

1754 LINCOLN WAY E

CHAMBERSBURG, PA • 17202



±3,000 SF AVAILABLE
FOR LEASE

NEARBY RETAILERS:

MATTRESS
Warehouse

Walmart 

LOWE'S

FINE WINE & GOOD SPIRITS

HARBOR FREIGHT TOOLS
Quality Tools at Ridiculously Low Prices



BLAKE SHAFFER | TYLER GETTEL | BRAD ROHRBAUGH | CHAD STINE
FOR LEASE INFORMATION: 717.843.5555 | LEARN MORE ONLINE AT WWW.BENNETTWILLIAMS.COM



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

Excited to present a lease opportunity along Lincoln Way E in Chambersburg, PA. Bennett Williams Commercial, in partnership with the Landlord, showcases a prime location. The corridor, witnessing over 18,000 vehicles daily, serves as a key route from major highways to downtown and surrounding markets. Join industry giants like WellSpan, Walmart, and Lowe's in this thriving area. The site boasts ample parking, easy access, great frontage, and high market exposure.

For further details, contact Bennett Williams today!



POPULATION

3 MILE- 25,073
5 MILE- 54,875
7 MILE- 71,097



EMPLOYEES

3 MILE- 12,403
5 MILE- 21,414
7 MILE- 26,117



AVERAGE HHI

3 MILE- \$88,820
5 MILE- \$96,006
7 MILE- \$99,677

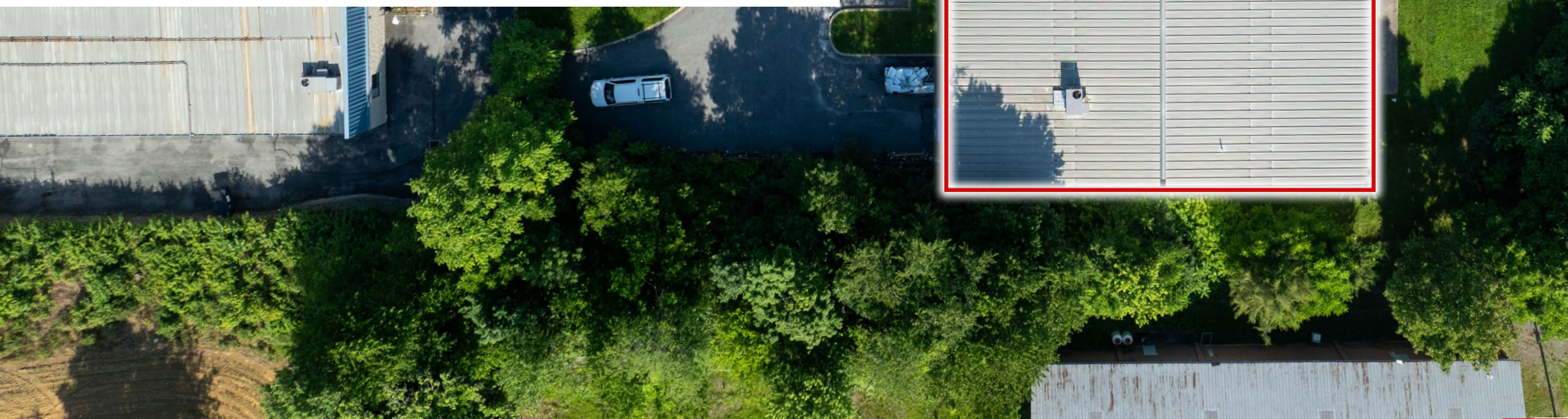
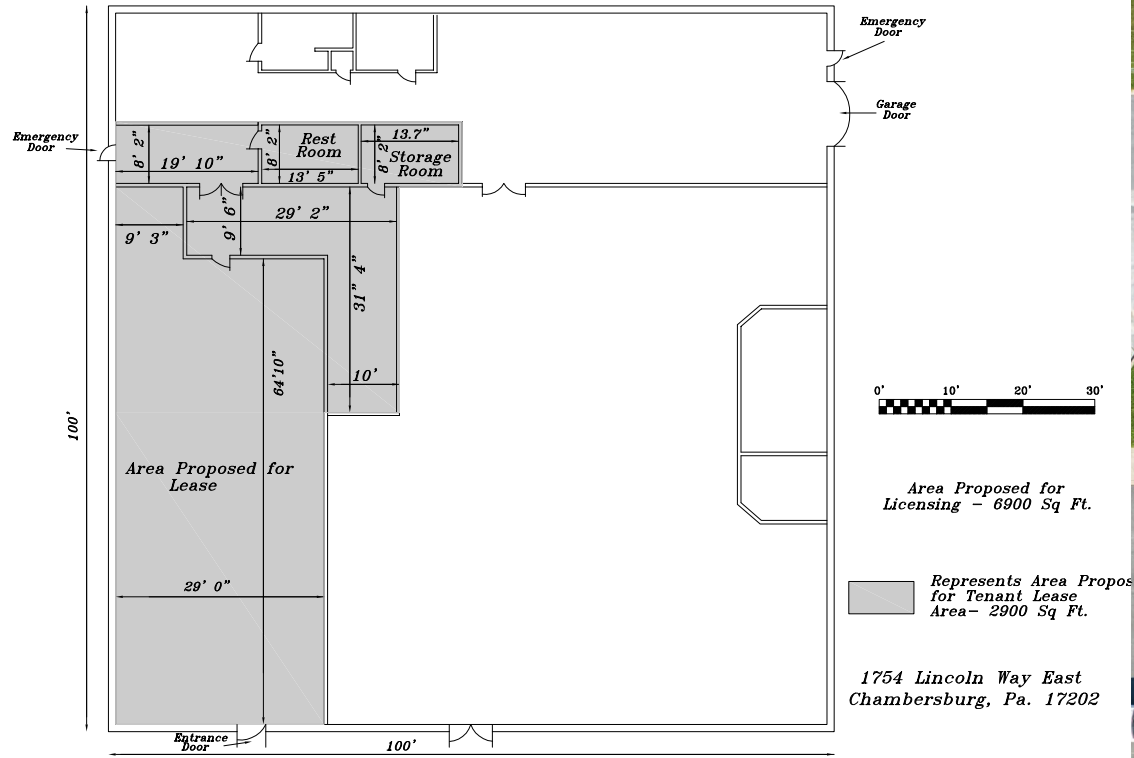


HOUSEHOLDS

3 MILE- 10,333
5 MILE- 22,548
7 MILE- 29,023



FLOOR PLAN



MARKET OVERVIEW

CHAMBERSBURG SQUARE

Starbucks
FIVE GUYS BURGERS and FRIES
Visionworks
Olive Garden
Chick-fil-A
LONGHORN STEAKHOUSE
AT&T

CHAMBERSBURG CROSSING

Target
GIANT Michaels
Staples
rue21 five BELOW Panera BREAD MOD
CHIPOTLE MEXICAN GRILL Red Robin GOURMET BURGERS and BEERS PET SMART

WALKER ROAD SHOPPES

Sonic PIVOT PHYSICAL THERAPY AspenDental practice made perfect
ZALES THE DIAMOND STORE MATTRESS FIRM

GATEWAY CENTER

WELLSPAN HEALTH Ashley HOMESTORE ALDI

PAVILLION SHOPPES AT GATEWAY

Walgreens AutoZone MOE'S SOUTHWEST GRILL Jersey Mikes SUBS PERIYAK MADNESS

CHAMBERSBURG PLAZA

GROCERY OUTLET bargain market planet fitness HOBBY LOBBY Little Caesars Arby's

FRANKLIN CENTER

Advance Auto Parts Pizza Hut McDonald's POPEYES KFC

GUILFORD SQUARE

DUNKIN' Montezuma Mexican Restaurant Allstate You're in good hands.

TRACTOR SUPPLY CO

TSC TRACTOR SUPPLY CO

FRANKLIN CENTER

EVERY SEASON STARTS AT DICK'S SPORTING GOODS OLLIE'S GOOD STUFF ULTA BEAUTY petco T.J. MAXX

LINCOLN WAY EAST SC

Lowe's HARBOR FREIGHT TOOLS Quality Tools at Ridiculously Low Prices FINE WINE & GOOD SPIRITS MATTRESS Warehouse

SITE

Walmart

BURGER KING



Bennett Williams

COMMERCIAL REAL ESTATE

OUR LOCATIONS:

YORK OFFICE:

3528 Concord Rd.
York, PA 17402

LANCASTER OFFICE:

150 Farmington Lane, Suite 201
Lancaster, PA 17601

EXTON OFFICE:

1 E. Uwchlan Ave.
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 1
West Chester, PA 19380

NEW JERSEY OFFICE:

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

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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.

