

200 SCHNEIDER DR

LEBANON, PA • 17046



FOR SALE

±11,100 SF OFFICE AND STORAGE UNITS



JOSHUA MILLER | TOM TROCCOLI

FOR SALE INFORMATION: 717.390.9858 | LEARN MORE ONLINE AT WWW.BENNETTWILLIAMS.COM



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

200 Schneider Drive in Lebanon, Pennsylvania is an 11,080 square foot commercial property situated on 1.97 acres at the corner of Schneider Drive and North 3rd Street. The property consists of a 5,700 square foot office building and two separate storage buildings totaling 5,380 square feet, divided into 26 storage units. The site features ample parking, a four-car garage and flat topography with additional space available for additional storage units. Built in 2000, the property is currently leased to three long-term tenants with additional office suites available for lease or owner occupancy. This well-maintained, income-producing asset offers a mix of office, storage, and garage uses and is offered for sale at \$1,100,000.

DEMOGRAPHICS	5 MILE	7 MILE	10 MILE
POPULATION	73,191	100,392	139,868
EMPLOYEES	22,305	29,092	40,469
AVERAGE HHI	\$94,028	\$97,812	\$103,136
HOUSEHOLDS	29,071	39,174	54,458



±6,000 SF OFFICE / ±5,100 SF STORAGE UNITS

MARKET OVERVIEW

LEBANON VALLEY MALL



THE PROMENADE AT LEBANON EAST



SITE

LEBANON PLAZA



CEDAR CREST SQUARE



LEBANON HIGH SCHOOL

CEDAR CREST HIGH SCHOOL



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STATE COLLEGE OFFICE:

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NEW JERSEY OFFICE:

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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.

