

# THE SHOPPES AT THE HARVEST

BUCKNOLD ROAD | MANHEIM, PA | 17545

± 10,400 SF

± 2,800 SF  
WITH DRIVE THRU

± 10,000 SF

± 23,200 SF AVAILABLE  
**FOR LEASE**

**NEARBY RETAILERS**

**DOLLAR GENERAL**

 **DOLLAR TREE**



**SHEETZ**



Abe Khan | Francesco Conigliaro | Brad Rohrbaugh | Chad Stine  
For Lease Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)

ACTIVE MEMBER OF:  
**RETAIL BROKERS NETWORK**

COMMERCIAL BROKERAGE. *Redefined.*



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## PROPERTY OVERVIEW

The Shoppes at The Harvest is a mixed-use property along busy Lancaster Road (Rt 72), offering 191 luxury apartments and up to 23,000 SF of retail space. The site benefits from outstanding visibility and support from the nearby community. This property presents a tremendous opportunity to any retailer looking to join the heavily traveled market along Route 72.

## LOCATION

The Shoppes at The Harvest has a tremendous amount of road frontage along the high-trafficked retail corridor of Lancaster Road (Rt 72). Lancaster Road is also home to the leading auto auction in North America, Manheim Auto Auction, which employs over 18,000 people that handle over 8 million used vehicles per year and facilitate transactions representing nearly \$57 billion in value and generate annual revenues of more than \$2.6 Billion.

## TRADE AREA

Adding to the stability of the project, The Shoppes at The Harvest shows a 20-minute drive time demographic of over 428,369 people with household incomes of more than \$75,533 and daytime employment demographics equally as strong with 250,057. The demographics within a 10-mile radius include 308,980 people in 120,345 homes, a labor force of 181,801 with an average household income of \$77,406. The area's growth since 2000 has increased over 15.4% with over 18,634 new homes.



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	21,534	75,938	130,199
TOTAL EMPLOYEES	6,787	29,516	66,347
AVERAGE HHI	\$122,075	\$130,962	\$133,462
TOTAL HOUSEHOLDS	8,260	29,306	50,942

TRAFFIC COUNTS: LANCASTER RD (RT 72) ± 15,000 VPD



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## MARKET OVERVIEW



SUITE	TENANT	SF	SUITE	TENANT	SF	SUITE	TENANT	SF
A	CLUBHOUSE	2,500	F	R5	20 units	K	R2	16 units
B	R-11	18 units	G	AVAILABLE	10,400	L	R3	16 units
C	R-10	20 units	H	AVAILABLE (WITH DRIVE THRU)	2,800	M	R4	12 units
D	R-9	20 units	I	AVAILABLE	10,000	N	R5	16 units
E	R-7	24 units	J	R-1	16 units	O	R-6	12 units



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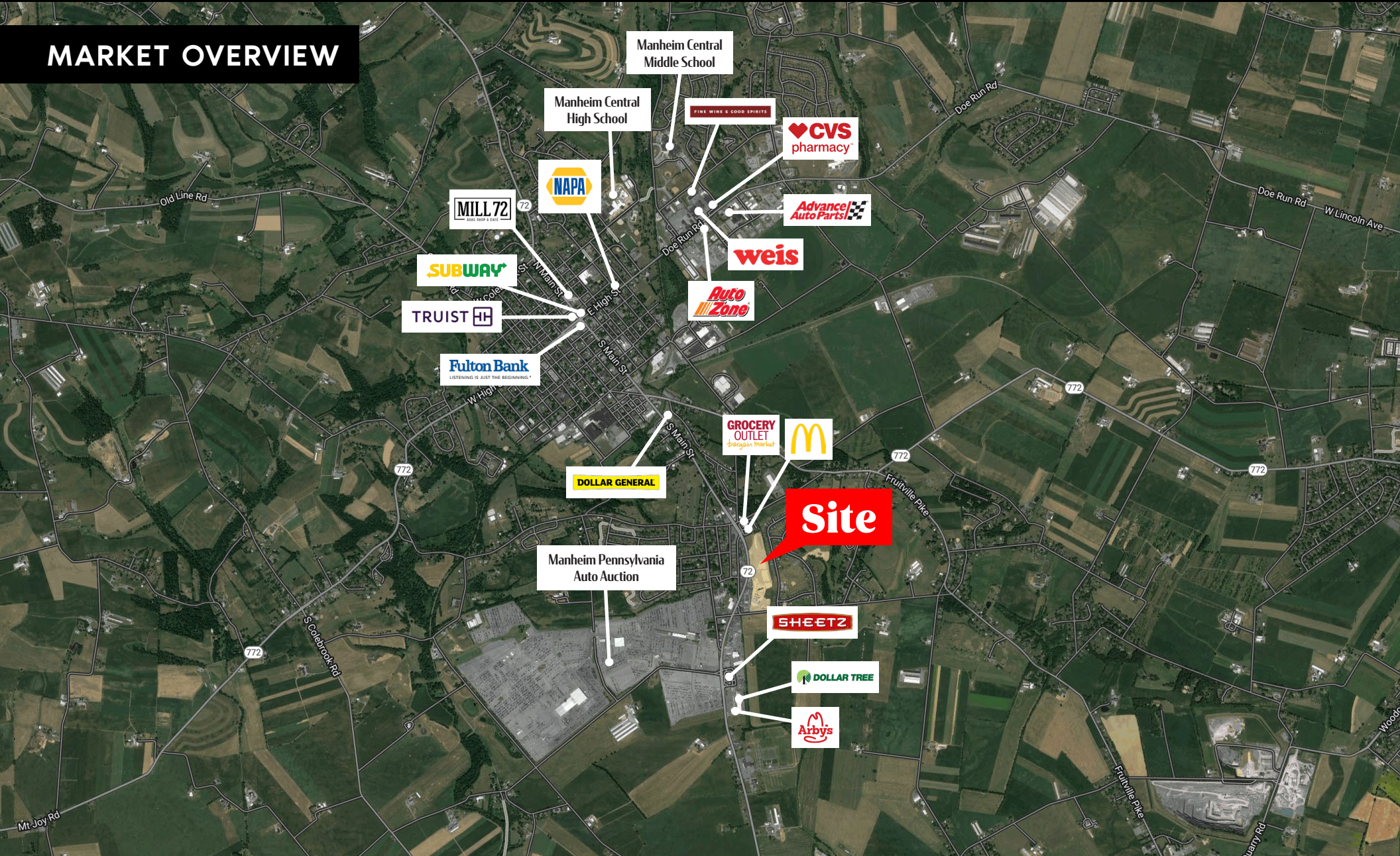


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# About Bennett Williams



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.



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