

±1,510 - 2,500 SF

Shrewsbury Square

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

Available For Lease



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, Verizon, Chic-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



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



COMMERCIAL BROKERAGE. *Redefined.*

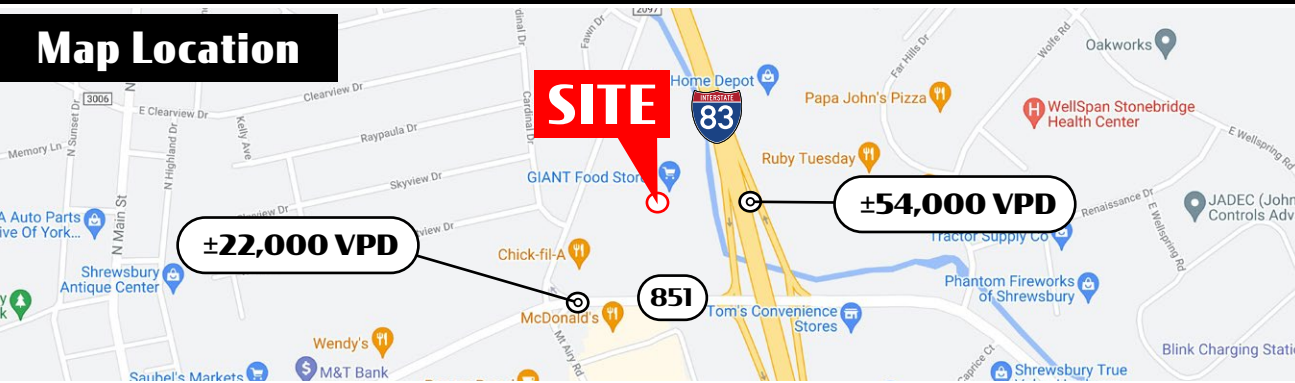
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Map Location



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



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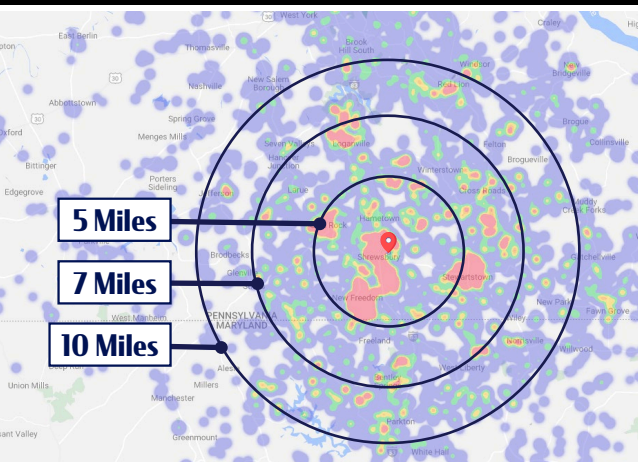
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of Visits

High

Low



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

851

Mt. Airy Road



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±2,500 SF of Inline Space



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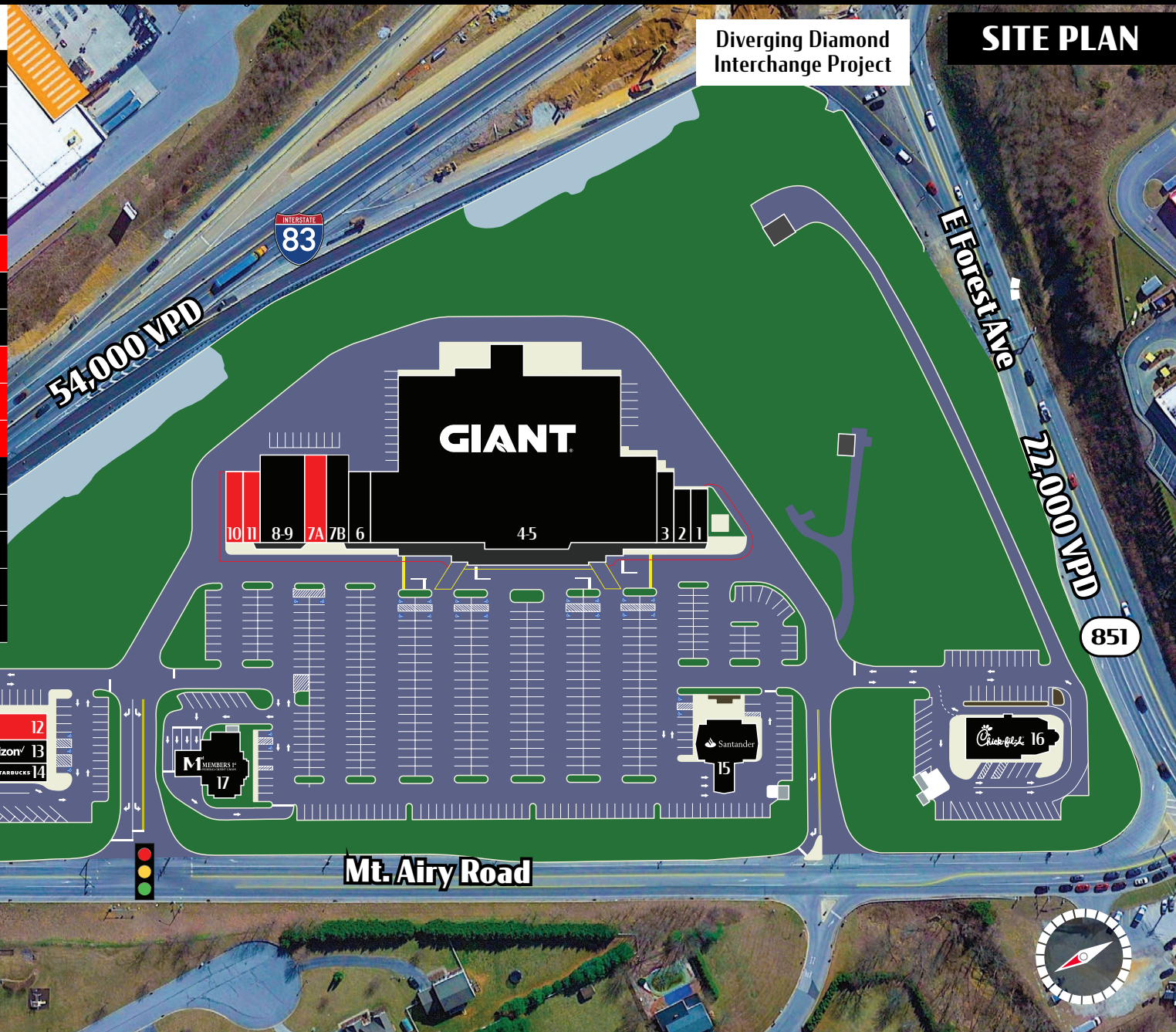
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SUITE	TENANT	SF
1	Hair Cuttery	1,200
2	Runkle's	1,200
3	Sons of Sicily	1,600
4-5	Giant Food Supermarket	61,185
6	Mr. Eye Dr	2,440
7A	AVAILABLE	2,500
7B	Howard Hanna	2,500
8-9	Madden PT	5,180
10	AVAILABLE	1,510
11	AVAILABLE	1,510
12	AVAILABLE	2,400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



Diverging Diamond
Interchange Project

SITE PLAN



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ACTIVE MEMBER OF:
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NETWORK

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MARKET AERIAL



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About Bennett Williams

Bennett Williams
COMMERCIAL REAL ESTATE

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.

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