

±1,510 - 3,020 SF

Shrewsbury Square

PA-851 & Mt. Airy Road | Shrewsbury, PA 17361

Available For Lease



Shrewsbury Commons | Walmart*

DOLLAR TREE | Advance! Auto Parts | McDonald's

ANYTIME FITNESS | FINE WINE & GOOD SPIRITS | Arby's | GameStop

Messina Highlands | FIVE GUYS BURGERS and FRIES

CHIPOTLE MEXICAN GRILL | Panera BREAD | at&t | POWER TRAIN

Great Clips | MATTRESS Warehouse | WELLSPAN HEALTH

Cocker & Garret | Ruby Tuesday | Hampton by Hilton

THE HOME DEPOT

Diverging Diamond Interchange Project

GIANT 22,000 VPD

851

TACO BELL | KFC | Chick-fil-A

Santander

MST MEMBERS 1ST FEDERAL CREDIT UNION

±1,510 SF

±1,510 SF

±2,400 SF

OOLA BOODIS

Starbucks

Property Overview

Shrewsbury Square is a ± 94,706 square foot dominant grocery-anchored retail center located directly off of I-83 (54,000 VPD) at the signalized intersection of PA-851 (22,000 VPD) and Mt Airy Road. The upscale shopping center offers a mix of both local and national retailers, including Giant, Starbucks, Chick-Fil-A and Hair Cuttery to name a few. The strong traffic count and strategic placement of Shrewsbury Square creates the perfect opportunity for any retailer to enter the Shrewsbury market off the main North/South roadway in the area.

Join Retailers

GIANT | Chick-fil-A

HAIR CUTTERY | MST MEMBERS 1ST FEDERAL CREDIT UNION | Starbucks

Santander

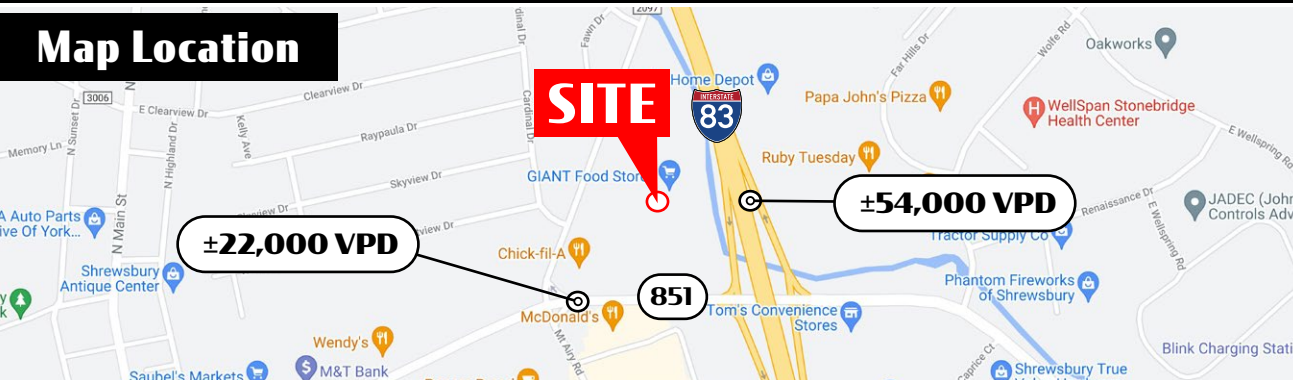
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Map Location



DEMOGRAPHICS	5 MILE	7 MILE	10 MILE
TOTAL POPULATION	28,855	41,505	93,898
TOTAL EMPLOYEES	8,778	10,436	25,977
AVERAGE HHI	\$101,665	\$103,652	\$101,173
TOTAL HOUSEHOLDS	11,221	15,916	36,084
TRAFFIC COUNTS: PA-851 ±22,000 VPD I-83 ±54,000 VPD			

Space Overview



±1,510 SF Available

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GIANT



Ashlee Lehman | Dave Nicholson | Brad Rohrbaugh | Chad Stine
For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



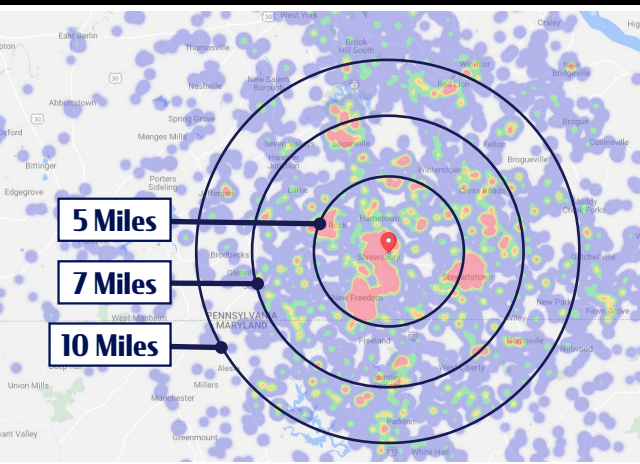
COMMERCIAL BROKERAGE. *Redefined.*

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VISITS PER YEAR

1.6 Million



AVG. DWELL TIME

47 Minutes



STATE RANKING

45/296



GIANT.

ANNUAL VISITS

962.6K

STATE RANKING

64/148

Surrounding Stats

STARBUCKS
Annual Visits: 128.1K

Santander
Annual Visits: 51.7K
1/40 State Ranking

GIANT
Annual Visits: 962.6K
64/148 State Ranking

Chick-fil-z
Annual Visits: 236.7K



54,000 VPD

22,000 VPD



Mt. Airy Road



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±1,510 - 2,400 SF

±1,510 SF
AVAILABLE

±1,510 SF
AVAILABLE



±2,400 SF
Available



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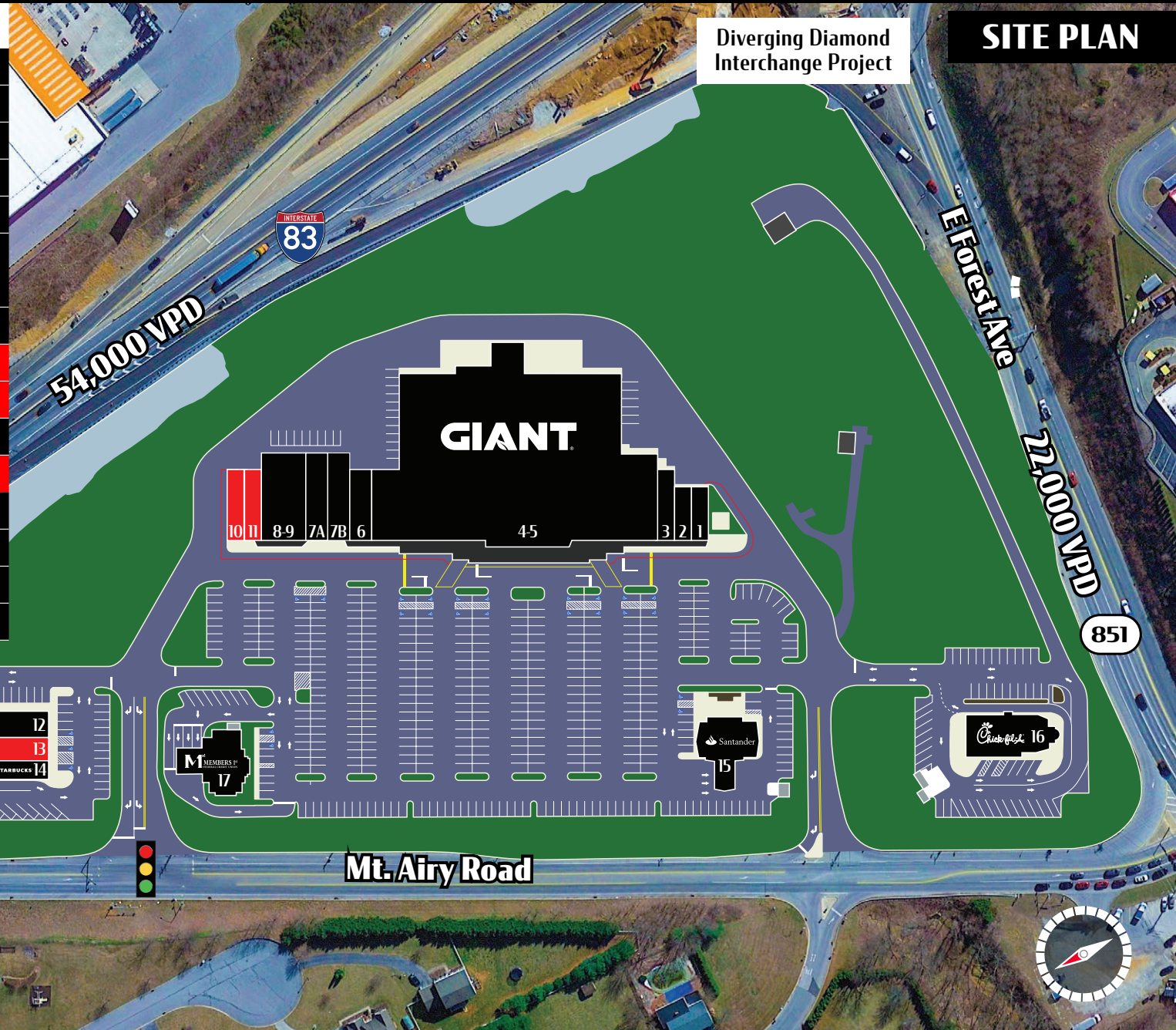
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SUITE	TENANT	SF
1	Hair Cuttery	1,200
2	Runkle's	1,200
3	Sons of Sicily	1,600
4-5	Giant Food Supermarket	61,185
6	Mr. Eye Dr	2,440
7A	Nail Salon	2,500
7B	Howard Hanna	2,500
8-9	Madden PT	5,180
10	AVAILABLE	1,510
11	AVAILABLE	1,510
12	Oola Bowls	2,400
13	AVAILABLE	2,400
14	Starbucks	1,600
15	Santander Bank	3,200
16	Chick-fil-A	4,281
17	Members 1st Federal Credit Union	-



SITE PLAN

Diverging Diamond Interchange Project



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MARKET AERIAL



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ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

COMMERCIAL BROKERAGE. *Redefined.*

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

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205
State College, PA 16803

WEST CHESTER OFFICE:

107 E Chestnut St, Suite 1
West Chester, PA 19380

NEW JERSEY OFFICE:

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

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LANDLORD
REPRESENTATION

TENANT
REPRESENTATION

INVESTMENT
SALES

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.

