

For Sale/Lease

WEST MANCHESTER PAD

±2.4 Acres

York, PA 17408



Available
±2.4 AC

Carlisle Road
±26,000 VPD

74

30 Exit



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



COMMERCIAL BROKERAGE. *Redefined.*

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Property Overview

Located along one of York's greatest shopping destinations is an ideal pad site opportunity for a retailer(s) who are looking to break into the retail corridor along Carlisle Road on the Western side of York, PA. This opportunity is ideally positioned with easy access to Route 30 and Route 74, giving it the capability to service surrounding markets like Dover, Shrewsbury, Manchester, and Wrightsville. Nearby national retailers include Target, Walmart, Lowe's, Hobby Lobby, and Kohl's, just to name a few.

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	6,440	75,856	142,078
TOTAL EMPLOYEES	4,390	41,197	66,814
AVERAGE HHI	\$66,367	\$71,171	\$76,899
TOTAL HOUSEHOLDS	2,946	29,327	55,822
TRAFFIC COUNTS: Carlisle Rd ± 26,000 VPD Rt 30 ± 52,000 VPD			

SURROUNDING MARKET



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Bennett Williams

COMMERCIAL REAL ESTATE

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

LISTING AGENTS:



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LANDLORD
REPRESENTATION

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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.

