area of North York. Located within 5 minutes from I-83 and Route 30.

Trade Area

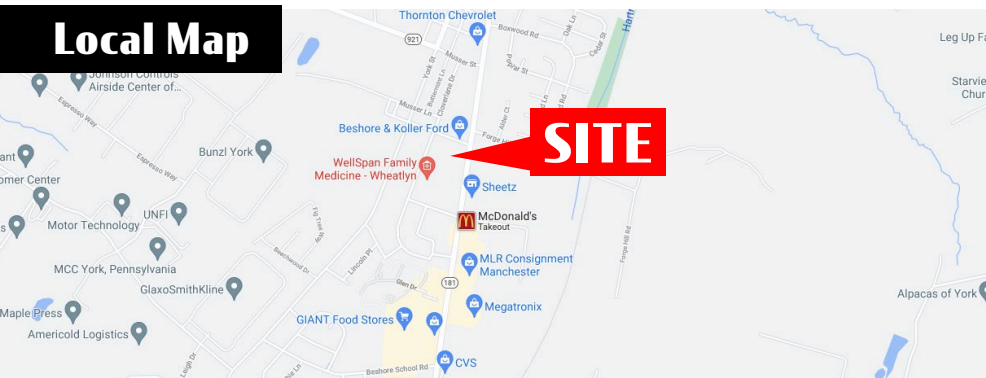
There are approximately 52,950 residents within 5 miles of the center. Giant, Dollar Tree, McDonald's, Advance Auto are within a quarter mile of the center. There has been a steady amount of residential growth within the Manchester and Mt. Wolf areas in the past 15 years.



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	17,312	50,430	152,670
TOTAL EMPLOYEES	14,535	29,475	87,134
AVERAGE HHI	\$86,690	\$85,613	\$68,496
TOTAL HOUSEHOLDS	6,853	20,143	60,486

TRAFFIC COUNTS: N George Street - ±13,000 VPD

Local Map



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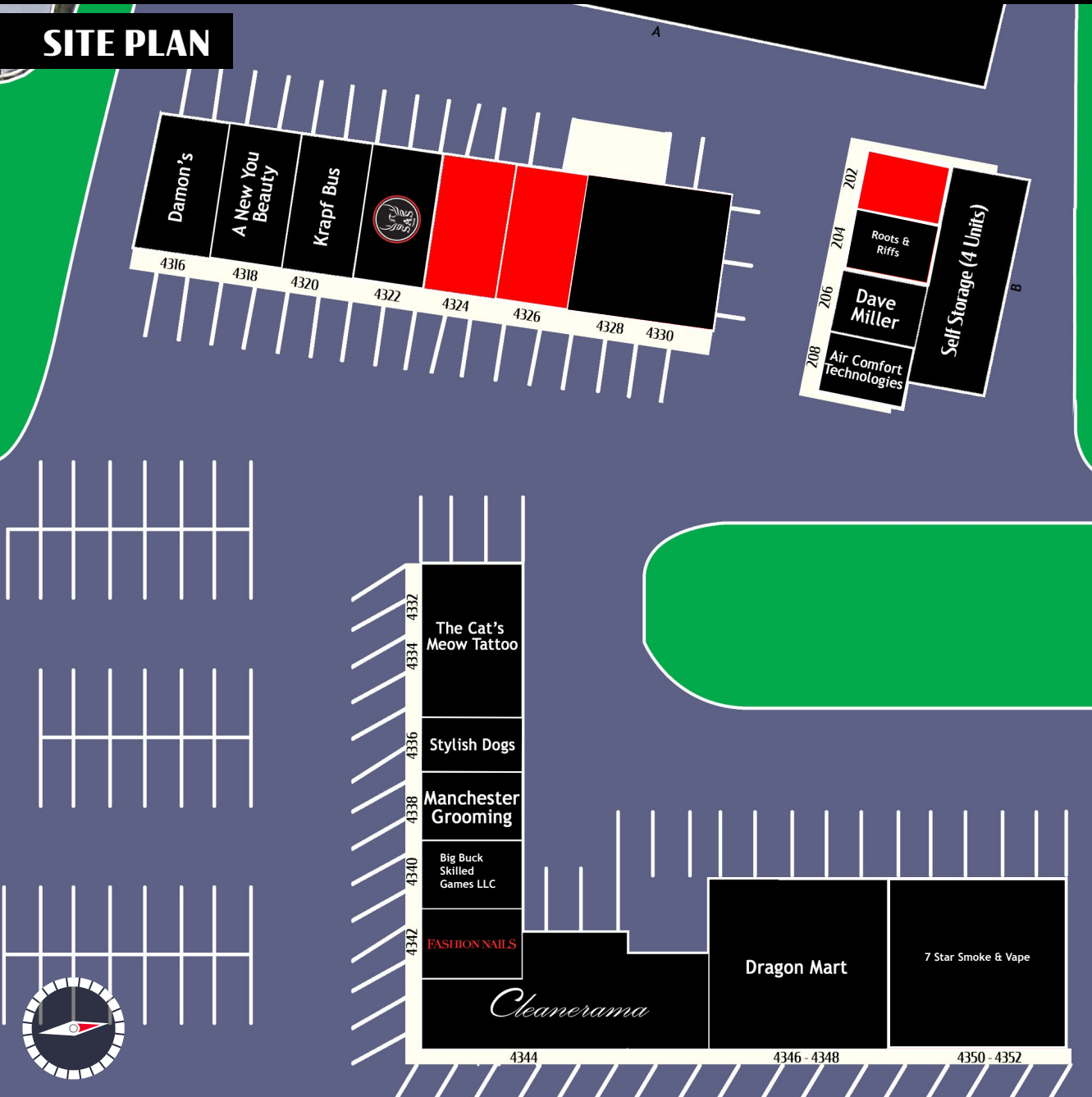
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SITE PLAN



SUITE	TENANT	SF
202	AVAILABLE	525
204	Roots & Riffs	345
206	Office Of David Miller	500
208	Air Comfort Technologies	345
4316	Damon's	800
4318	A New You Beauty	800
4320	Krapf Bus	800
4322	Sas Team Bjj Manchester	800
4324	AVAILABLE	800
4326	AVAILABLE	800
4328-4330	The OG's Pizza	1,600
4332-4334	The Cat's Meow Tattoo	1,000
4336	Stylish Dogs	500
4338	Manchester Grooming	500
4340	Big Buck Skilled Games LLC	500
4342	Fashion Nails	500
4344	The Cleanerama Laundromat	1,918
4346-4348	Dragon Mart	2,400
4350 - 4352	7 Star Smoke & Vape	2,400



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MARKET AERIAL



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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

NEW JERSEY OFFICE:

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

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LANDLORD
REPRESENTATION

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SALES

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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.

