





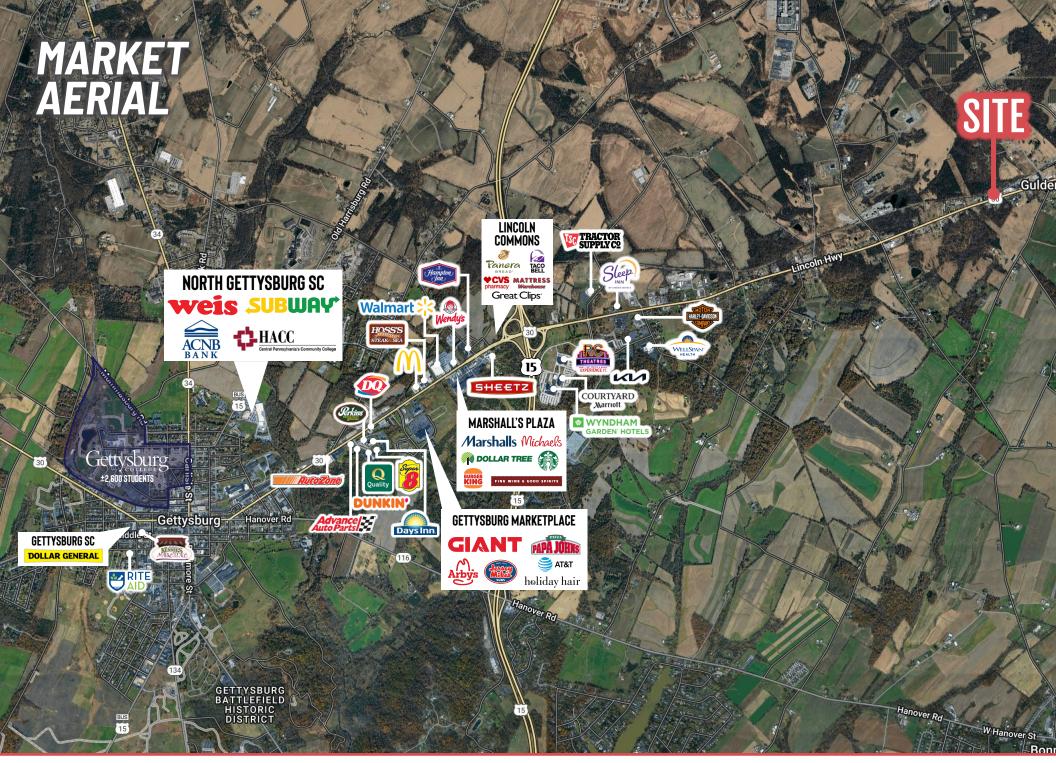
PROPERTY OVERVIEW

2850 York Road is a .9 Acre Parcel zoned EC-1 Economic Development making it a great opportunity for a number of commercial uses. The site sits directly along York Rd/Rte. 30 (12,000 VPD), the main throughfare between Gettysburg and New Oxford and just minutes away from Rte. 15 (20,000 VPD).

DEMOGRAPHICS		3 MILE	5 MILE	7 MILE
III P	OPULATION	4,359	23,079	45,903
	OTAL EMPLOYEES	1,409	7,308	16,394
\$ A	VERAGE HHI	\$102,802	\$99,648	\$103,022
1	OTAL HOUSEHOLDS	1,575	8,384	17,250













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

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LANDLORD REPRESENTATION

TENANT REPRESENTATION INVESTMENT SALES

PROPERTY MANAGEMENT



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.



