

743 S BROAD ST

LITITZ, PA | 17543

±15,000 VPD

±9,200 SF AVAILABLE
FOR SALE

BUSINESS IS RELOCATING-REAL ESTATE SALE ONLY



JEFFREY HERR | JEFF HERR

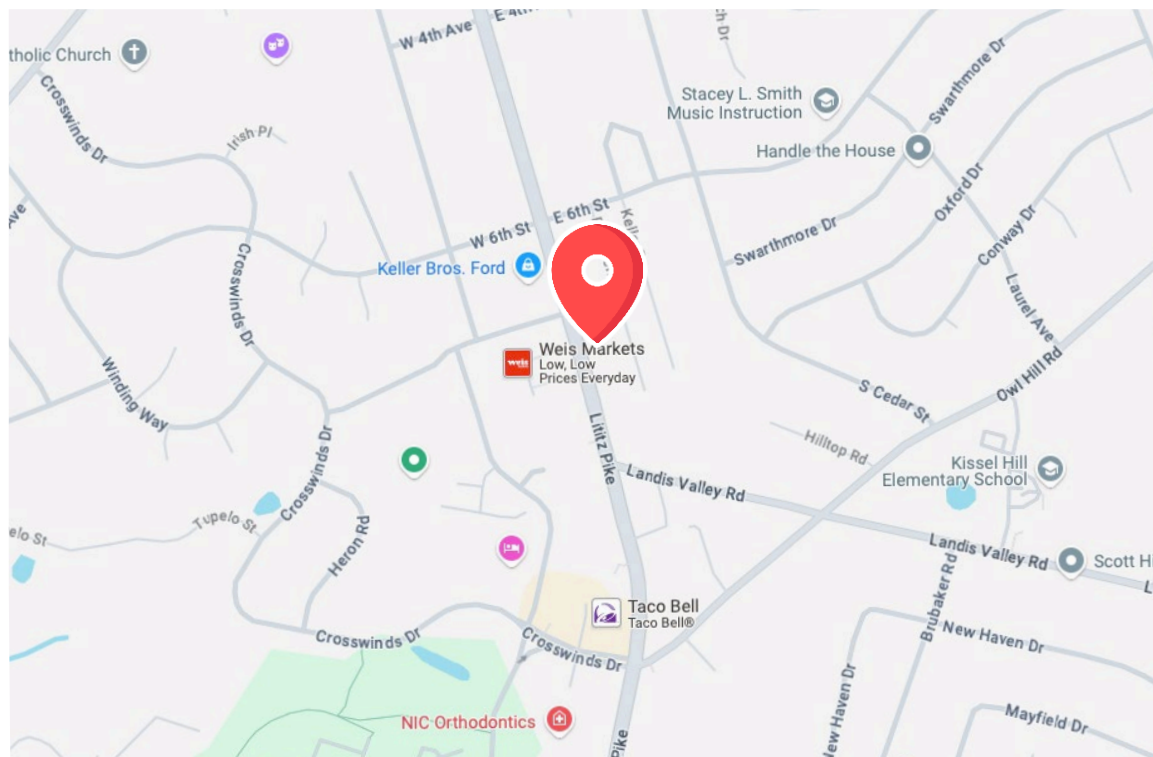
For Sale Information: 717.843.5555 | Learn more online at www.bennettwilliams.com



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY HIGHLIGHTS

- 9,200 sf office building on .96 acres in Lititz, PA
- Prime office or retail location on South Broad St/Route 501 (23,000 VPD)
- Nearby retail includes Weis Markets, AutoZone, Domino's Pizza, Dunkin Donuts, Burger King, Taco Bell, and many more
- Immediately adjacent to Wells Fargo Bank
- Parcel has rear egress which leads to traffic signal on Route 501
- All public utilities
- 52 parking spaces



DEMOS	5 MILE	10 MILE	15 MILE
POPULATION	84,241	326,393	507,363
EMPLOYEES	34,647	148,710	205,019
AVERAGE HHI	\$135,615	\$116,151	\$114,035
HOUSEHOLDS	32,825	127,508	197,239

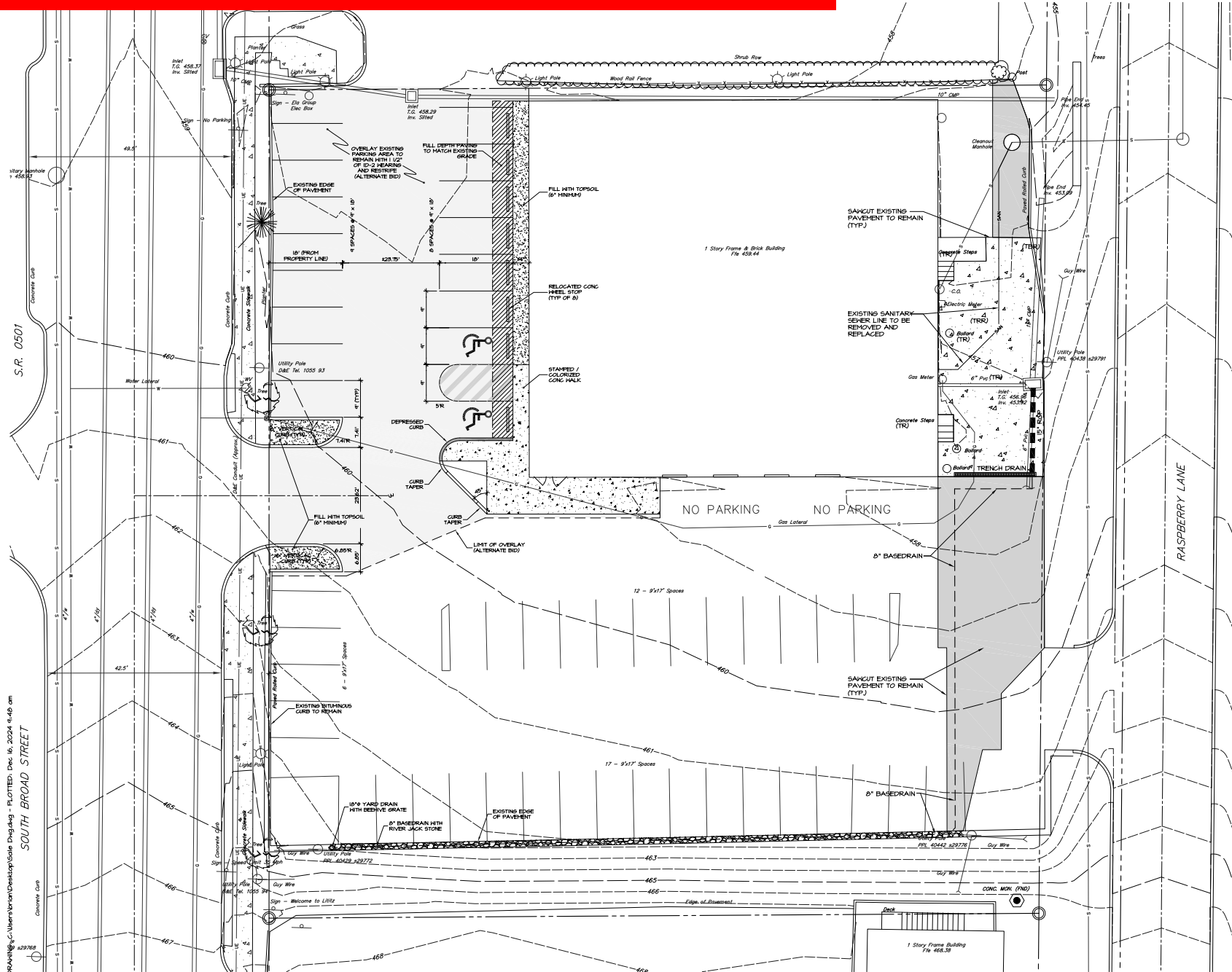
NEARBY RETAIL

RETAILER	ANNUAL VISITS	ANNUAL SALES
weis	680.4K	\$22M
TurkeyHill	386.7K	—
TACO BELL	183.8K	\$1.9M
BURGER KING	171.1K	\$1.7M
DUNKIN'	233.2K	\$1.6M
Holiday Inn Express	86.3K	—
AutoZone	69.1K	—
Target	1.3M	\$42M

FLOOR PLAN



SITE PLAN

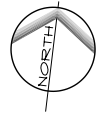


EA
group, inc.

ENGINEERS & LANDSCAPE ARCHITECTS
145 SOUTH BROAD STREET
LITITZ, PA 17543
(717) 626-5271 FAX (717) 626-7040
www.eagroupinc.com

743 SOUTH BROAD STREET
SEPTEMBER 2014
PROPOSED IMPROVEMENTS

SCALE IN FEET:
1" = 10'



N/T
KELLER REAL ESTATE
ASSOCIATES
628 S. BROAD ST.
D.B. 0502 P.C. 151
ACC. 370-03559-0-0000

DRAWING: C:\Users\jerr\Desktop\Site Drawing - PLOTTED: Dec 16, 2024 9:46 am
SOUTH BROAD STREET



JEFFREY HERR | JEFF HERR

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



COMMERCIAL BROKERAGE. *Redefined.*

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:



JEFFREY HERR

jherr2@bennettwilliams.com



JEFF HERR

jherr@bennettwilliams.com

CONTACT US

717.843.5555 | www.bennettwilliams.com

LANDLORD
REPRESENTATION

TENANT
REPRESENTATION

INVESTMENT
SALES

PROPERTY
MANAGEMENT



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.

