

±2,620 SF Available

# DILLERVILLE SQUARE

*For Lease*

1025 Dillerville Rd | Lancaster, PA 17603



## *Property Overview*

**Dillerville Square** is located at 1025 Dillerville Road in Lancaster, PA. This center currently has a 2,620 square foot space available for lease and is ideally positioned right outside the Northwest corner of the City of Lancaster with close proximity to Franklin and Marshall College (2,209 students). This site benefits from great visibility and exposure, ample parking, and pylon signage on Dillerville Road. Nearby retailers include Iron Hill Brewery, CVS, Sola Salons, and Lululemon, just to name a few.



Ashlee Lehman | Cale Brusco | Brad Rohrbaugh | Chad Stine  
 For Leasing Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*

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## Local Map



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	12,182	111,892	189,913
TOTAL EMPLOYEES	13,588	75,190	108,905
AVERAGE HHI	\$101,392	\$82,208	\$94,976
TOTAL HOUSEHOLDS	4,694	44,636	74,074

### TRAFFIC COUNTS:

Dillerville Rd - ± 15,000 VPD | Harrisburg Pike - ± 17,000 VPD



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Peking Palace



LIFE IN CHRIST CHURCH

The Room HAIR SALON

Dillerville Road = ±15,000 VPD

Waffle House

Wendy's



FRANKLIN & MARSHALL COLLEGE  
±2,209 Students

north museum  
of NATURE and SCIENCE

IRON HILL  
BREWERY & RESTAURANT  
CRAFT KITCHEN. SCRATCH BREWERY.



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ACTIVE MEMBER OF:  
RETAIL BROKERS NETWORK

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## Site Plan



SUITE	TENANT	SF
1	Ethio-African Store	1,300
2	Peking Palace	2,500
3	Country Pets	1,000
4	Lancaster Nails	1,400
5	Church	6,500
6	Hair Salon	750
7	Awash Restaurant	2,620
<b>8</b>	<b>AVAILABLE</b>	<b>2,620</b>
9	Mexican Store and Restaurant	1,800
10	Tattoo Shop	1,500
11	Steve Automobile	2,800
<b>CENTER TOTAL</b>		<b>24,790</b>

**BW** COMMERCIAL  
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## MARKET AERIAL

### Granite Run Square



### Chelsea Square



### Overlook Town Center



### Hawthorne Centre



### Parkview Plaza



### Fruitville Crossings



### Lancaster Shopping Center



### Park City Mall



### Red Rose Commons



### Shoppes at the Pikes



### Golden Triangle SC



## DILLERVILLE SQUARE



### Shoppes at Belmont



### The Crossings at Conestoga Creek



# 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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York, PA 17402

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### NEW JERSEY OFFICE:

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