

Capital City Mall

3506 CAPITAL CITY MALL DR. | CAMP HILL, PA



± 15,000 SF AVAILABLE | FOR LEASE

Join:



JCPenney



★ macy's



PRIMANTI BROS.



Justin Willits | Brad Rohrbaugh | Chad Stine

For Lease Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

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OVERVIEW

Capital City Mall is a centrally located 618,000 square foot shopping mall located along Route 15 in Camp Hill, PA. The mall has strong national anchors such as Macy's, Dick's Sporting Goods, Dave & Busters, with strong co-tenants such as Victoria's Secret, Sleep Number, New York & Company, and Bath & Body Works, just to name a few. The mall offers convenient access points from Route 15 (64,844 VPD) and Hartzdale Drive (8,068 VPD) at signalized intersections, with great highway visibility. Capital City Mall is a great opportunity for any retailer looking to enter a strong mall with traffic-generating co-tenants in the Camp Hill market.

LOCATION

Capital City Mall is strategically located in Camp Hill, PA along one of the main retail thoroughfares of the area. The property's positioning offers convenient access from highly traveled Route 15 (64,844 VPD) and Route 11 (79,365 VPD). There is excellent visibility here along the main thoroughfare on all fronts with convenient access around the property. The convenient location of this mall allows it to tap into an expansive base of shoppers and travelers. Close access to Route 11 (79,365 VPD), I-81 (67,029 VPD), and I-83 (61,244 VPD) gives the mall an extended trade area of over 10 miles.

TRADE AREA

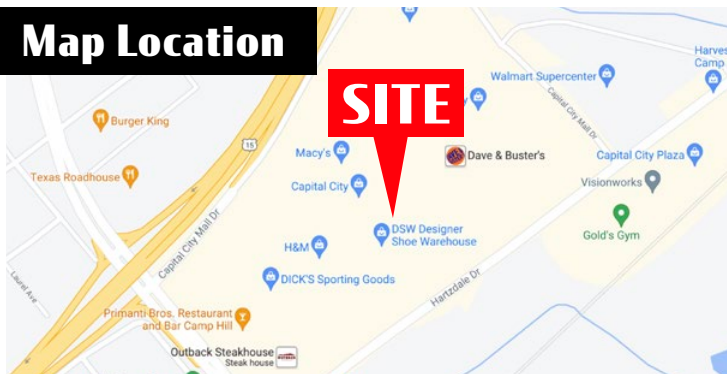
Adding to the stability of the mall, Capital City Mall shows a 20-minute drive time demographic of over 254,840 people with household incomes of more than \$81,092 and daytime employment demographics equally as strong with 183,813. The demographics within a 10-mile radius include 347,324 people in 148,940 homes, a labor force of 282,929 with an average household income of \$81,077. The area's growth since 2000 has increased over 17.3% with 25,742 new homes.

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	62,248	168,794	208,794
TOTAL EMPLOYEES	52,449	136,965	156,878
AVERAGE HHI	\$90,618	\$85,968	\$86,688
TOTAL HOUSEHOLDS	26,980	71,800	92,687
TRAFFIC COUNTS: RT 581 - 58,000 VPD RT 15 - 64,844 VPD			

Available Space



Map Location



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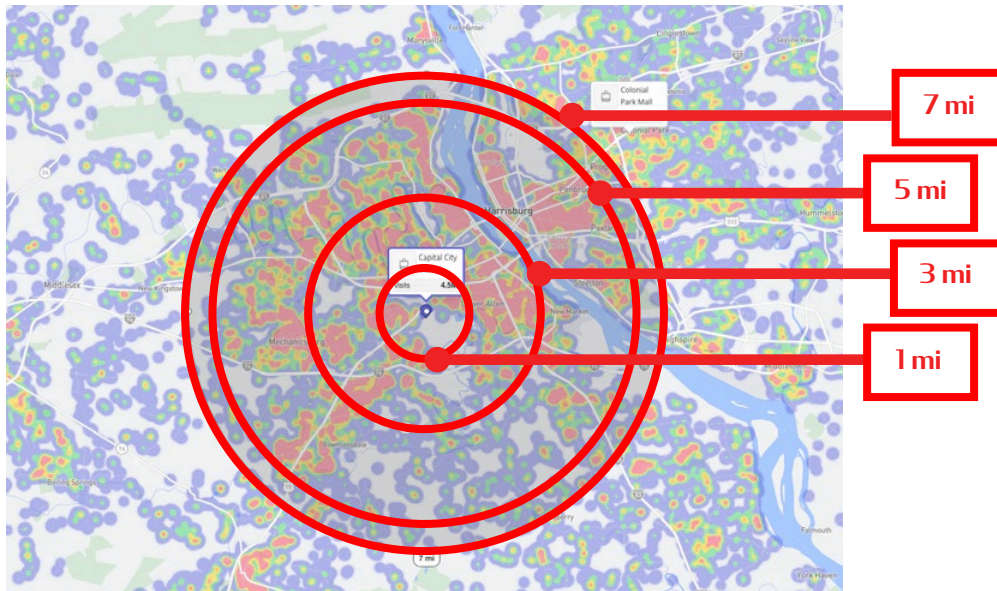
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Report

Nearby



494.6K VISITS WITHIN 1 YEAR



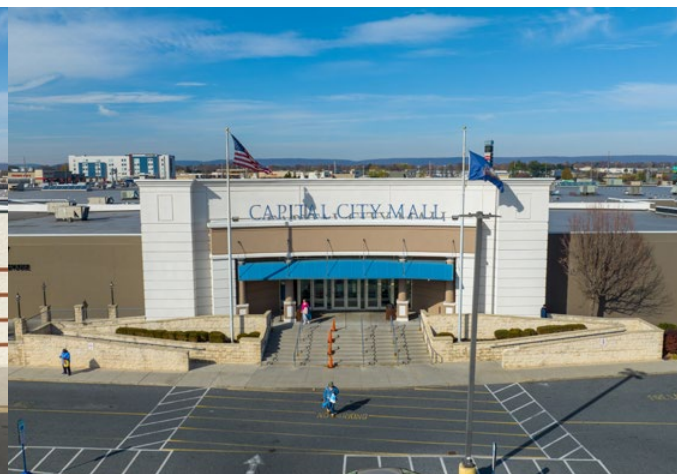
422.4K VISITS WITHIN 1 YEAR



221K VISITS WITHIN 1 YEAR



257.7K VISITS WITHIN 1 YEAR



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SITE PLAN



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MARKET OVERVIEW



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OUR LOCATIONS:

YORK OFFICE:

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York, PA 17402

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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
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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.

