

1710 QUENTIN RD

LEBANON, PA 17042



**±1,620 SF
AVAILABLE**

NEARBY RETAILERS



FIVE GUYS
BURGERS and FRIES



GIANT



FOR LEASE



CALE BRUSO | ADAM HAGERMAN | BRAD ROHRBAUGH | CHAD STINE
FOR PROPERTY INFORMATION: 717.843.5555 | LEARN MORE ONLINE AT WWW.BENNETTWILLIAMS.COM



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

Located along the highly traveled Quentin Road (Route 72) (16,000 VPD), this ±0.59-acre parcel offers excellent visibility and accessibility in the heart of Lebanon's growing retail corridor. The property sits within North Cornwall Township, surrounded by national retailers, restaurants, and service businesses, making it ideal for a wide range of commercial uses. This project is available for ground lease or a build-to-suit; ownership has approved plans to build a retail building up to 5,487 square feet. In addition to this projects excellent visibility, the property is surrounded by national retailers such as Target, Giant, Starbuck's, Chick Fil A, Lowe's and more.

With convenient access to major routes including Route 72 and Route 322, the site provides strong traffic exposure and connectivity to both downtown Lebanon and surrounding communities. The parcel's size and positioning make it well-suited for build-to-suit opportunities, retail, restaurant, or professional service development.



POPULATION
3 MILE- 51,506
5 MILE- 73,868
7 MILE- 89,239



EMPLOYEES
3 MILE- 16,959
5 MILE- 23,434
7 MILE- 26,887



AVERAGE HHI
3 MILE- \$88,852
5 MILE- \$96,048
7 MILE- \$98,042

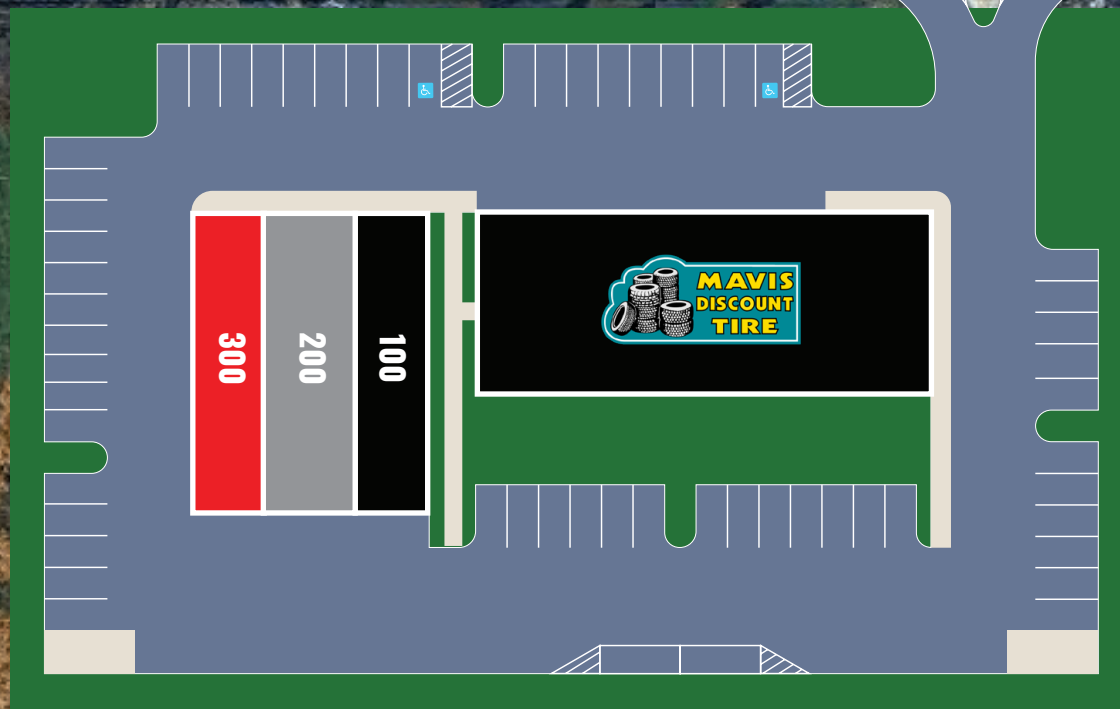


HOUSEHOLDS
3 MILE- 20,423
5 MILE- 28,972
7 MILE- 35,023



SITE PLAN

±16,000 VPD



SUITE	TENANT	SF
100	WINGSTOP	1,700
200	LEASE PENDING	2,167
300	AVAILABLE	1,620

RENDERING



MARKET OVERVIEW



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

NEW JERSEY OFFICE:

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

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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.

