

±345-2,400 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.**



Ashlee Lehman | Blake Shaffer | Cale Bruso | Brad Rohrbaugh | Chad Stine  
For Leasing Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*



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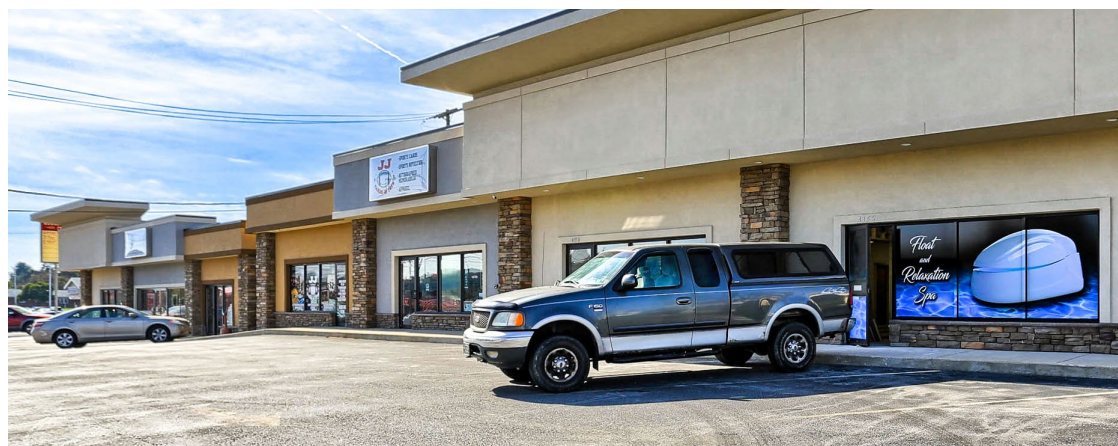
Available For Lease

## 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

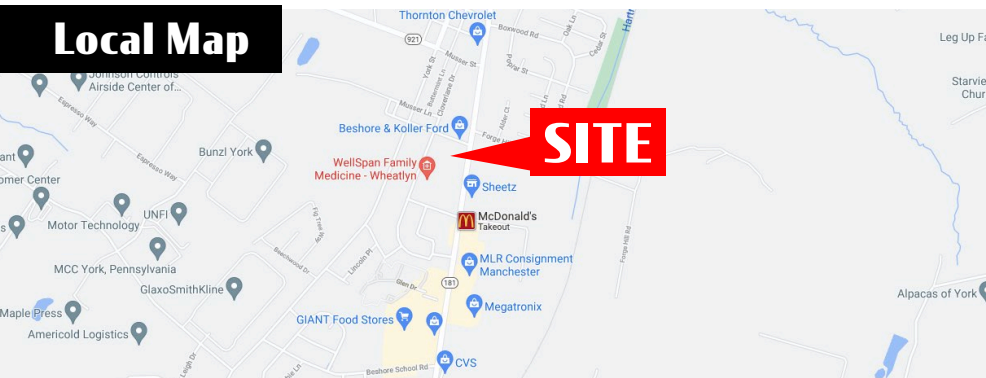
There are approximately 52,950 residents within 5 miles of the center. Giant, Dollar Tree, McDonald's, Advance Auto are within a quarter mile of the center. There has been a steady amount of residential growth within the Manchester and Mt. Wolf areas in the past 15 years.



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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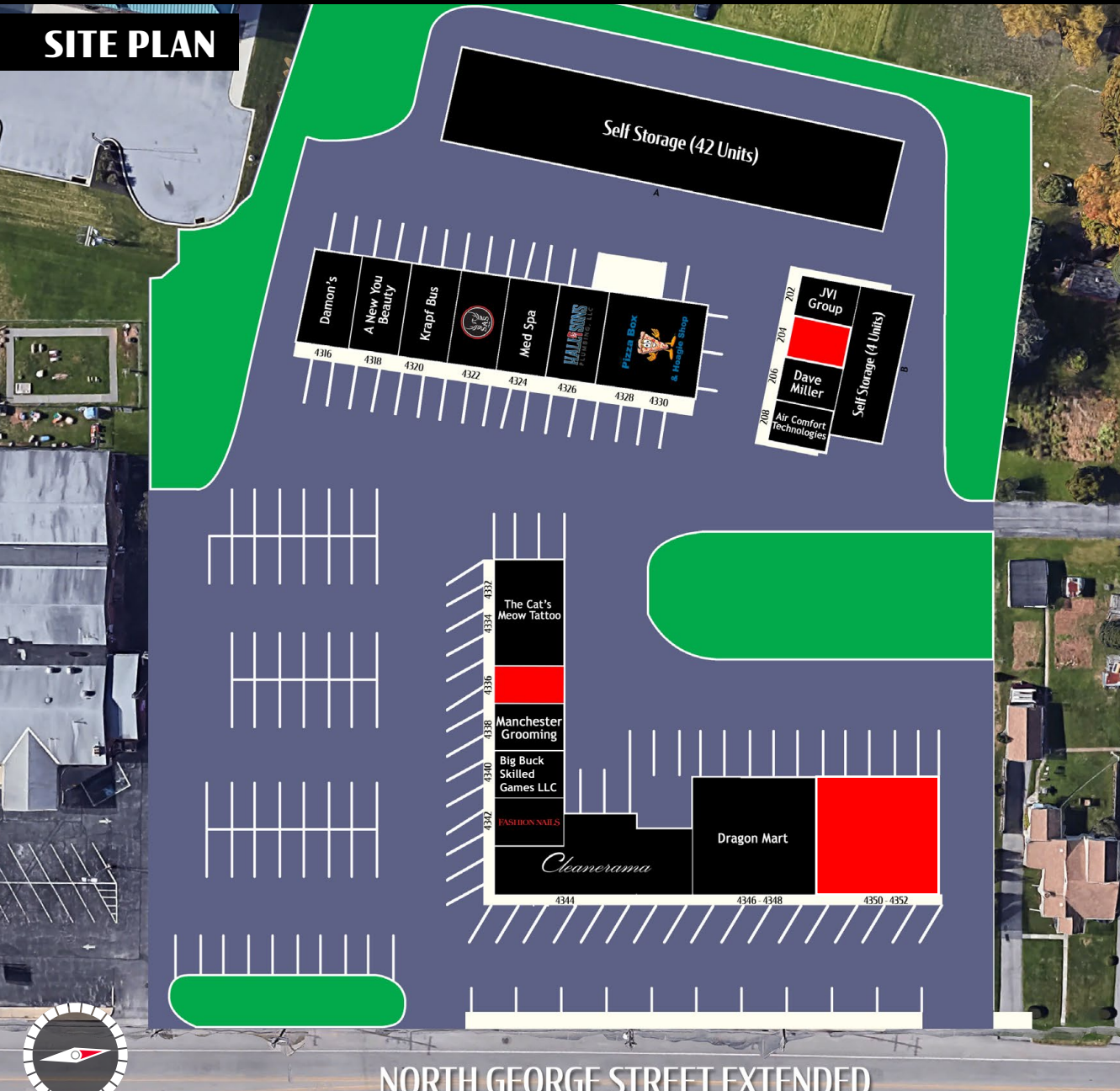


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## SITE PLAN



NORTH GEORGE STREET EXTENDED

SUITE	TENANT	SF
202	JVI Group	525
204	AVAILABLE	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	Med Spa	800
4326	Hall & Sons Plumbing	800
4328-4330	Pizza Box	1,600
4332-4334	The Cat's Meow Tattoo	1,000
4336	AVAILABLE	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	AVAILABLE	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

### 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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## CONTACT US

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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.

