

# Shoppes @ Schuylkill

1468 PA-61 | Pottsville, PA 17901

Nearby:

**GIANT.**



**Staples**



**Ollie's Bargain Outlet**  
GOOD STUFF CHEAP

*Conceptual Plan*



## PROPERTY OVERVIEW

The Shoppes at Schuylkill features a unique opportunity for any retailer looking to enter the Schuylkill County retail market. The project is a +/- 8.50 acre tract strategically positioned along Route 61 (21,000 VPD) located between Pottsville and Schuylkill Haven. The Shoppes at Schuylkill features cross access into the neighboring Shopping Center, which features the likes of Giant, Staples, Planet Fitness, Ollies, Advance Auto, Dollar General and more! This development is ideal for a multitude of uses, including but not limited to retail, hospitality, medical, office, convenience and more.



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

ACTIVE MEMBER OF:  
**RETAIL** BROKERS NETWORK

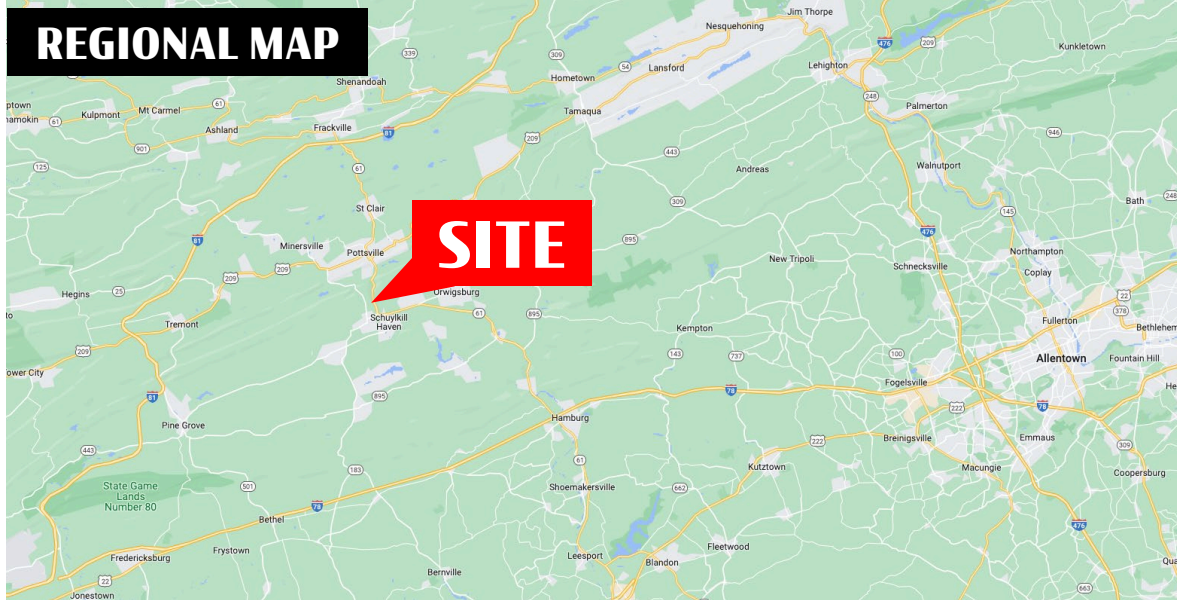
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# OVERVIEW

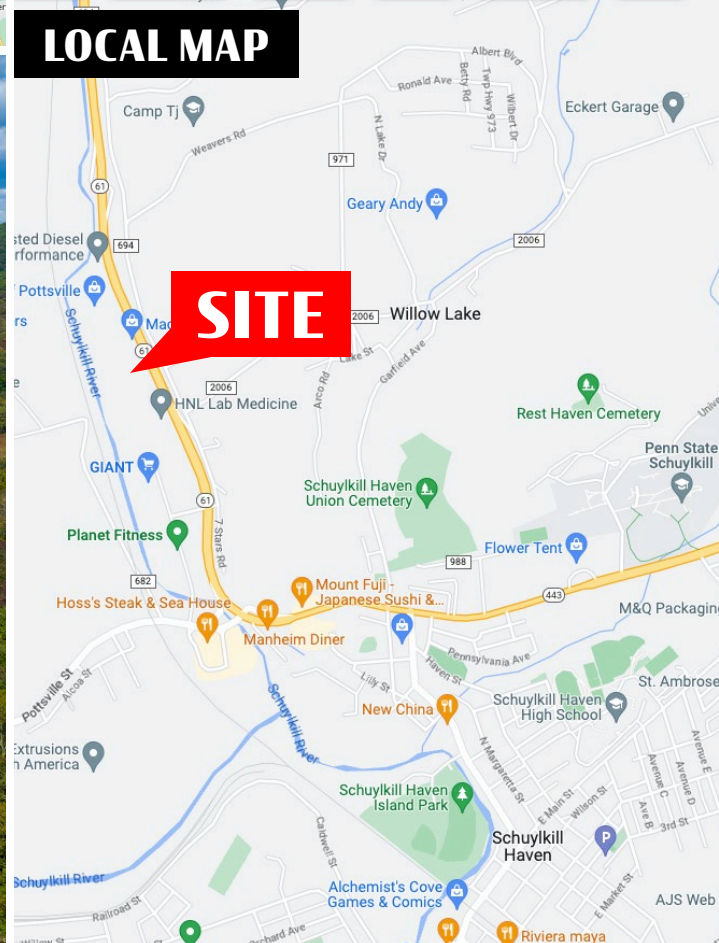
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DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	20,830	44,397	57,140
TOTAL EMPLOYEES	10,054	18,981	22,305
AVERAGE HHI	\$70,634	\$71,327	\$70,594
TOTAL HOUSEHOLDS	8,795	18,566	24,075

**TRAFFIC COUNTS: PA - 61 ± 21,000 VPD**



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# SITE PLAN

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to GIANT



61

±21,000 VPD



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# RETAIL MARKET AERIAL

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# About Bennett Williams

**Bennett WILLIAMS**  
COMMERCIAL REAL ESTATE

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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**WILLIAMSPORT OFFICE:**

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Williamsport, PA 17701

**LANCASTER OFFICE:**

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Lancaster, PA 17601

**NEW JERSEY OFFICE:**

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Moorestown, NJ 08057

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