

# RED ROSE COMMONS

1700 FRUITVILLE PIKE | LANCASTER, PA | 17601



FRUITVILLE PIKE ±28,000 VPD

±13,491 SF AVAILABLE  
**FOR LEASE**



# RED ROSE COMMONS



1.4M VISITS  
RANKED 1/69 IN PA



498.1K VISITS



424.3K VISITS  
RANKED 2/24 IN PA



420.8K VISITS  
RANKED 2/56 IN PA



362.7K VISITS  
RANKED 7/29 IN PA



346.8K VISITS  
RANKED 5/32 IN PA



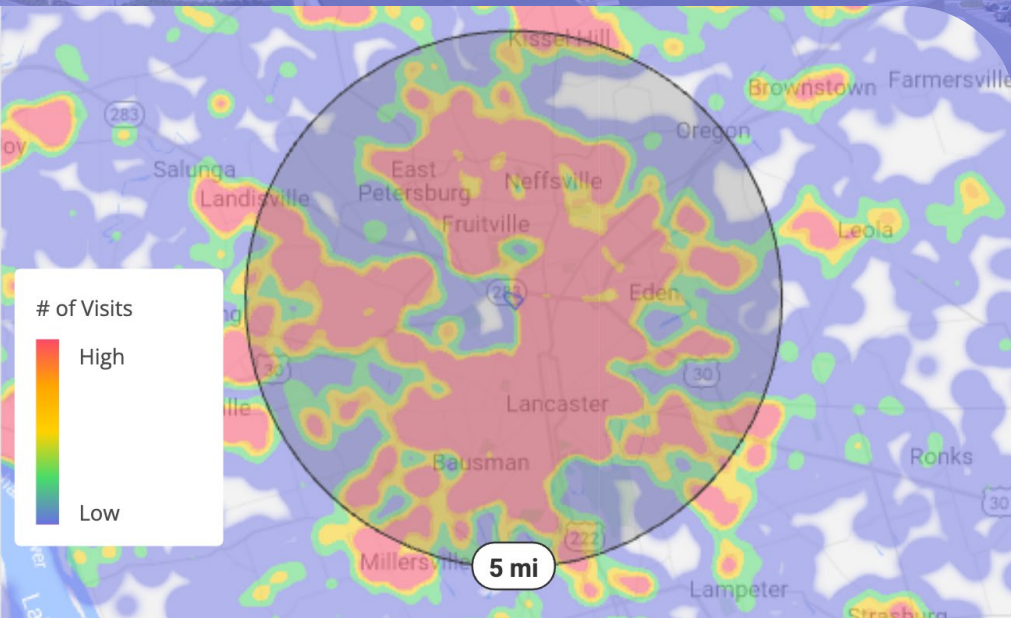
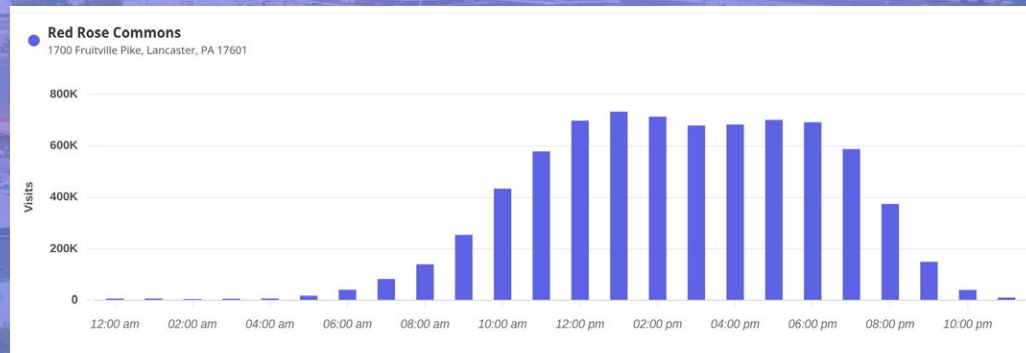
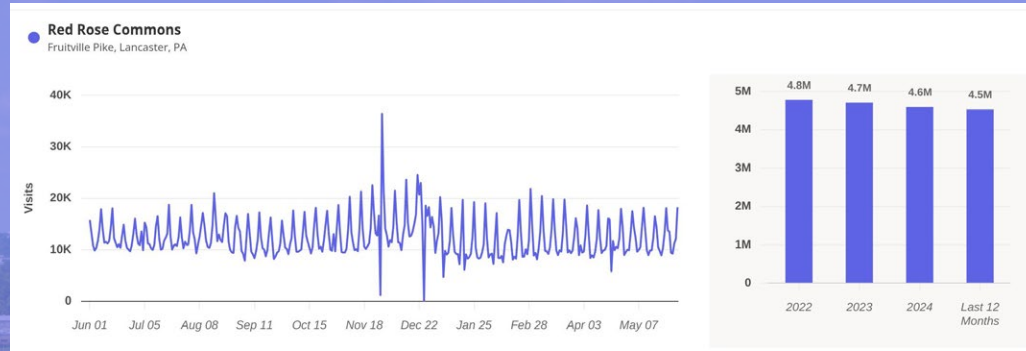
346.7K VISITS  
RANKED 5/20 IN PA



325.3K VISITS  
RANKED 1/20 IN PA



210.7K VISITS  
RANKED 6/40 IN PA



Metrics	Red Rose Commons
Visits	4,528,341
Visits / sq ft	9.78
Size - sq ft	463,041.8
Visitors	841,932
Visit Frequency	5.39
Avg. Dwell Time	38
Panel Visits	214,695

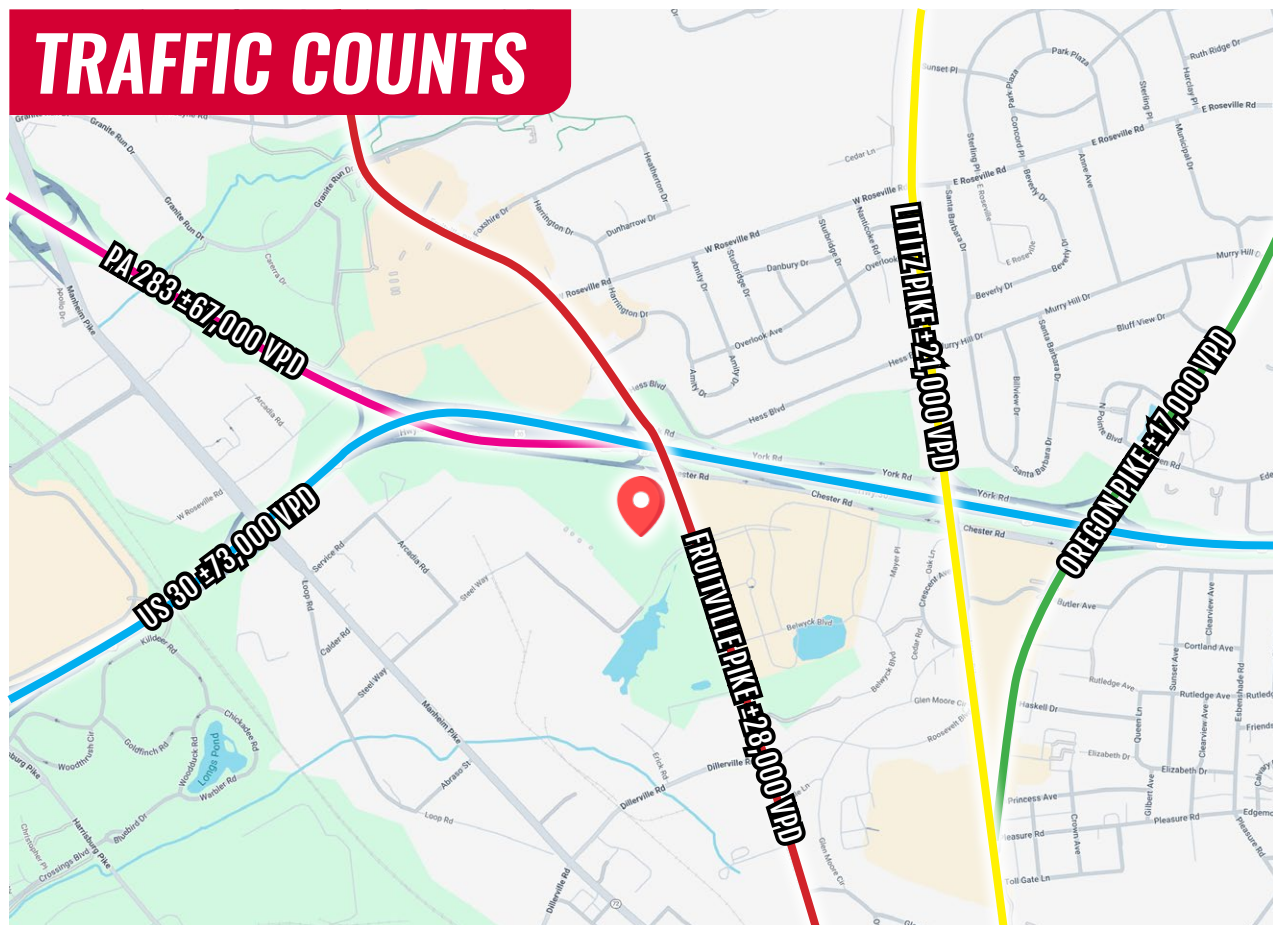


# PROPERTY OVERVIEW

Red Rose Commons is a premier 463,000+ square foot power center located at 1700 Fruitville Pike in Lancaster, PA—just off Route 30, the region's busiest retail corridor with over 100,000 vehicles per day. As the only true power center within a 35-mile radius, Red Rose Commons offers unmatched visibility and access, less than one mile from Park City Center. The center is anchored by a strong lineup of national retailers including The Home Depot, Weis Markets, Best Buy, Burlington, HomeGoods, PetSmart, and Old Navy, drawing consistent traffic from across the region. Recent leasing momentum, including additions like HomeGoods and Verizon, reflects the center's strong performance and long-term viability. With its strategic location, established tenant mix, and proven draw, Red Rose Commons represents a standout retail destination in Lancaster County.



## TRAFFIC COUNTS



### DEMOGRAPHICS

#### 5 MILE

#### 7 MILE

#### 10 MILE

#### POPULATION

187,548

265,587

346,155

#### TOTAL EMPLOYEES

96,147

123,632

148,358

#### AVERAGE HHI

\$120,378

\$121,479

\$118,917

#### TOTAL HOUSEHOLDS

73,085

103,674

134,957



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FOR LEASE INFORMATION: 717.843.5555 | LEARN MORE ONLINE AT [WWW.BENNETTWILLIAMS.COM](http://WWW.BENNETTWILLIAMS.COM)



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# SITE PLAN



SPACE	TENANT	SF	7	OLD NAVY	15,688
1	PLAZA AZTECA	9,100	8	BURLINGTON	43,091
2	PETSMART	28,710	9	HOME DEPOT	134,922
3	PEP BOYS	18,552	10	HOME GOODS	39,873
4	BARNES & NOBLE	26,306	11	AVAILABLE	13,491
5	VERIZON	6,106	12	OFFICE MAX	29,875
6	BEST BUY	32,296	13	WEIS	65,032



### GRANITE RUN SQUARE



### CHELSEA SQUARE



### OVERLOOK TOWN CENTER



### PARKVIEW PLAZA



### HAWTHORNE CENTRE



### FRUITVILLE CROSSINGS



### PARK CITY MALL



### LANCASTER SC



### RED ROSE COMMONS



### SHOPPES AT BELMONT



### THE CROSSINGS AT CONESTOGA CREEK



### GOLDEN TRIANGLE SC



# MARKET AERIAL



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# 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 1  
West Chester, PA 19380

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205  
State College, PA 16803

### NEW JERSEY OFFICE:

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

## LISTING AGENTS:



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### CHAD STINE

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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.

