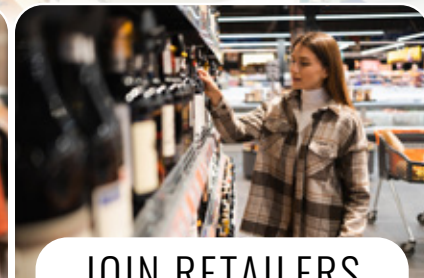


AVAILABLE FOR LEASE

Palmyra SHOPPING CENTER

901 E. Main Street | Palmyra, PA 17078

Bennett Williams
COMMERCIAL REAL ESTATE



JOIN RETAILERS

weis



FINE WINE & GOOD SPIRITS



T Mobile

Davita

Palmyra

SHOPPING CENTER

PROJECT OVERVIEW

Palmyra Shopping Center is a 111,051 square foot anchored grocery center in Palmyra, Lebanon County, PA. The shopping center is located along East Main Street, which is the main retail corridor and travel artery that connects Hershey, Hummelstown, Palmyra, Annville and Lebanon. The current tenant lineup includes Weis Market, Goodwill, Davita, Great Clips, and PA Wine & Spirits, just to name a few.

ANCHOR TENANTS

Weis - 46,912 SF

Goodwill - 18,104 SF

AVAILABLE SPACE

± 2,000 - 3,045 SF

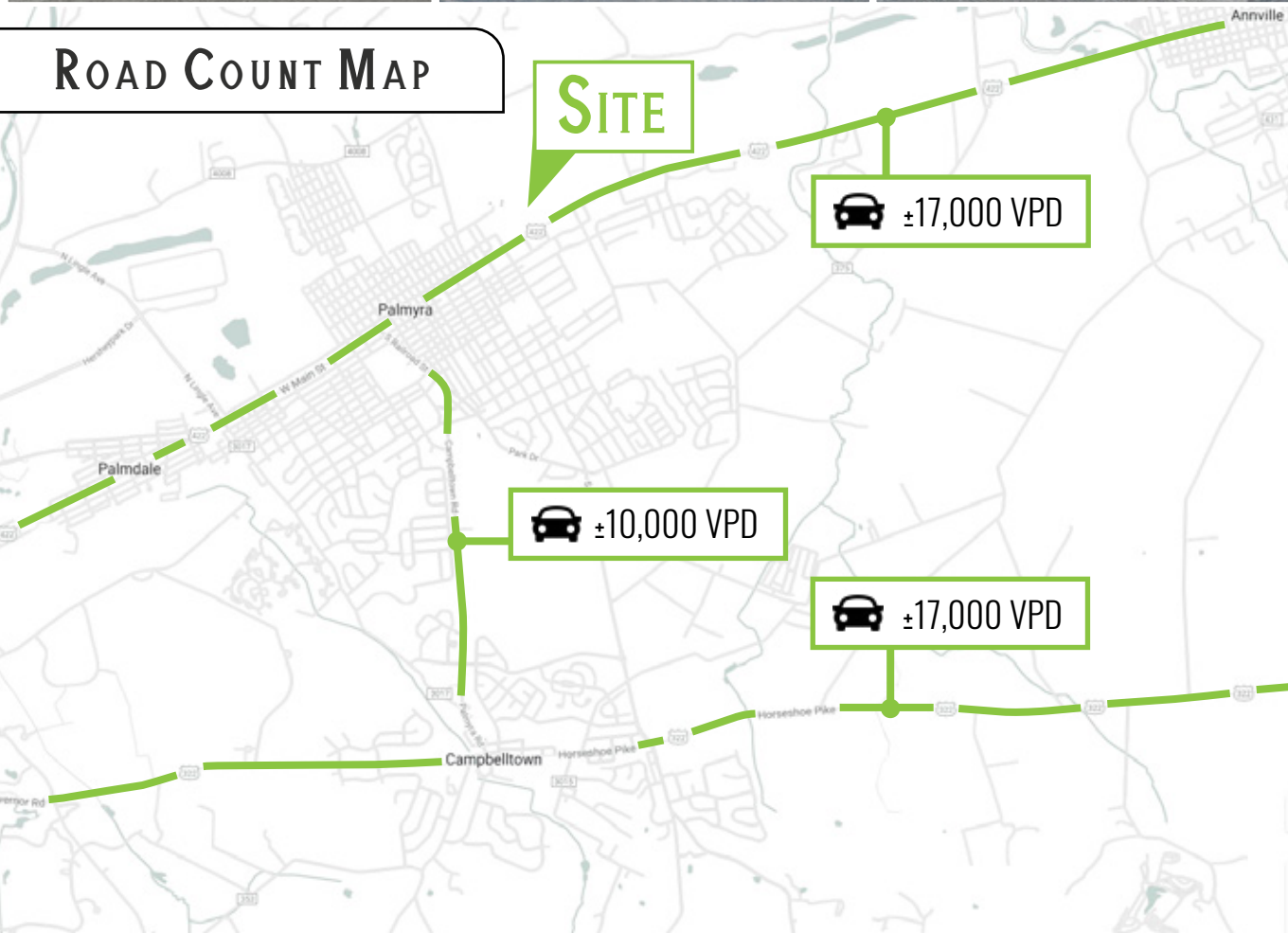


PROPERTY LOCATION

Palmyra Shopping Center is strategically situated along East Main Street with exceptional frontage. East Main Street has become the area's main retail hub, pulling traffic from surrounding markets. Major retailers in the area include Walmart, Lowe's, Rite Aid Pharmacy, Grocery Outlet, Advanced Auto Parts, and many more.



ROAD COUNT MAP



TRADE AREA

Adding to the stability of the market are the 10-mile radius and 20-minute drive time demographics. Within a 20-minute drivetime, you will find 101,927 people in 40,112 households with an average annual income of \$99,356. The 10-mile radius demographics are even stronger, showing 173,288 people in 68,256 households with an average annual income of \$92,078. The area daily traffic is also attributed to the +/- 6,000 businesses and +/- 65,000 employees in the general area.

DEMOGRAPHICS	1 MILES	5 MILES	10 MILES
POPULATION	6,298	47,968	194,578
TOTAL HOUSEHOLDS	2,379	19,249	76,962
AVG HHI	\$88,505	\$95,238	\$92,238
TOTAL EMPLOYEES	774	23,776	70,927

Palmyra
SHOPPING CENTER



SITE PLAN



SPACE	TENANT	AREA (SQ FT)
1	McDonald's	3,886
2	Three I's	2,805
3	Cornerstone Dollar Store	3,045
4	Nail Creations	620
6	Goodwill	18,104
7	AVAILABLE	3,045
8	Great Clips	1,500
10	PA Wine and Spirits Store	2,228
11	AVAILABLE	2,000
12	DaVita Dialysis	6,150
13	Kylin Asian Fusion	2,414
14	Lush Laquer	2,000
15	Drayer Physical Therapy	2,500
16	H&R Block	1,500
17	Subway	1,900
18	Weis	46,912
20	Company Dance	5,890

Palmyra
SHOPPING CENTER

E. Main Street - ±17,000 VPD

422



RETAIL MARKET AERIAL

Palmyra SHOPPING CENTER

weis **goodwill** **McDonald's**

Davita Kidney Care **FINE WINE & GOOD SPIRITS**



TangerOutlets



Hershey Towne Square

PRIMANTI BROS. **Jenny Holm** **Starbucks**

tropical CAFE **FIRST WATCH** **IRON HILL**

Great Clips **UNITED STATES POST OFFICE** **IRON HILL**

Northside Commons

REDNER'S **DOLLAR TREE** **SUBWAY** **jbt**



Palmyra SHOPPING CENTER

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.

Our Retail Leasing Team provides top notch retail leasing services for all categories of retail real estate, whether institutional or local/regional, throughout the Central Pennsylvania landscape. We offer our vast knowledge, expertise and advanced network to leverage our long-standing relationship, to benefit your Investment.

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RETAIL BROKERAGE. **REDEFINED.**

Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, change in price, prior sale, withdrawal without notice, or other conditions.