

37 MANCHESTER STREET

GLEN ROCK, PA 17327



FOR SALE
7,200 SF AVAILABLE



Tyler Gettel | Abe Khan | Francesco Conigliaro | Brad Rohrbaugh | Chad Stine
For Sale Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

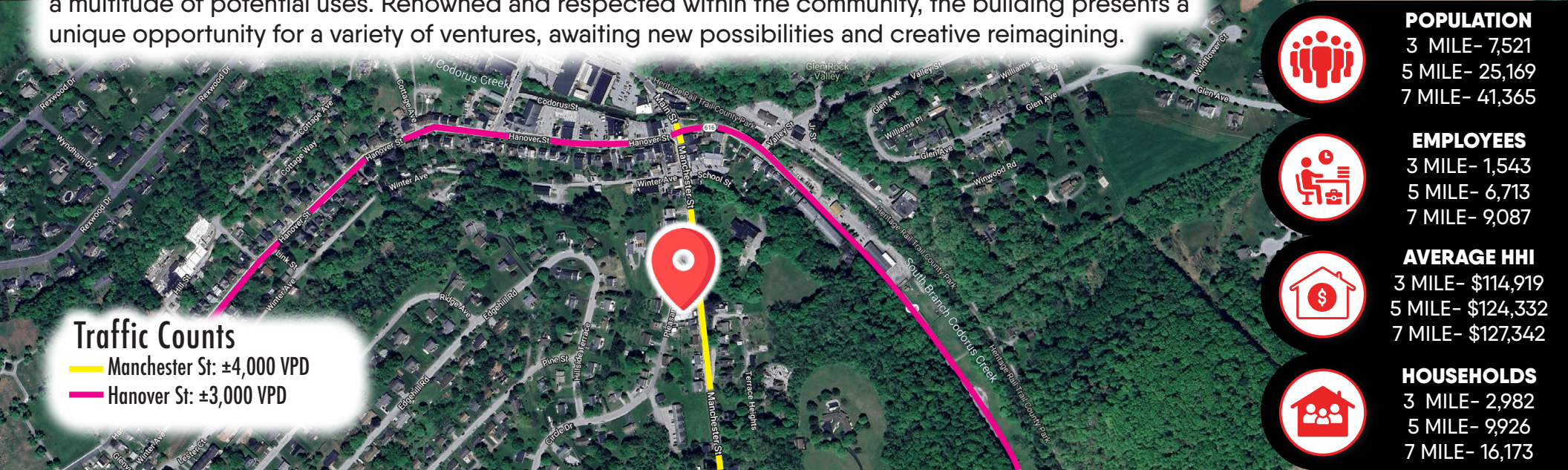
COMMERCIAL BROKERAGE *Redefined.*

±7,200 SF AVAILABLE | FOR SALE



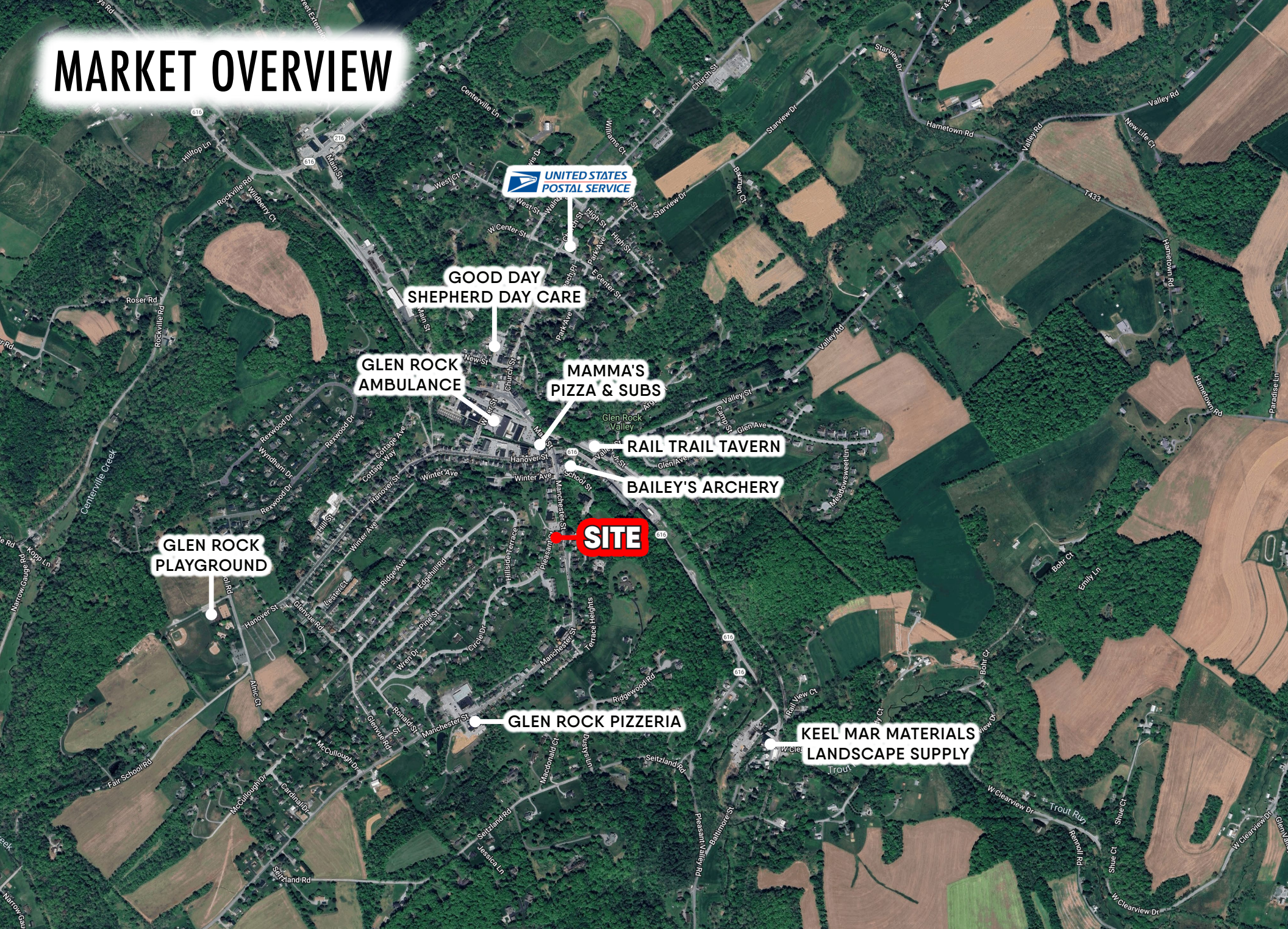
PROPERTY OVERVIEW

37 Manchester St. is a distinguished 7,200 square foot building located along one of the primary thoroughfares in Glen Rock, Pennsylvania. This historically significant property, once a theater, offers a multitude of potential uses. Renowned and respected within the community, the building presents a unique opportunity for a variety of ventures, awaiting new possibilities and creative reimagining.



	POPULATION 3 MILE- 7,521 5 MILE- 25,169 7 MILE- 41,365
	EMPLOYEES 3 MILE- 1,543 5 MILE- 6,713 7 MILE- 9,087
	AVERAGE HHI 3 MILE- \$114,919 5 MILE- \$124,332 7 MILE- \$127,342
	HOUSEHOLDS 3 MILE- 2,982 5 MILE- 9,926 7 MILE- 16,173

MARKET OVERVIEW



UNITED STATES
POSTAL SERVICE

GOOD DAY
SHEPHERD DAY CARE

GLEN ROCK
AMBULANCE

MAMMA'S
PIZZA & SUBS

RAIL TRAIL TAVERN

BAILEY'S ARCHERY

SITE

GLEN ROCK
PLAYGROUND

GLEN ROCK PIZZERIA

KEEL MAR MATERIALS
LANDSCAPE SUPPLY



Bennett Williams

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Suite 409, Exton, PA 19341

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205
State College, PA 16803

WEST CHESTER OFFICE:

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

NEW JERSEY OFFICE:

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

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PROPERTY
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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.

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.

