

**FOR LEASE**

# Stony Brook

## SHOPPETTE

**± 680 SF**

3651 E Market Street | York, PA 17402



Stony Brook Shoppette is a very unique commercial property with a long history of success in the East York market, along East Market Street. The property is situated on 5 separate tax parcels that are in total 3.55 Acres in York County. With the property having such a great location along East Market Street, it sees an immense amount of traffic daily and is convenient for consumers to get to.

**BW** COMMERCIAL | Abe Khan | Ashlee Lehman | Brad Rohrbaugh | Chad Stine  
For Leasing Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)

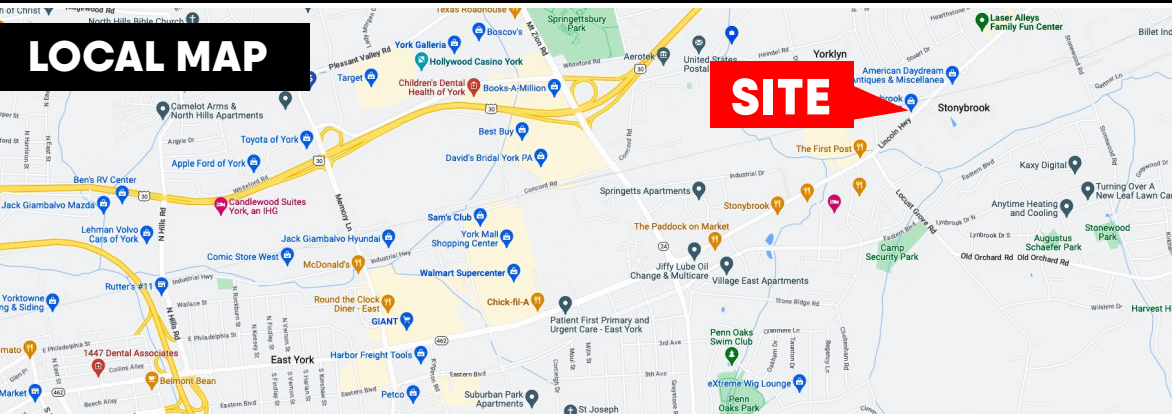
ACTIVE MEMBER OF:  
**RETAIL** BROKERS NETWORK

COMMERCIAL BROKERAGE. *Redefined.*

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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	39,790	110,042	198,934
TOTAL EMPLOYEES	22,068	56,848	94,869
AVERAGE HHI	\$83,939	\$78,822	\$78,755
TOTAL HOUSEHOLDS	15,715	42,913	77,670

**TRAFFIC COUNTS: E Market Street - ± 21,000 VPD**



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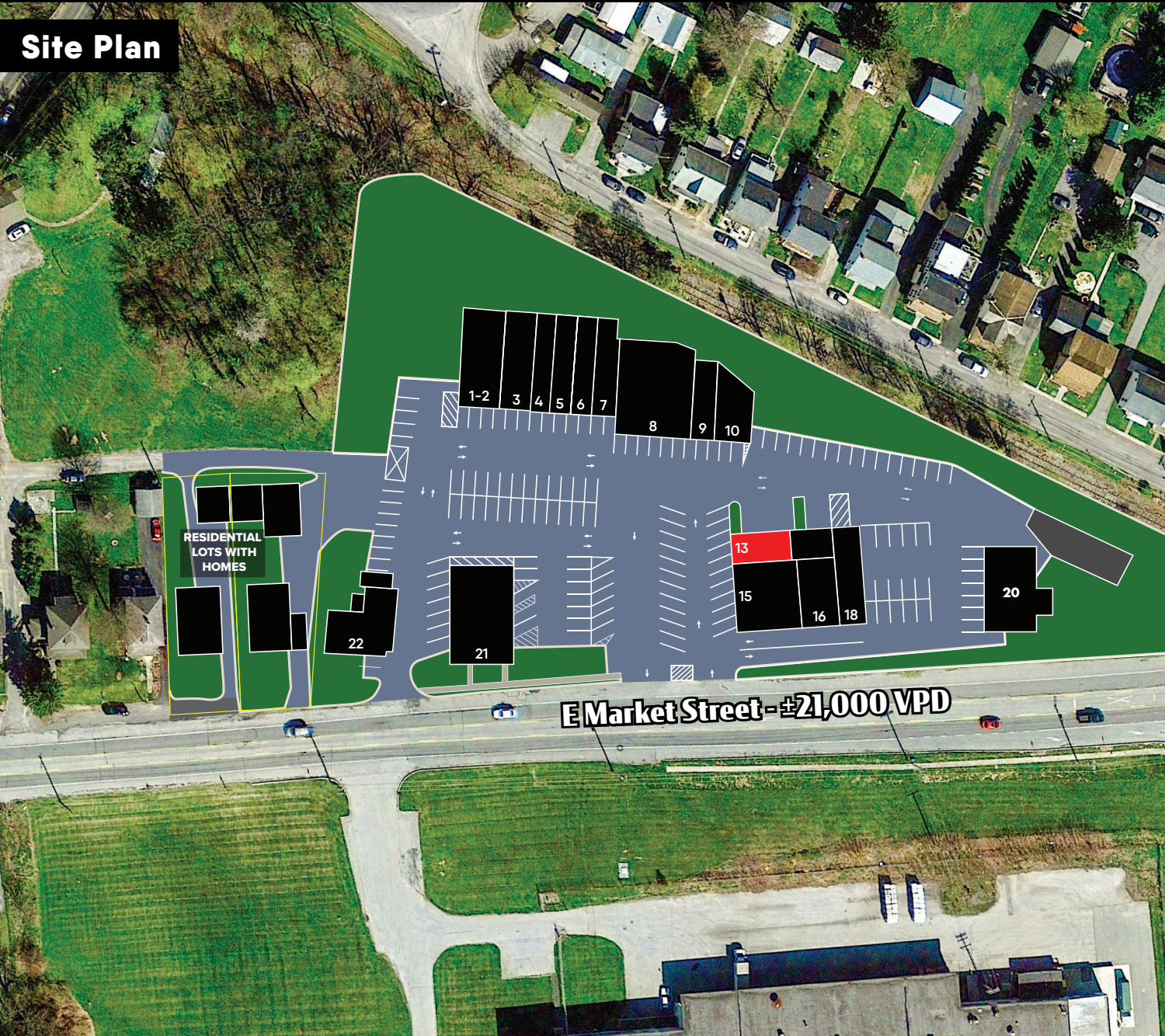
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**Site Plan**



SUITE	TENANT	SF
1-2	Grocery Store	1,624
3	All American Tattoo Co.	1,102
4	Donna's Nails	800
5	Dream Bridal	1,044
6	Yugen Brazilian Jiu Jitsu	1,044
7	Leased	600
8	Cornerstone Laundry	1,640
9	Ladies & Gentlemen Hair Studio	700
10	We Got Granite	1,000
<b>13</b>	<b>AVAILABLE</b>	<b>680</b>
15	Market Street Deli	575
16	Stony Brook Barber Shop	575
18	Stony Brook Gun Shop	1,650
20	Amerex	2,200
21	Bark of the Town	2,500
22	The Olde T Goose	1,900
<b>CENTER TOTAL</b>		<b>19,634</b>

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### Market Aerial

Mt Zion

Kreutz Creek

W Market St

#### York Galleria



#### York Towne Center



#### East Market Plaza



#### Stonybrook Shopping Center



Raymour & Flanigan

#### York Mall Shopping Center



#### York Marketplace



## 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

### WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310  
Williamsport, PA 17701

### WEST CHESTER OFFICE:

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

### NEW JERSEY OFFICE:

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

## LISTING AGENTS:



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## 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.

