

550 S MAIN ST

SHREWSBURY, PA | 17361

±6,000 VPD

±9,000 VPD

NEARBY RETAIL:



±500 SF RETAIL/OFFICE SPACE

FOR LEASE



BLAKE SHAFFER | CALE BRUSO | BRAD ROHRBAUGH | CHAD STINE
For Lease Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

ACTIVE MEMBER OF:
RETAIL BROKERS NETWORK

COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

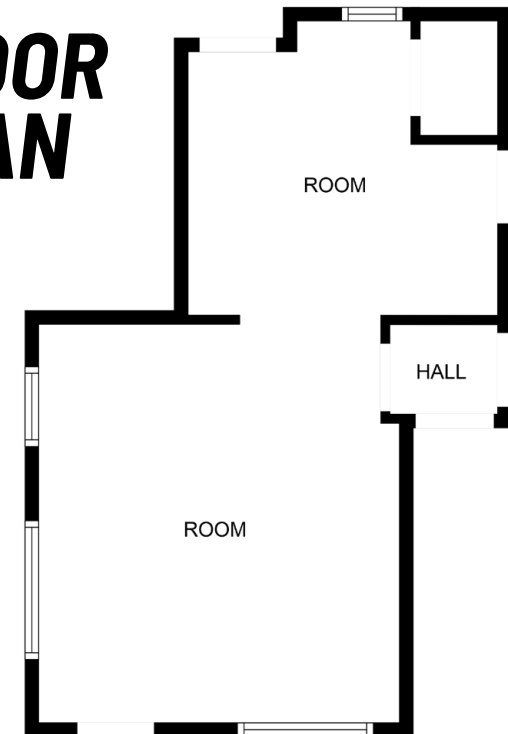
550 S Main Street is a commercial property located off one of Shrewsbury's main retail corridors. Is ideally positioned in the midst of the surrounding residential population and across the street from Market Square, which is home to numerous retail groups. There is 500 square feet available for lease. Benefits of the site include ample parking, great exposure, and being located at a fully signalized intersection. Rent is \$1,000 a month modified gross. Tenant is responsible for property insurance (about \$200 a month) and prorata share of utilities.



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
POPULATION	15,044	27,956	40,454
TOTAL EMPLOYEES	5,003	7,864	10,005
AVERAGE HHI	\$126,970	\$126,030	\$134,212
TOTAL HOUSEHOLDS	6,002	11,193	15,897



FLOOR PLAN



MARKET AERIAL



SHREWSBURY SQUARE

GIANT verizon Chick-fil-A

HAIR CUTTERY MST MEMBERS 1ST

Santander sweetFrog premium frozen yogurt

STONEBRIDGE PLAZA

GOLD'S GYM PAPA JOHN'S

MESSINA HIGHLANDS

FIVE GUYS BURGERS and FRIES

Panera BREAD at&t POWER TRAIN

Great Clips MATTRESS Warehouse WELLSPAN HEALTH

SHREWSBURY COMMONS Walmart

DOLLAR TREE Advance Auto Parts McDonald's

ANYTIME FITNESS FINE WINE & GOOD SPIRITS Arby's GameStop

MARKET SQUARE

goodwill DUNKIN' Rutter's Why Go Anywhere Else?

SUBWAY CVS pharmacy



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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

LISTING AGENTS:



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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.

