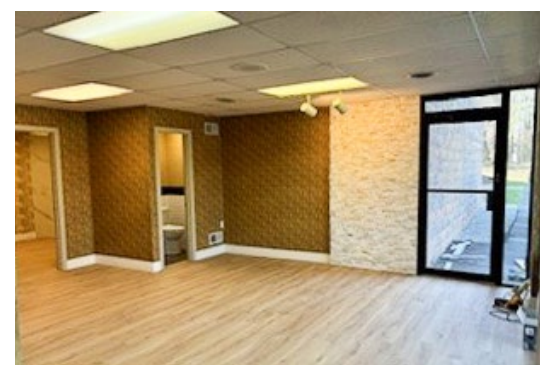


# 2200 S GEORGE STREET | YORK, PA 17403



## LOWER LEVEL OFFICE SUITES AVAILABLE

- 998 SF
- 1509 SF
- 5968 SF



*Available For Lease*

## PROPERTY OVERVIEW

- Professional office space available between York Hospital and Apple Hill Medical Center.
- Inexpensive Space
- Plumbing Throughout
- Several Suites Available
- 998 SF, 1509 SF, 5,968 SF Available
- \$12/SF, NNN= \$4.00/SF Est.

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	66,490	133,827	202,433
TOTAL EMPLOYEES	47,886	91,776	112,365
AVERAGE HHI	\$74,041	\$75,149	\$80,790
TOTAL HOUSEHOLDS	25,967	54,078	80,425

**TRAFFIC COUNTS: S. George St - ±7,000 VPD**



**Bob Behler**

For Lease Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*

# 2200 S GEORGE STREET | YORK, PA 17403

OFFICE SUITES AVAILABLE

Available For Lease

## MARKET AERIAL



**WELLSPAN**  
York Hospital  
596 Beds



**CRIMSON**  
AMERICAN GRILL

**SUBURBAN**  
Boulangerie

**enterprise**

**MONRO**  
MUFFLER/BRAKE  
& SERVICE

**AA M&T Bank**

**Queensgate Town Center**

- weis
- CommunityAid
- AT&T
- GNC
- M&T Bank
- Hair cutters
- KUMON
- FINE WINE & GOOD SPIRITS
- Habitat for Humanity
- WELLSPAN
- WELLSPAN
- WELLSPAN

**DJ Plaza**

- Little Caesars
- Sylvan
- MATTRESS Warehouse
- SHEETZ
- CVS/pharmacy

- McDonald's
- Wendy's
- Wells Fargo
- Walgreens
- Kroger

**South York Plaza**

- ACNB BANK
- LIFEPATH
- GIANT
- ISAAC'S

**Queen Street Center**

- noodles
- Panera
- Great Clips
- T-Mobile

**South York Crossing**

- Price Rite
- DOLLAR GENERAL
- MAJIK
- JO-ANN
- Tuesday Morning
- DOLLAR TREE
- fabric and craft stores

- PRIMANTI BROS.
- Dunkin' Donuts
- Country
- First National Bank
- Hampton Inn
- YORK TRADITIONS
- WELLSPAN YORK TRADITIONS

**Shoppes on Pauline**

- IHOP
- MOD
- JJ Panda

**SITE**

**Apple Hill Medical Center**

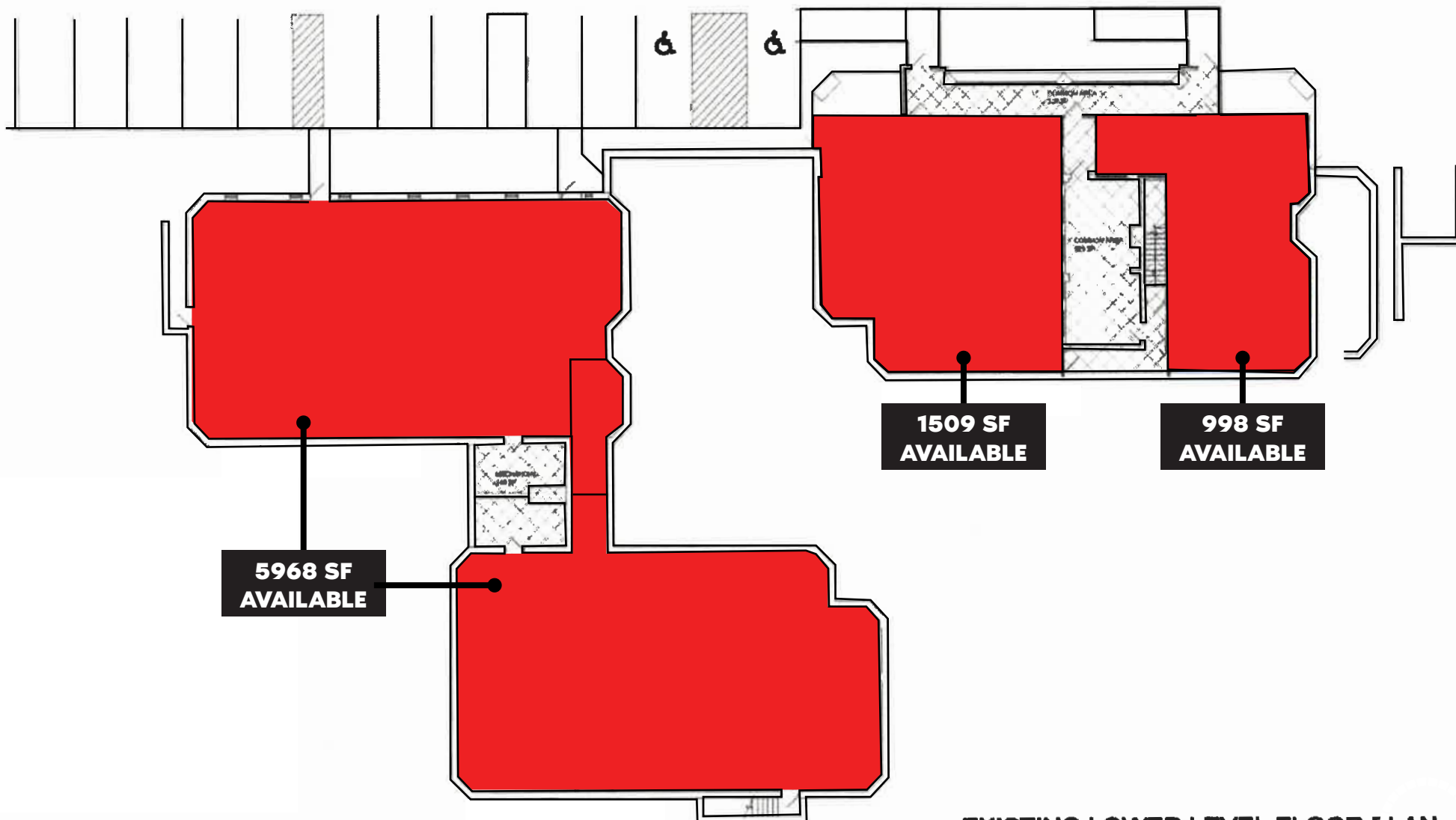


**2200 S GEORGE STREET | YORK, PA 17403**

**OFFICE SUITES AVAILABLE**

*Available For Lease*

**FLOOR PLAN**



**EXISTING LOWER LEVEL FLOOR PLAN**

SCALE: 1/16" = 1'-0"



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ACTIVE MEMBER OF:  
**RETAIL BROKERS NETWORK**

COMMERCIAL BROKERAGE. *Redefined.*

# 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:



### Bob Behler

BBehler@bennettwilliams.com

### CONTACT US

717.843.5555 | [www.bennettwilliams.com](http://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.

