

318 5TH STREET

NEW CUMBERLAND, PA | 17070



MAIN LEVEL: ±1702 SF
+ FINISHED LOWER LEVEL

FOR SALE

**TURNKEY Aveda SALON
WITH PREMIUM FINISHES**



CAIT COURTNEY | JUSTIN SHOEMAKER

For Sale Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



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PROPERTY OVERVIEW

318 5th Street is a turnkey Aveda salon and retail/office property located in the heart of New Cumberland. The building offers an excellent opportunity for stylists and other personal service providers to own a reasonably priced freestanding building. The property features approximately 1,702 square feet on the main level, plus a finished lower level.

The former salon space offers an excellent opportunity for a salon, personal service, retail, or office user, with existing fixtures and equipment remaining in place. Alternative uses could be professional offices for attorneys, insurers, financial planners and more. The property also includes a detached garage offering covered owner parking or additional storage space.

Conveniently located with easy access to Bridge Street, Route 83, and surrounding residential neighborhoods, this versatile property presents an outstanding opportunity for a variety of users seeking a well-positioned location in New Cumberland.

DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
POPULATION	77,413	174,031	284,865
EMPLOYEES	54,947	129,345	183,371
AVERAGE HHI	\$90,289	\$98,391	\$107,507
HOUSEHOLDS	32,229	72,748	119,164

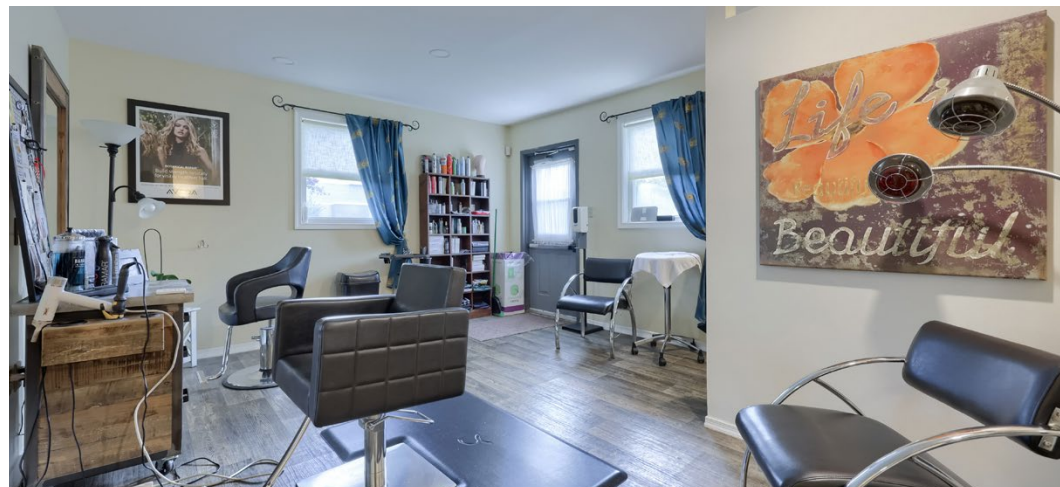


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MARKET OVERVIEW



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OUR LOCATIONS:

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LANCASTER OFFICE:

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EXTON OFFICE:

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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.

