

6 PINE STREET

HANOVER, PA | 17331



±19,000 SF AVAILABLE
FOR SALE

6 PINE STREET

HANOVER, PA | 17331

±19,000 SF
FOR SALE

PROPERTY OVERVIEW

6 Pine St., Hanover, PA was built in 2004 and is an immaculate ±19,000 SF warehouse and flex space property on 1.1 acres that is zoned Manufacturing. Current owner occupies 10,462 SF and will vacate on or before settlement. An additional 8,480 SF is currently tenant occupied until September 2026. Central A/C throughout the office area, 4 drive-in doors and 1 dock with leveler. This versatile space offers a prime opportunity for investment or use by an owner operator. Flexible zoning allows for a variety of uses. Contact the listing team for more information.



POPULATION

3 MILE- 47,214
5 MILE- 64,130
7 MILE- 89,117



EMPLOYEES

3 MILE- 23,861
5 MILE- 25,623
7 MILE- 31,335



AVERAGE HHI

3 MILE- \$94,501
5 MILE- \$98,820
7 MILE- \$101,296



HOUSEHOLDS

3 MILE- 19,331
5 MILE- 25,855
7 MILE- 35,420

6 PINE STREET

HANOVER, PA | 17331

±19,000 SF
FOR SALE

MARKET OVERVIEW



Bennett Williams

COMMERCIAL REAL ESTATE

OUR LOCATIONS:

YORK OFFICE:

3528 Concord Rd.
York, PA 17402

EXTON OFFICE:

1 E. Uwchlan Ave.
Suite 409, Exton, PA 19341

WEST CHESTER OFFICE:

107 E Chestnut St, Suite 107
West Chester, PA 19380

LANCASTER OFFICE:

150 Farmington Lane, Suite 201
Lancaster, PA 17601

WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310
Williamsport, PA 17701

NEW JERSEY OFFICE:

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

LISTING AGENTS:



Joshua Miller

JMiller@bennettwilliams.com



Tom Troccoli

TTroccoli@bennettwilliams.com

CONTACT US

717.390.9858 | 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.

