

AVAILABLE FOR LEASE

Camp Hill

SHOPPING CENTER

Bennett Williams
COMMERCIAL REAL ESTATE

3307 East Trindle Road | Camp Hill, PA



JOIN RETAILERS



BARNES & NOBLE





Camp Hill Shopping Center is a 464,765 square foot power center in Camp Hill, PA, a suburb of Harrisburg. The shopping center is located along S 32nd Street and Trindle Road with four points of access, two being fully signalized. Other highlights include ample parking and plenty of pylon signage. The current tenant lineup includes Boscov's, LA Fitness, Giant Grocery, Barnes and Noble, and Panera Bread, just to name a few.

ANCHOR TENANTS

Boscov's - 159,040 SF

Giant - 92,939 SF

LA Fitness - 45,000 SF

Orthopedic Institute of PA - 40,904 SF

Barnes & Noble - 24,908 SF

Staples - 20,000 SF

NATIONAL RETAILERS

Five Below - 8,220 SF

Arby's - 5,000 SF

Appalachian Running Co. - 5,015 SF

Panera Bread - 4,600 SF

Carter's - 4,600 SF

Lenscrafters - 3,890 SF

Chico's - 3,785 SF

Noodles and Company - 2,578 SF

Sally Beauty - 1,349 SF

AVAILABLE SPACE

± 6,527 SF



PROPERTY LOCATION

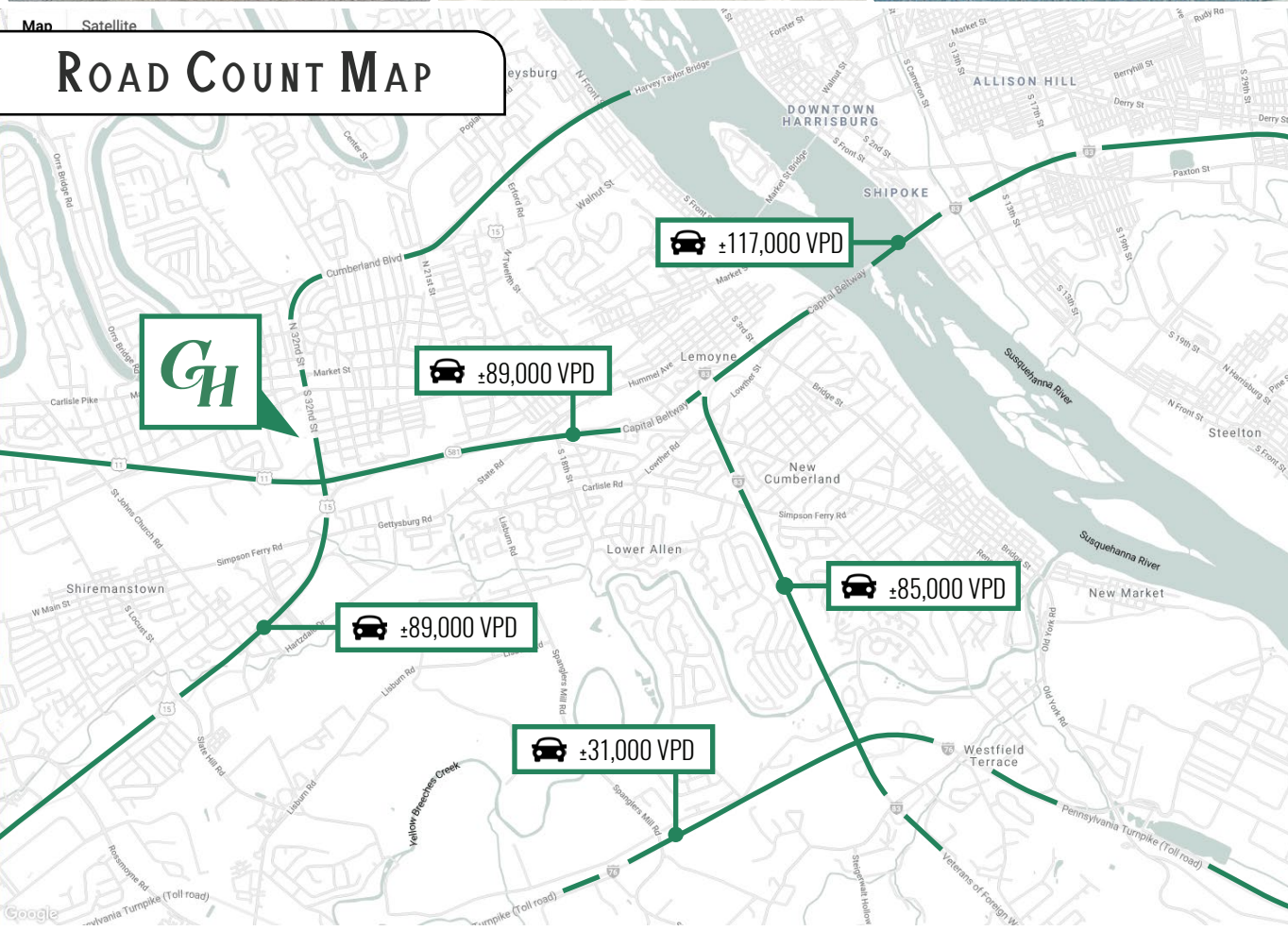
Camp Hill Shopping Center is ideally positioned in the center of the market, with easy access to Route 15 and Route 11. Nearby are other major centers like Capital City Mall and Harrisburg West Shopping Center, where you will find National Retailers like Aldi, Macy's, JC Penny, Dave and Buster's, Trader Joe's, 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 drive time, you will find 328,285 people in 134,102 households with an average annual income of \$86,018. The 10-mile radius demographics are even stronger, showing 364,272 people in 149,315 households with an average annual income of \$88,125. The area daily traffic is also attributed to the +/- 15,000 businesses and and +/- 225,000 employees in the general area.

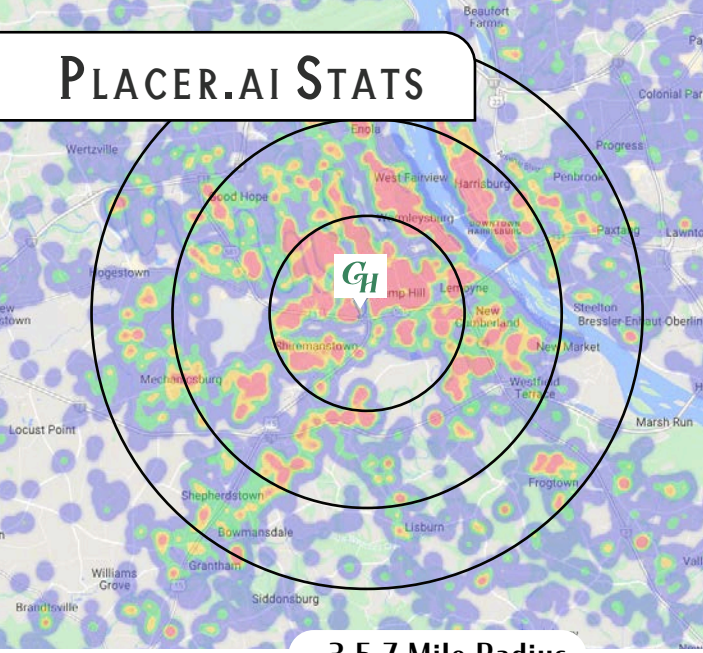
ROAD COUNT MAP



DEMOGRAPHICS	1 MILES	5 MILES	10 MILES
POPULATION	7,706	180,197	364,272
TOTAL EMPLOYEES	9,637	134,362	223,756
TOTAL HOUSEHOLDS	3,304	75,289	149,315
AVG HHI	\$105,296	\$86,997	\$88,125

Camp Hill
SHOPPING CENTER

PLACER.AI STATS



3-5-7 Mile Radius



ANNUAL VISITS

3.9M



VISIT FREQUENCY

5.82



AVERAGE DWELL TIME

51 Minutes



STATE RANKING

33/348

GIANT

Annual Visits

1.6 Million

State Ranking

1/150



five BELOW

Annual Visits
182.2K

Staples

Annual Visits
224.5K
6/66 State Ranking

Boscov's

Annual Visits
663.5K

LAIFITNESS
Annual Visits
252.7K

Panera BREAD

Annual Visits
287.3K
7/94 State Ranking

BARNES & NOBLE
Annual Visits
333.8K
9/22 State Ranking

GIANT

Annual Visits
1.6M
2/150 State Ranking

Arby's

Annual Visits
106.3K
15/131 State Ranking

15

E Trindle Road

±39,000 VPD



SPACE	TENANT	AREA (SQ FT)	SPACE	TENANT	AREA (SQ FT)	SPACE	TENANT	AREA (SQ FT)	SPACE	TENANT	AREA (SQ FT)
1	Arby's	5,000	8	AT&T	2,737	19	Noodles & Company	2,578	30	Orthopedic Institute of PA	40,904
2	Barnes and Noble	24,908	9	Urgent Vet	3,282	20	Sally Beauty	1,349	31	LA Fitness	45,000
3	Great Clips	1,048	10	PNC Bank	3,650	21	Nail Salon	1,905	15	Bio Life	±21,000
4	Lenscrafters	3,890	11	Chico's	3,785	24	Santander Bank	3,200			
5	Panera Bread	4,600	12	Carter's	4,600	25	Boscov's	159,040			
6	Element Massage	2,362	13	Five Below	8,220	26	First National Bank	3,700			
7	Appalachian Running Co.	5,015	14	Staples	20,000	27	Wells Fargo Bank	3,500			
7A-C	Shoe Fly	6,985	14A	AVAILABLE OFFICE	6,527	28	Giant	92,939			

CH RETAIL MARKET AERIAL



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

NEW JERSEY OFFICE:

236 E. Route 38, Suite 130
Moorestown, NJ 08057

LISTING AGENTS:



BLAKE SHAFFER

BShaffer@bennettwilliams.com



CAIT COURTNEY

CCourtney@bennettwilliams.com



BRAD ROHRBAUGH

BRohrbaugh@bennettwilliams.com



CHAD STINE

CStine@bennettwilliams.com

CONTACT US

717.843.5555 | www.bennettwilliams.com

LANDLORD
REPRESENTATION

TENANT
REPRESENTATION

INVESTMENT
SALES

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.

