

5300 Jonestown Road

Harrisburg, PA | 17112

For Lease



5300 Jonestown Road is land for lease in Harrisburg, PA. The property sits within minutes of traffic generating developments such as Paxton Square, Colonial Commons, and Paxton Towne Center, to name a few. The site can offer access along Jonestown Road (37,000 VPD) allowing for multiple points of ingress/egress. With the established positioning of a popular retail area, this creates a great opportunity for any tenant looking to enter the Harrisburg market.

Surrounding Retailers



Blake Shaffer | Ashlee Lehman
Brad Rohrbaugh | Chad Stine
717.843.5555 | www.bennettwilliams.com

York Office: 3528 Concord Rd. York, PA 17402
Exton Office: 1 East Uwchlan Avenue, Suite 409, Exton, PA 19341
Lancaster Office: 2173 Embassy Drive, Suite 201, Lancaster, PA 17601
New Jersey Office: 309 Fellowship Rd, Suite 200, Mt. Laurel, NJ 08054

Bennett WILLIAMS
COMMERCIAL REAL ESTATE

ACTIVE MEMBER OF:
RETAIL BROKERS
NETWORK

5300 Jonestown Road

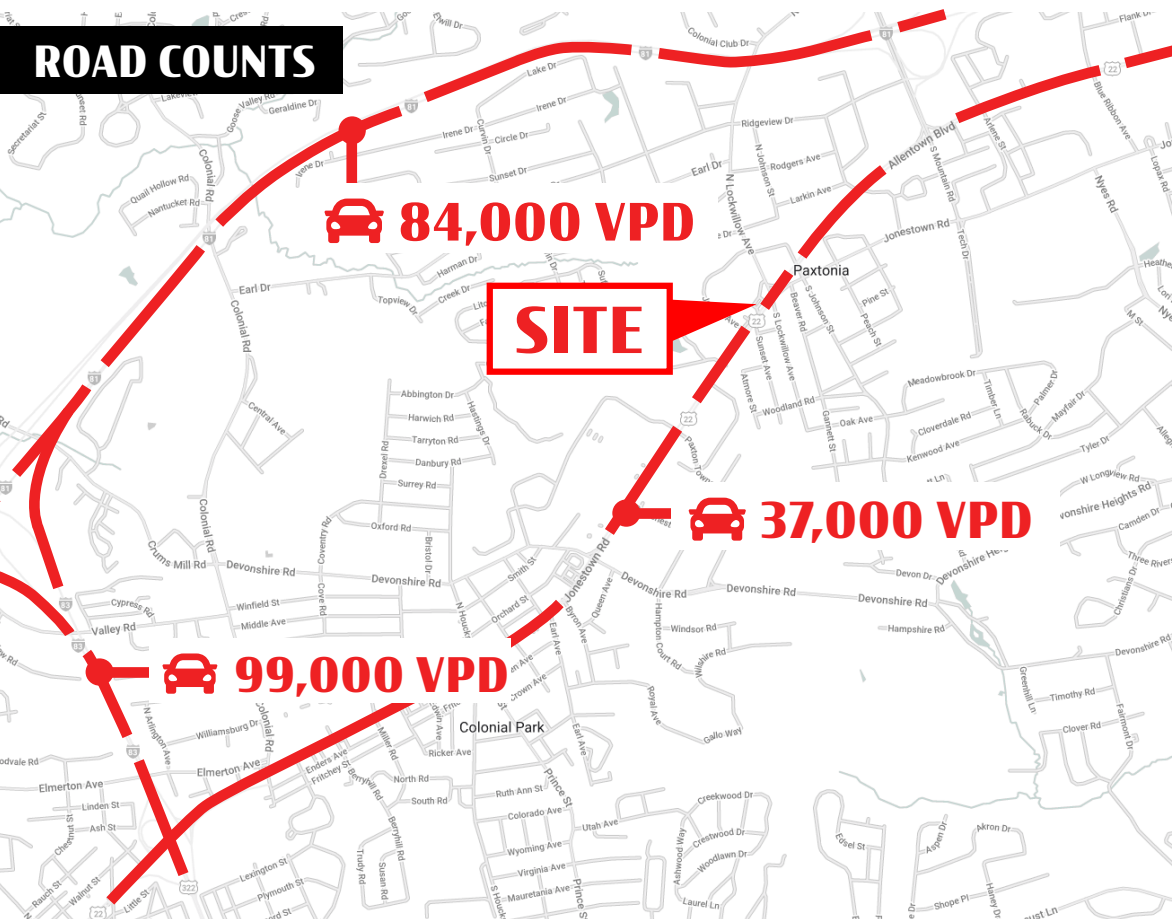
Harrisburg, PA | 17112

For Lease

Location

The property is well positioned in the Harrisburg market. The site sits along Jonestown Road (37,000 VPD), one of the main throughfares of Harrisburg's retail market. The parcel provides great visibility and nearby access to heavily travelled I-81 (84,000 VPD), providing a large target of travellers into the Harrisburg market to tap into. A trade area that extends over 10 miles combined with high-volume traffic from the dense retail, commercial, and residential areas allows the site to pull from immediate and surrounding market points.

ROAD COUNTS



LOCAL SHOPPING CENTER STATISTICS

Center Name	Annual Visits	State Ranking	Top Tenants
Paxton Towne Square	5.3M	10/31	COSTCO WHOLESALE
Colonial Commons	3.4M	28/31	ROSS DRESS FOR LESS
Paxton Square	1.7M	172/278	GIANT

Trade Area

Adding to the stability of the property, the site shows a 20-minute drive time demographic of over 229,274 people with household incomes more than \$77,754 and daytime employment demographics equally as strong with 171,016. The demographics within a 10-mile radius include 321,603 people in 138,084 homes, a labor force of 260,270 with an average household income of \$81,289. The areas growth since 2000 has increased 14.1% with over 19,572 homes.

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	58,234	130,262	209,274
TOTAL EMPLOYEES	31,240	75,977	142,955
AVERAGE HHI	\$90,183	\$84,074	\$81,079
TOTAL HOUSEHOLDS	24,429	53,782	86,455

TRAFFIC COUNTS: Jonestown Road (Rt 22) ± 37,000 VPD

Blake Shaffer | Ashlee Lehman
Brad Rohrbaugh | Chad Stine
717.843.5555 | www.bennettwilliams.com

York Office: 3528 Concord Rd. York, PA 17402
Exton Office: 1 East Uwchlan Avenue, Suite 409, Exton, PA 19341
Lancaster Office: 2173 Embassy Drive, Suite 201, Lancaster, PA 17601
New Jersey Office: 309 Fellowship Rd, Suite 200, Mt. Laurel, NJ 08054

Bennett WILLIAMS
COMMERCIAL REAL ESTATE

ACTIVE MEMBER OF:
RETAIL BROKERS
NETWORK

5300 Jonestown Road

Harrisburg, PA | 17112

For Lease



Blake Shaffer | Ashlee Lehman
Brad Rohrbough | Chad Stine
717.843.5555 | www.bennettwilliams.com

York Office: 3528 Concord Rd. York, PA 17402
Exton Office: 1 East Uwchlan Avenue, Suite 409, Exton, PA 19341
Lancaster Office: 2173 Embassy Drive, Suite 201, Lancaster, PA 17601
New Jersey Office: 309 Fellowship Rd, Suite 200, Mt. Laurel, NJ 08054

Bennett WILLIAMS
COMMERCIAL REAL ESTATE

ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK