



# North West Plaza

939 & 1189-1199 Loucks Road | York, PA 17404

**FOR LEASE: ± 1,200 SF**



Goodwill Industries of Southwest Florida, Inc. | Staples | DOLLAR TREE

ALDI | TSC TRACTOR SUPPLY CO. | CRUNCH | ASHLEY FURNITURE INDUSTRIES, INC.

MONRO AUTO SERVICE And TIRE CENTERS | Denny's

± 1,200 SF AVAILABLE

LOUCKS ROAD ± 82,000 VPD | ROOSEVELT AVE

Join National Retailers:



Join Neighboring Retailers:



Brad Rohrbaugh | Ryan Myers | Chad Stine | Justin Willits  
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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## PROJECT

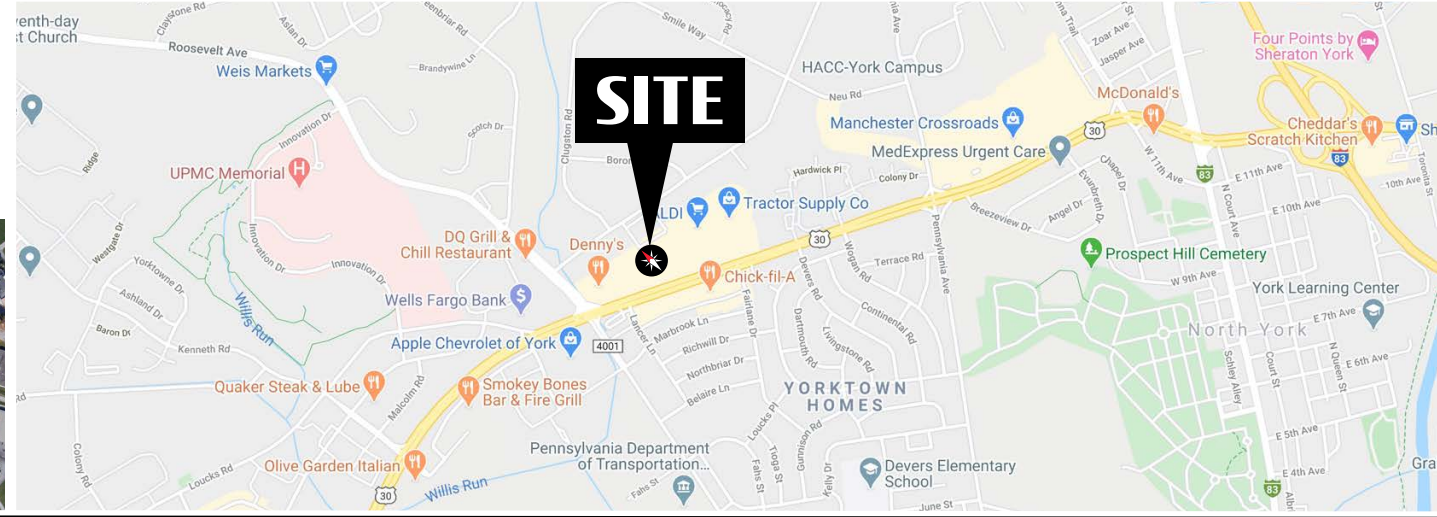
North West Plaza is a combination of 42,700 square-foot retail shopping center and pad sites, situated in the west-end of York, PA along Route 30 (82,000 VPD) and situated between Roosevelt Avenue & Interstate 83. The center is connected to the neighboring shopping center, Two Guys Commons, which is anchored by ALDI, Crunch Fitness, Tractor Supply, and Octapharma. North West Plaza is 100% percent occupied by a mix of national, regional, and local Tenants, such as; Denny's, Monro Muffler, Fujihana, Trust Cleaners, The Lube Center, and Kabinet King, just to name a few.

## LOCATION

Along with its great visibility and access to Route 30, this site benefits from a demographic area that includes top manufacturers in York County such as Target, Starbucks, Harley Davidson and Johnson Controls, all with substantial distribution centers along I-83 just a few short miles away, as well as UPMC Pinnacle Memorial Hospital's new 220,000 square foot replacement hospital, which is less than one mile away from North West Plaza and opened in August 2019.

## TRADE AREA

Adding to the stability of the project, North West Plaza shows a 20-minute drive time demographic of over 336,646 people with household incomes of more than \$75,123 and daytime employment demographics equally as strong with 161,342. The demographics within a 10-mile radius include 266,196 people in 105,144 homes, a labor force of 140,451 with an average household income of \$74,563. The area's growth since 2000 has increased over 15.6% with over 16,502 new homes.



DEMOGRAPHICS		3 MILE	5 MILE	7 MILE
	TOTAL POPULATION	86,944	139,785	197,767
	TOTAL EMPLOYEES	62,708	100,928	124,276
	AVERAGE HHI	\$59,607	\$70,939	\$73,274
	TOTAL HOUSEHOLDS	33,956	55,560	78,105



TRAFFIC COUNTS: LOUCKS ROAD (ROUTE 30): 82,000 VPD



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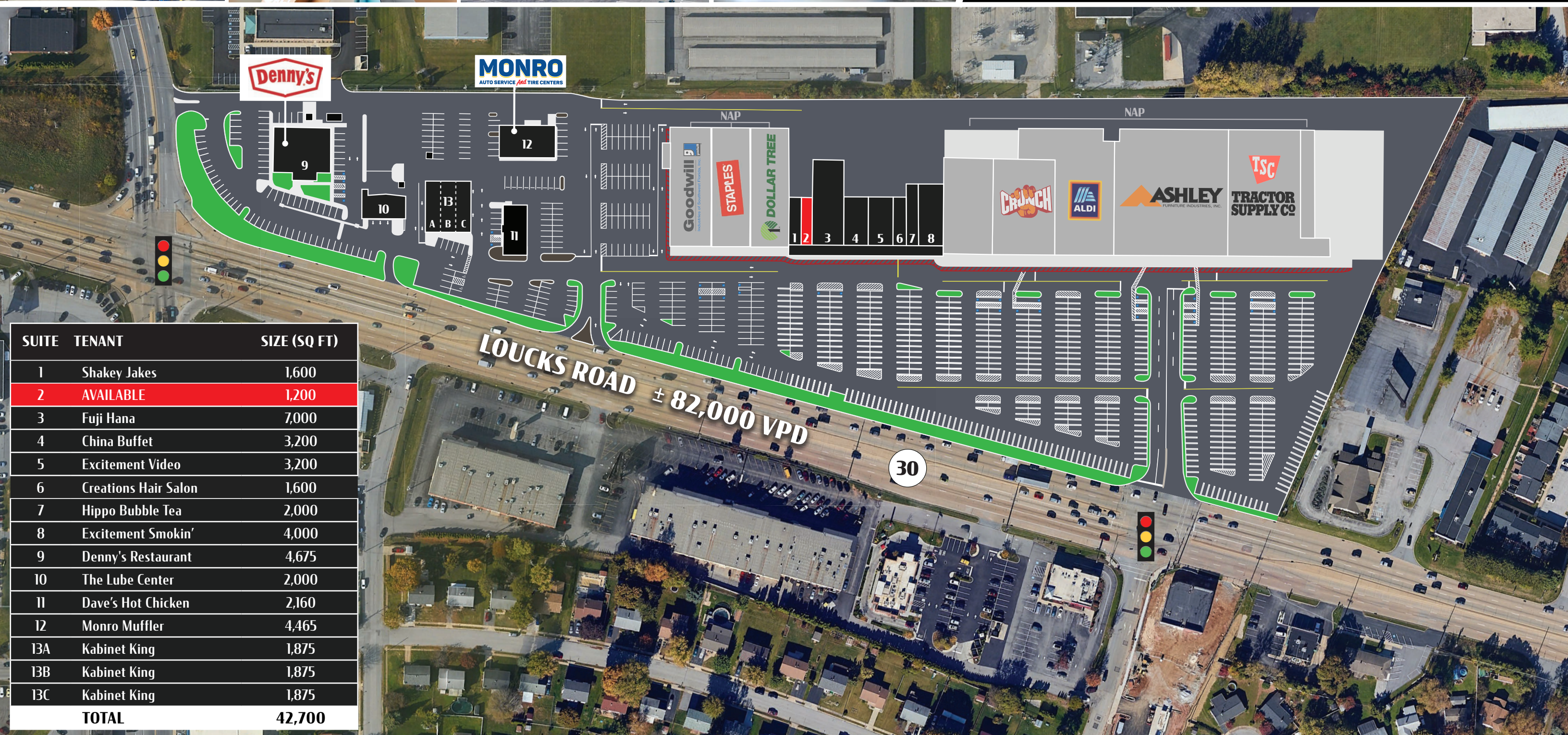


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SUITE	TENANT	SIZE (SQ FT)
1	Shakey Jakes	1,600
2	<b>AVAILABLE</b>	<b>1,200</b>
3	Fuji Hana	7,000
4	China Buffet	3,200
5	Excitement Video	3,200
6	Creations Hair Salon	1,600
7	Hippo Bubble Tea	2,000
8	Excitement Smokin'	4,000
9	Denny's Restaurant	4,675
10	The Lube Center	2,000
11	Dave's Hot Chicken	2,160
12	Monro Muffler	4,465
13A	Kabinet King	1,875
13B	Kabinet King	1,875
13C	Kabinet King	1,875
<b>TOTAL</b>		<b>42,700</b>



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**Two Guys Shopping Center**

- ALDI
- CRUNCH
- Staples
- DOLLAR TREE
- TSC TRACTOR SUPPLY CO
- Goodwill

**North West Plaza**

- MONRO
- Denny's

UPMC Pinnacle

**West Manchester TC**

- Walmart
- KOHL'S
- HOBBY LOBBY
- BUFFALO WILD WINGS
- at home
- MOD
- REGAL
- petco
- DSW
- AT&T
- GNC
- OUTBACK STEAKHOUSE
- LOFT
- KIRKLAND'S
- tropical CAFE

weis

QUAKER STEAK & LUBE

Jersey Mike's SUBS

ROYAL FARMS

DUNKIN'

30

CHIPOTLE MEXICAN GRILL

BURGER KING

Wendy's

Cheddar's SCRATCH KITCHEN

**Northgate Shopping Center**

- GROCERY OUTLET bargain market
- finito's
- McDonald's

83

**Manchester Crossroads**

- OLD NAVY
- PET SMART
- INTERIORSHOME
- Rite Aid
- Arby's
- the Vitamin Shoppe
- Friendly's

**Maple Village**

- MISSION BBQ
- WING STOP
- Maple Donuts
- PIVOT PHYSICAL THERAPY
- MATTRESS Warehouse
- Batteries + Bulbs
- LESLIE'S SWIMMING POOL SUPPLIES

OLLIE'S GOOD STUFF CHEAP

Olive Garden

**Delco Plaza**

- GIANT
- TJ-maxx
- LOWE'S
- ROSS
- PRESTO!
- five BELOW
- Panera BREAD
- Wendy's
- Bob Evans
- BB&T

**York Crossings**

- Great Clips
- metroPCS
- Little Caesars

HOSS'S FAMILY STEAK & SEA

TACO BELL

**Carlisle Commerce Center**

- verizon
- FC
- SUBWAY
- hair cutters

Target

Bj's

ISAAC'S

**Carlisle Commerce Center**

- weis
- PAPA JOHN'S
- planet fitness
- holiday hair
- BIG LOTS!
- DOLLAR GENERAL

# 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.

At Bennett Williams, your investments are always in good hands. Our retail Investment sales group provides top notch investment sales services for all categories of retail investments for both buyers and sellers alike, whether institutional or local, throughout the Central Pennsylvania landscape. Whether the asset is a single or multi-tenant, we pride ourselves in going above and beyond the expectations of the client to achieve maximum results. With over 60 years under our belt, and over 25 licensed real estate professionals, we possess the knowledge, experience, and dedication trusted by many in the investment sales segment of the industry.



Bennett Williams is a member of the Capital Markets Real Estate Network, a nationwide network of professionals dedicated to, and specializing in the capital markets segment of commercial real estate. CMRE is comprised of the most highly-qualified, best-experienced independent Capital Market real estate professionals.



## LISTING AGENTS:

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