

AVAILABLE FOR LEASE

# THE POINT SHOPPING CENTER

Bennett Williams  
COMMERCIAL REAL ESTATE

4203 Union Deposit Road | Harrisburg, PA 17111



JOIN RETAILERS

**GIANT**

**Burlington**

**Panera**  
BREAD®

**DOLLAR TREE**

A recently renovated and expanded Giant Food Store anchors The Point Shopping Center. This property offers an ideal mix of stores on a national and local level, with categories in fast casual food, professional services and discount retail. Its tenants include Burlington Coat Factory, Dollar Tree and Panera Bread. The Point has a highly visible location on I-83 and Union Deposit Road, and also benefits from easy accessibility to nearby office and medical buildings, solid surrounding residential communities and strong grocer loyalty.

## ANCHOR TENANTS

**Giant** - 73,042 SF

**Burlington** - 44,147 SF

**Barton's Home Outlet** - 26,553 SF

**Autozone** - 24,890

## MAJOR RETAILERS

**Dollar Tree** - 8,140 SF

**PA Wine and Spirits** - 8,008 SF

**Infinitos** - 5,750 SF

**Plato's Closet** - 5,200 SF

**Panera Bread** - 5,188 SF

**Aspen Dental** - 4,482 SF

**Burger King** - 3,500 SF

**Supercuts** - 1,508 SF

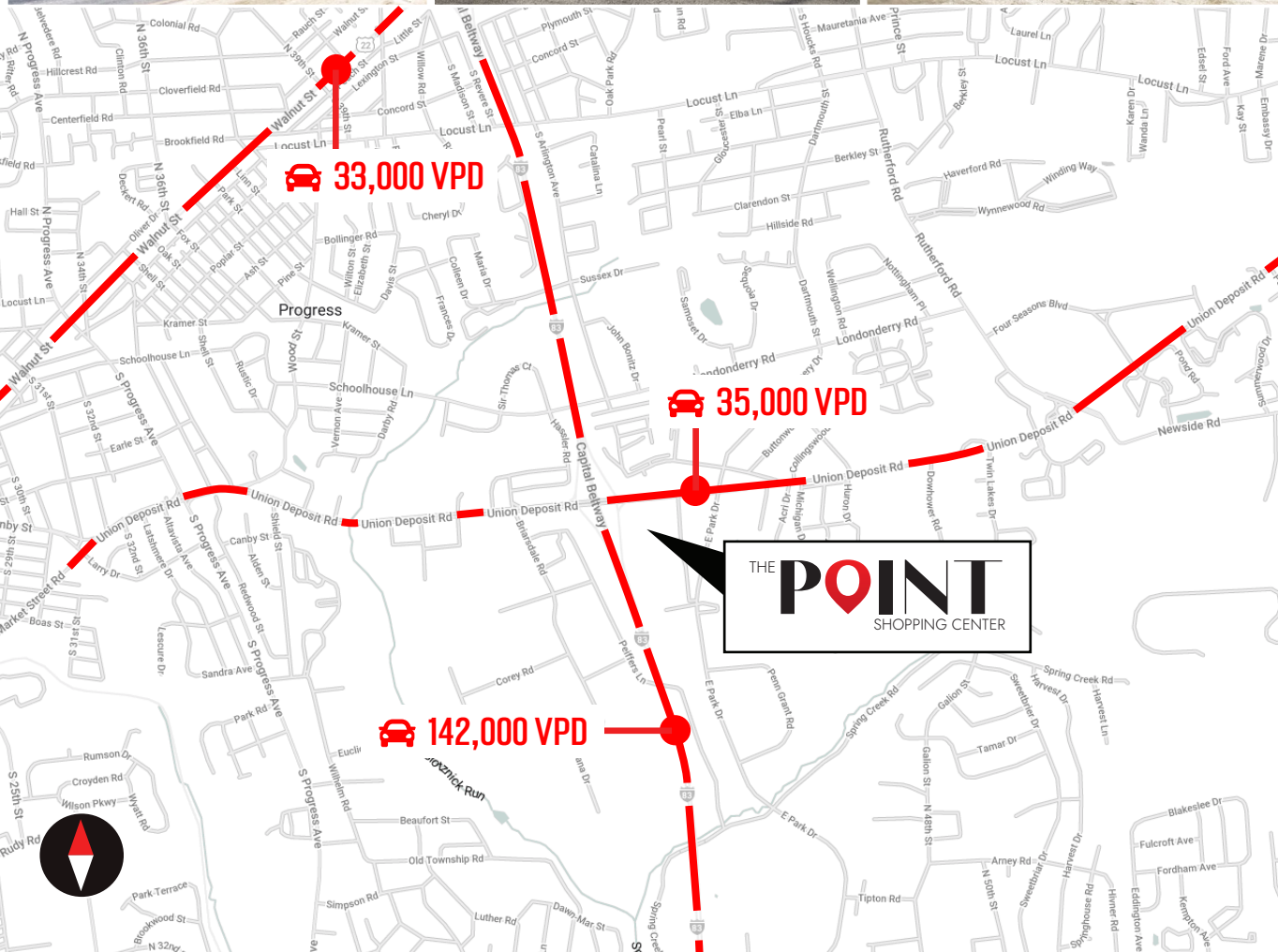
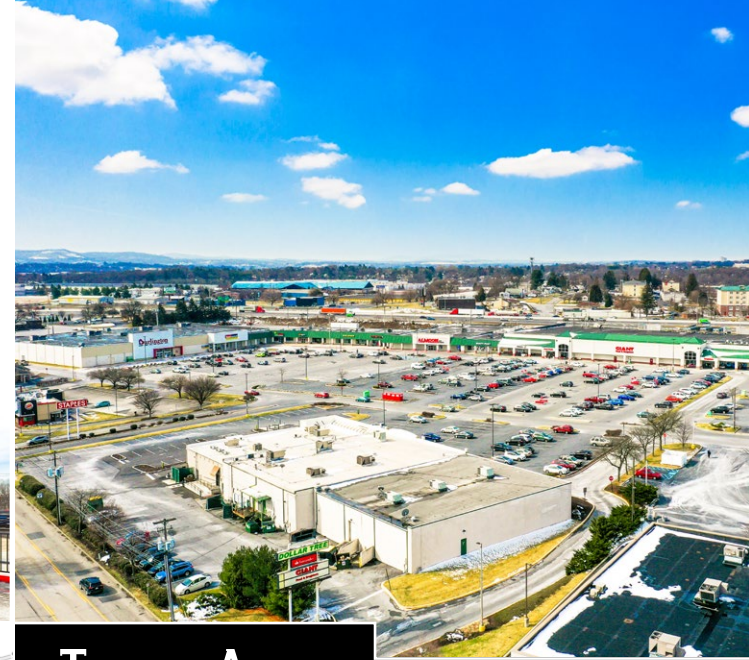
## AVAILABLE SPACE

±2,550 - 24,000 SF



# PROPERTY LOCATION

The Point is ideally positioned next to the Interstate 83 on and off ramp, making it also easily accessible from Route 22 and Interstate 81. Union Deposit Road has become one of Harrisburg's few retail hubs, pulling traffic from surrounding markets. Major retailers in the area include Crunch Fitness, Lowe's, Starbucks, Big Lots, Price Rite, and many more.



## 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 309,397 people in 128,596 households with an average annual income of \$85,190. The 10-mile radius demographics are even stronger, showing 375,237 people in 154,608 households with an average annual income of \$89,775. The area daily traffic is also attributed to the +/- 15,000 businesses and and +/- 235,000 employees in the general area.

DEMOGRAPHICS	1 MILES	5 MILES	10 MILES
POPULATION	9,185	186,326	375,237
TOTAL EMPLOYEES	7,674	135,504	235,757
TOTAL HOUSEHOLDS	4,365	77,696	154,608
AVG HHI	\$67,275	\$75,835	\$89,775

# ANNUAL VISITS



**Annual Visits**  
60.4K



**Annual Visits**  
367.6K  
8/28 State Ranking

FINE WINE & GOOD SPIRITS

**Annual Visits**  
63.3K  
15/134 State Ranking



**Annual Visits**  
1.3M  
19/146 State Ranking



**Annual Visits**  
71.2K

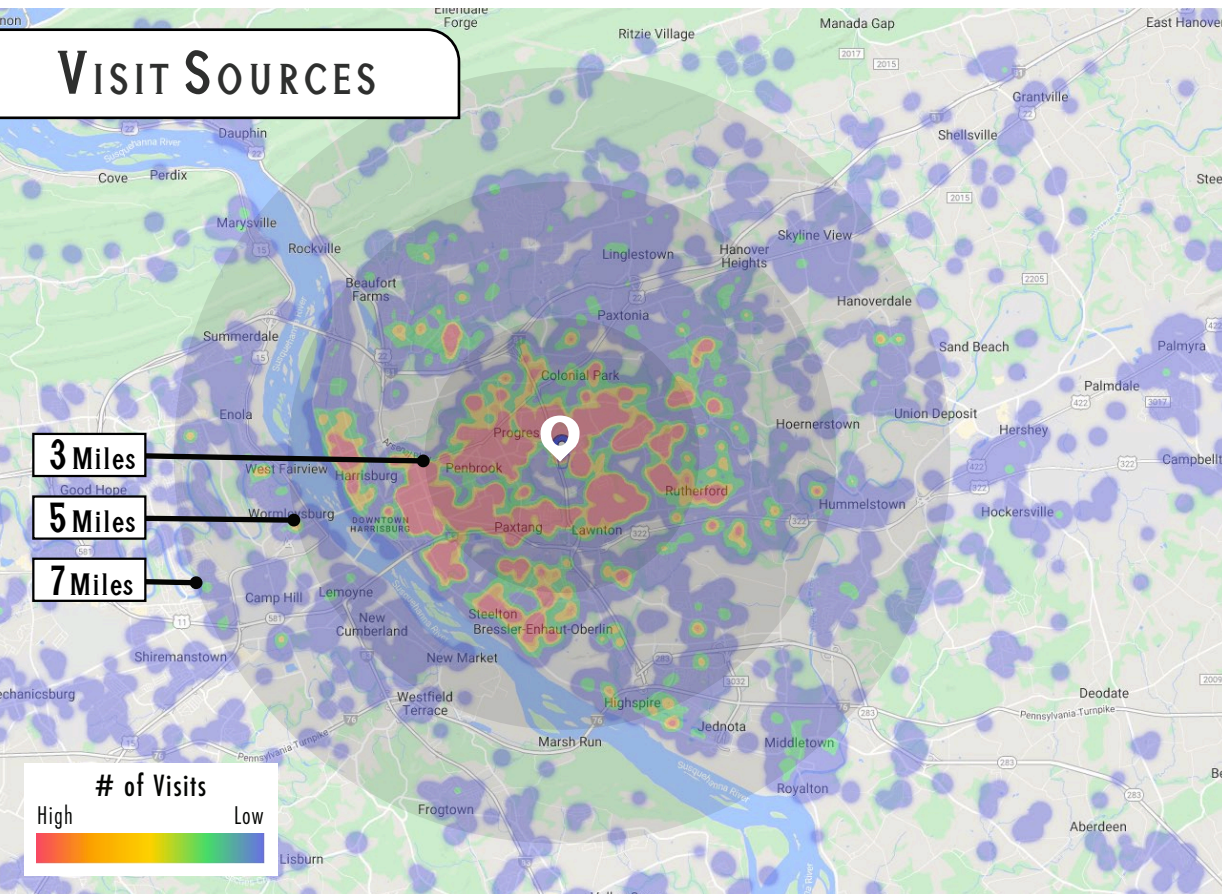


**Annual Visits**  
124.4K



**Annual Visits**  
193.5K  
11/415 State Ranking

# VISIT SOURCES



# TOP TENANTS

**GIANT**  
1.3M Visits

**Burlington**  
367.6K Visits

**DOLLAR TREE**  
124.4K Visits

# CENTER OVERVIEW

ANNUAL VISITS	2.5M
ANNUAL VISITORS	397.4K
ANNUAL VISIT FREQUENCY	6.37
AVG. DWELL TIME	44 min

# SITE PLAN

SPACE	TENANT	AREA (SQ FT)
1	AVAILABLE	24,000
2	Buffalo Wild Wings Go	1,508
3	Vina Nails	1,245
4	Giant	73,042
5	Beauty Point Beauty Supply	6,500
6	Autozone	24,890
7	Plato's Closet	5,200
8	PA Wine and Spirits Store	8,008
9	AVAILABLE	2,550
10	Rituals for Beauty	1,600
11	Infinitos	5,750
12A	Barton's Home Outlet	26,553
12B	Burlington	44,147
13	Santander Bank	3,200
14	Burger King	3,500
15	Panera Bread	5,188
16	Shinjuku Station	6,190
17	Aspen Dental	4,482
18	Dollar Tree	8,140
19	Giant Fuel	3,585
20	Citizens Bank	3,055



# RETAIL MARKET AERIAL

**Dauphin Plaza**

Price Rite MARKETPLACE Ashley HOMESTORE BIG LOTS! CRUNCH DOLLAR GENERAL SUBWAY metroPCS SALLY BEAUTY SUPPLY H&R BLOCK

Lowe's

UPMC  
LIFE CHANGING MEDICINE  
145 Beds



Little Caesars IHOP AT&T DUNKIN' Hampton Inn Arby's

Eagle's Crest  
APARTMENT HOMES

P.J. WHELIHAN'S WAFFLE HOUSE Ritas SHEETZ McDonald's Express OUTBACK Fulton Bank Wendy's

THE **POINT**  
SHOPPING CENTER

GIANT FINE WINE & GOOD SPIRITS DOLLAR TREE Burlington AspenDental Panera BREAD home DEPOT OUTLET Kitchens, Baths, Floors & More BURGER KING



**Union Square SC**

weis Gabe's Advance Auto Parts MAJIK DOLLAR TREE GameStop THE SALVATION ARMY Starbucks JIFFY LUBE

Best Western.



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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