

# Bethel Business Center

2300 CAMP SWATARA RD | MYERSTOWN, PA | 17067



## PROPERTY OVERVIEW

**Bethel Business Center** strategically sits at the Frystown Interchange off Interstate 78 (43,000 VPD) in Myerstown, PA. The proposed, 90+ acre mixed-use development is suited for a multitude of uses, including industrial, office and retail space. Bethel Business Center is ideally located for a convenience user, quick-service or sit-down restaurant, hotel, automotive or medical user! Contact our team today to discuss further!

**± 90 AC  
FOR SALE/LEASE**



**Cale Bruso | Adam Hagerman | 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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DEMOGRAPHICS	5 MILE	7 MILE	10 MILE
TOTAL POPULATION	9,715	29,365	86,166
TOTAL EMPLOYEES	2,252	7,786	22,918
AVERAGE HHI	\$104,869	\$103,753	\$92,170
TOTAL HOUSEHOLDS	3,434	11,217	33,260

TRAFFIC COUNTS: I-78 ± 43,000 VPD



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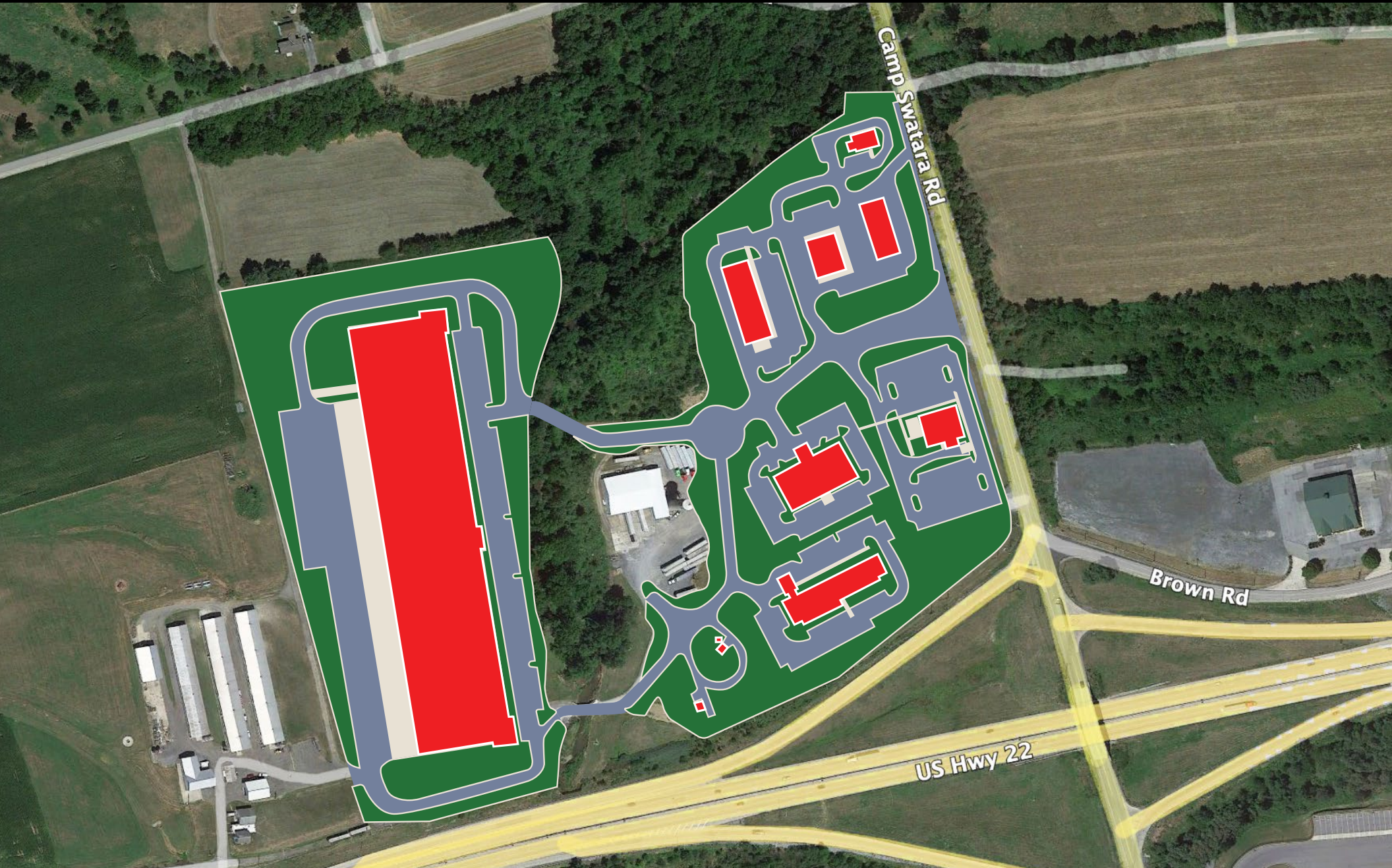


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ACTIVE MEMBER OF:  
**RETAIL** BROKERS NETWORK

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## MARKET OVERVIEW



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# 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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## OUR LOCATIONS:

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### CONTACT US

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