

# Keystone Crossings

561 W MAIN AVE | MYERSTOWN, PA | 17067



## PROPERTY OVERVIEW

**Keystone Crossings** proposes a unique, brand-new retail development entering the Myerstown, PA market in early 2025. Positioned at the corner of Main Ave ( $\pm$ 1,100 VPD) and Ramona Road, this project is strategically positioned with frontage to the main thoroughfare in Myerstown, PA. Keystone Crossings features a unique opportunity for any retailer or tenant looking to penetrate the Myerstown market. The  $\pm$  42-acre development is situated for a variety of uses, including but not limited to retail, medical, automotive, or hospitality. Contact our team today to discuss further!



**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)



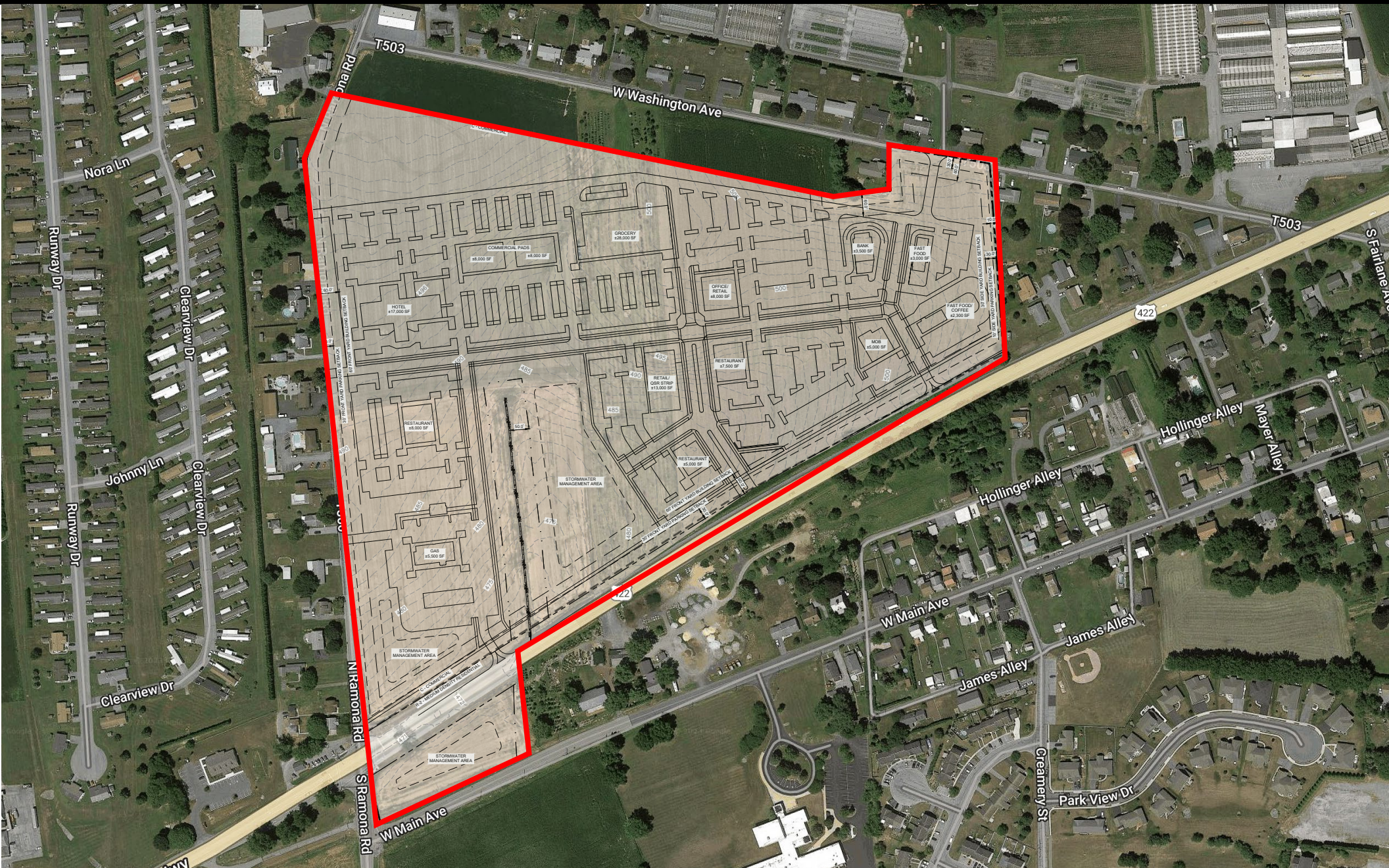
COMMERCIAL BROKERAGE. *Redefined.*



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± 42 AC  
FOR SALE/ LEASE



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| DEMOGRAPHICS                               | 3 MILE    | 5 MILE   | 7 MILE   |
|--------------------------------------------|-----------|----------|----------|
| TOTAL POPULATION                           | 13,858    | 42,614   | 85,133   |
| TOTAL EMPLOYEES                            | 5,265     | 10,869   | 25,782   |
| AVERAGE HHI                                | \$108,521 | \$94,935 | \$88,540 |
| TOTAL HOUSEHOLDS                           | 5,510     | 16,388   | 32,847   |
| TRAFFIC COUNTS: W Lincoln Ave ± 15,000 VPD |           |          |          |



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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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### CONTACT US

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