

# FOX RUN CROSSING

8853 HAMILTON BLVD | BREINIGSVILLE, PA | 18031

FUTURE  
RESIDENTIAL

SITE

## NEARBY RETAILERS:



±10,500 SF  
FOR LEASE

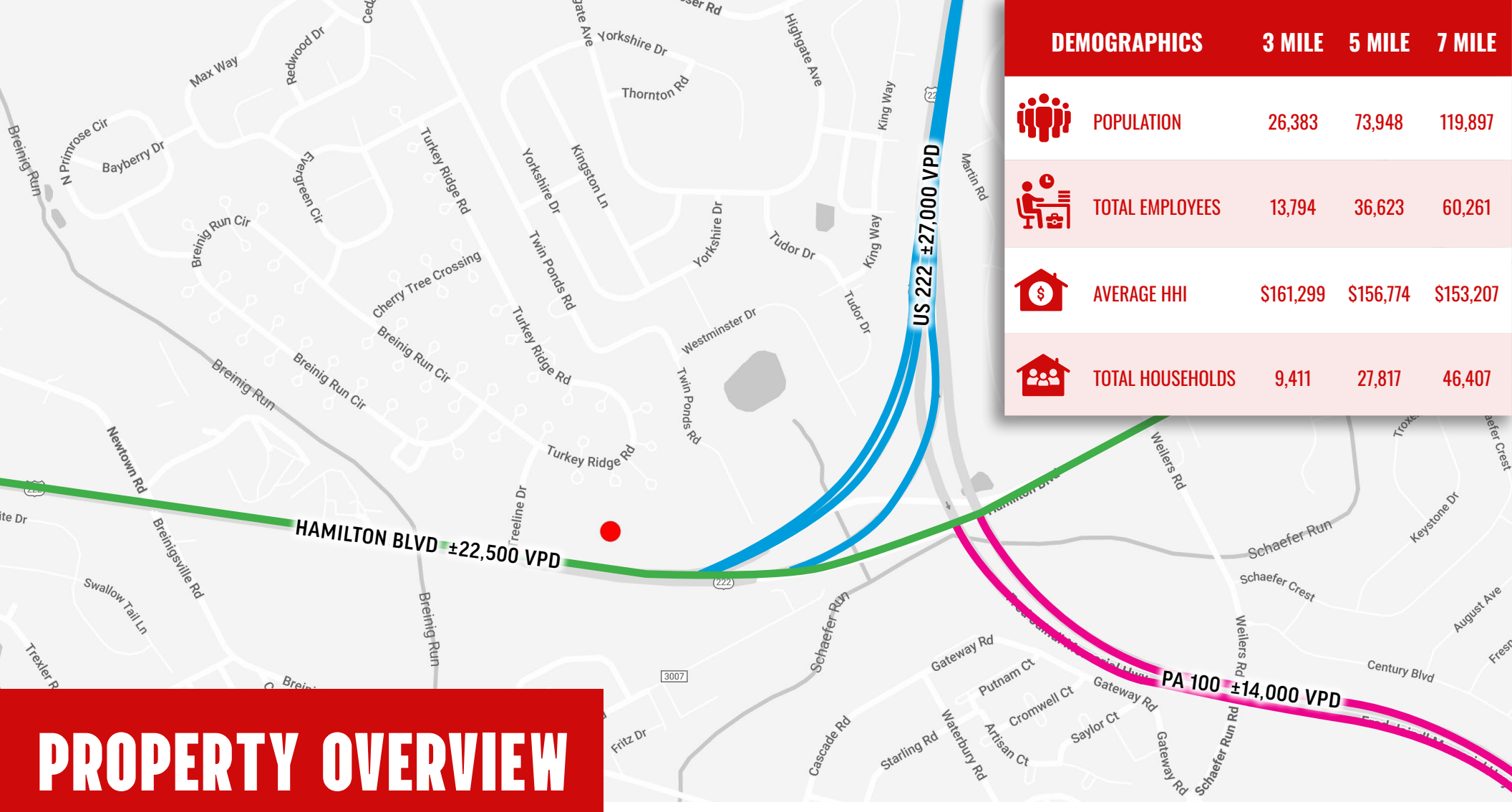


BLAKE SHAFFER | JUSTIN WILLITS | BRAD ROHRBAUGH | CHAD STINE

For Lease Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
POPULATION	26,383	73,948	119,897
TOTAL EMPLOYEES	13,794	36,623	60,261
AVERAGE HHI	\$161,299	\$156,774	\$153,207
TOTAL HOUSEHOLDS	9,411	27,817	46,407

# PROPERTY OVERVIEW

This excellent opportunity to lease space in a proposed ±10,500 square foot building at Fox Run Crossing, a new mixed residential/commercial development located along Hamilton Boulevard in Breinigsville, Pennsylvania. This high-visibility site offers strong frontage and convenient access to major regional routes such as Route 222 and I-78, making it well suited for a variety of retail, office, or service-oriented users. Future tenants will benefit from ample on-site parking, attractive curb appeal, and efficient layouts tailored to user requirements. The development's location along Hamilton Boulevard provides steady traffic counts and strong exposure in a growing Lehigh Valley corridor.

# SITE PLAN



±10,500 SF

HAMILTON BLVD ±22,500 VPD



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# MARKET AERIAL



# 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:



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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.

