

# OFFICES AT PENNSYLVANIA PLACE

301 CHESTNUT STREET • HARRISBURG, PA • 17101



±903 SF - 10,918 SF

**FOR LEASE**

# PROPERTY OVERVIEW

The Offices at Pennsylvania Place, situated at the prime intersection of Chestnut Street and PA Place in Downtown Harrisburg, offer a dynamic lifestyle complex. Boasting a central location within the bustling business and residential hub, this space comes replete with a host of conveniences:

- On-site parking for easy access
- Multiple elevators for seamless mobility
- Secure, exclusive entrance separate from residential areas
- Flexible and budget-friendly lease options

Ready to explore the possibilities? Contact us now for further details!

## DEMOGRAPHICS

### 5 MILE

### 7 MILE

### 10 MILE

#### POPULATION

205,725

305,559

416,207

#### EMPLOYEES

139,013

182,997

219,013

#### AVERAGE HHI

\$97,231

\$108,555

\$113,460

#### HOUSEHOLDS

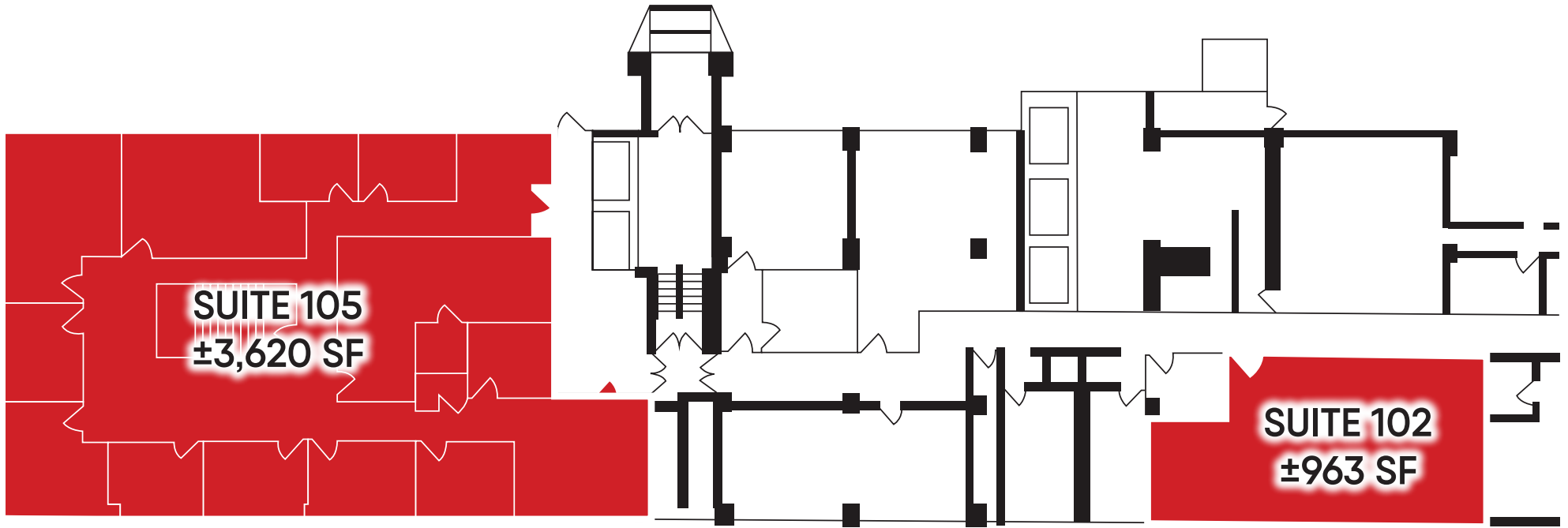
85,103

126,311

169,694



# FIRST FLOOR



# SECOND FLOOR

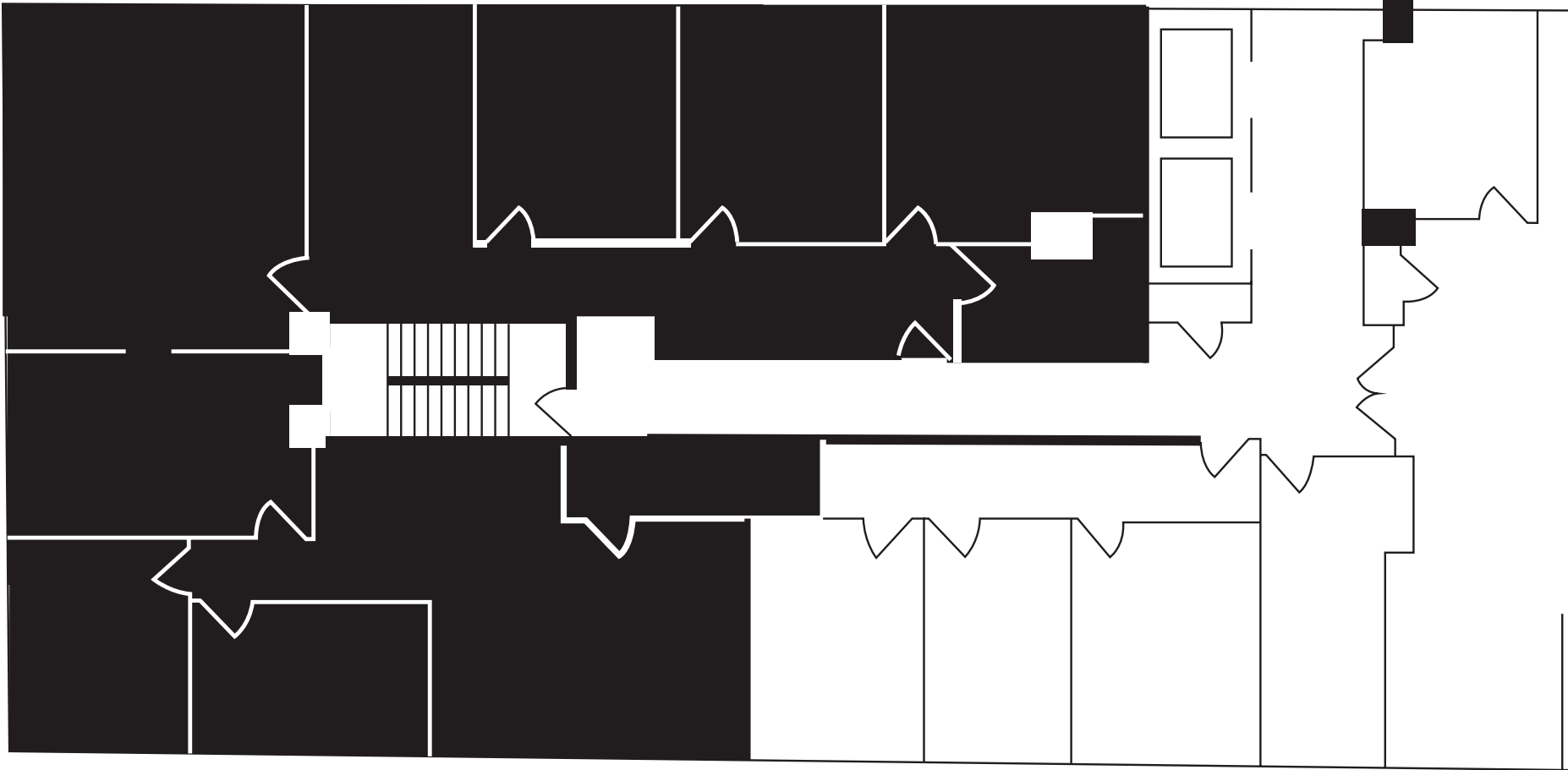


**SUITE 200**  
**±3,535 SF**

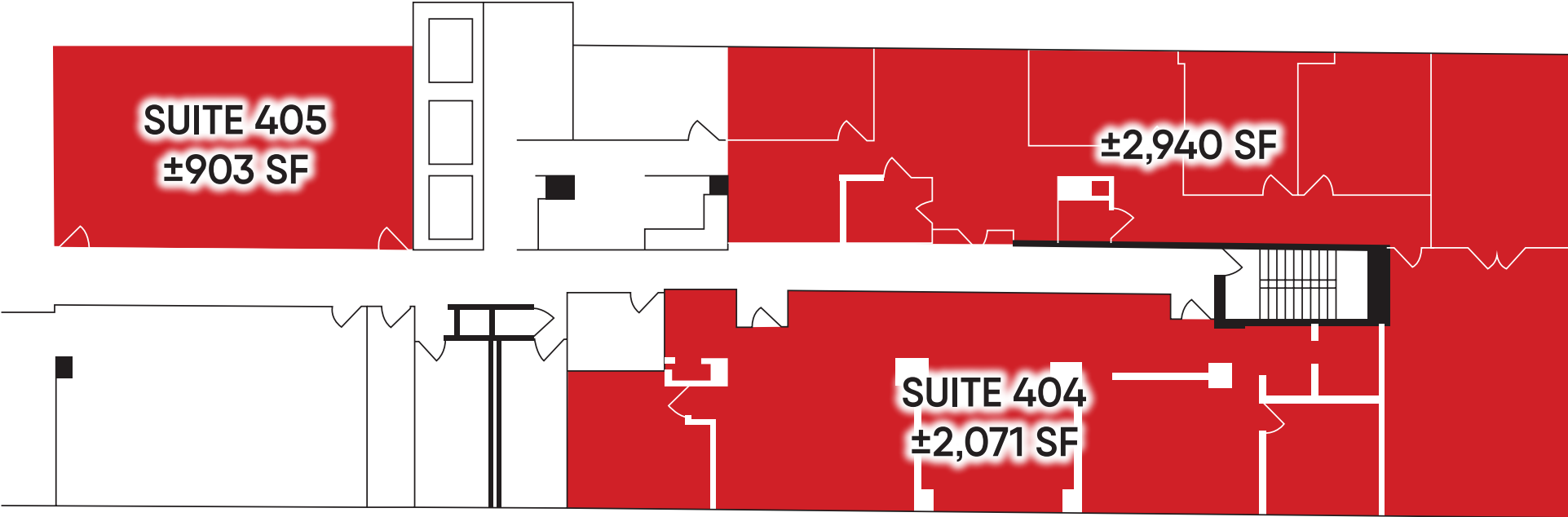
**SUITE 201**  
**±7,383 SF**

# THIRD FLOOR

LEASED DISABILITY RIGHTS  
SUITE 301: ±2,960 SF



# FOURTH FLOOR



**SUITE 405**  
**±903 SF**

**±2,940 SF**

**SUITE 404**  
**±2,071 SF**

# MARKET OVERVIEW



Windsor Farms

Woodridge Estates

**The Shoppes at Susquehanna**

HARVEST, Eddie Bauer, SEPHORA THE BEAUTY AUTHORITY, LOFT, Talbots, Romano's Macaroni Grill, CROCKER BARREL, Starbucks, ATHLETA, AT&T

**Colonial Commons**

HOBBY LOBBY, DICK'S SPORTS & SHIRT, Olive Garden, Starbucks, ROSS DRESS FOR LESS, ULTA BEAUTY, MATTRESS Warehouse, FIVE GUYS BURGERS and FRIES, SALLY BEAUTY, FIVE BELOW, Bath & Body Works, HomeGoods, Marshalls, COLD STONE CREAMERY, H&R BLOCK, CHIPOTLE, OLD NAVY, JOANN, SUBWAY

**Paxton Towne Center**

COSTCO WHOLESALE, Michaels, MEN'S WEARHOUSE, Target, Panera BREAD, BAM! BOOKS-A-MILLION, weis the Vitamin Shoppe, petco, KOHL'S, LA BOY, BOB'S FURNITURE, GameStop

**Uptown Plaza Mall**

Save a lot, cricket wireless, McDonald's, H&R BLOCK, DOLLAR TREE, DOLLAR GENERAL

**Colonial Park Mall**

Boscov's, SHOE CARNIVAL, AT&T, T Mobile

WINDSOR MANOR

CVS pharmacy

Colonial Park, ALDI, TACO BELL

**Dauphin Plaza**

Price Rite, RITA'S, BIG LOTS!, WEDDING CHURCH, H&R BLOCK, LESLIE'S, SUBWAY, DOLLAR GENERAL, metroPCS

UPTOWN

CAMP CURTIN

**Union Square**

weis, Starbucks, Advance Auto Parts, TEXAS MOTORSPORTS, OneMain Financial, CHUCKE CHEESE, Great Clips, CHIPOTLE, DOLLAR TREE, GameStop, Gabe's, MAJIK

**The Point SC**

DOLLAR TREE, FINE WINE & GOOD SPIRITS, Panera, Durlington, PLATO'S CLOSET, in finitos, Staples, Santander, GIANT

**SITE**

Harrisburg MIDTOWN

**Swatara Square**

Concentra, CVS pharmacy, metro by T-Mobile, Lendmark Financial Service, GIANT, FIVE BELOW, MATTRESS Warehouse, FINE WINE & GOOD SPIRITS, Starbucks

**City Island**

FNB FIELD, BERKSHIRE HATHAWAY

DOWNTOWN HARRISBURG

ALLISON HILL

Hardee's, Auto Zone, Bass Pro Shops

**High Pointe Commons**

verizon, FAMOUS FOOTWEAR, tropical CAFE, Target, Joppenney, petco, FIVE GUYS BURGERS and FRIES, GameStop, Friendly's, FIVE BELOW, WENDY'S

SHEETZ

**Swatara Crossing**

McDonald's, sam's club, Wendy's, Walmart, ALDI

Camp Hill

Lemoyne

New

Susquehanna River

Steelton

Oberlin

Swatara

# 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

## LISTING AGENTS:



### Tyler Gettel

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### Brad Rohrbaugh

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### Chad Stine

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## CONTACT US

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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.

