


LAND
AVAILABLE

409 BOW CREEK ROAD & 1477 RIDGE ROAD
GRANTVILLE, PA 17028



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409 BOW CREEK ROAD & 1477 RIDGE ROAD

PROPERTY DETAILS

AVAILABLE
CONTACT AGENT

OFFERING SUMMARY

Sale Price	Contact Agent
Lease Rate	Contact Agent
Lot Size	2.68 Acres
Taxes	\$2,506.90

PROPERTY HIGHLIGHTS

- 2.68 acres for sale or lease
- Located immediately off I-81 toward Hollywood Casino
- Minutes from Hershey attractions
- Zoned Industrial Commercial
- Average Daily Traffic Volume: 10,173 on State Route 743
- Average Daily Traffic Volume: 65,378 on Interstate 81

PROPERTY SUMMARY

Address	409 Bow Creek Road & 1477 Ridge Road Grantville, PA 17028
Municipality	East Hanover Township
County	Dauphin County
Tax Parcel #	25-007-016, 25-007-013, 25-007-025

PROPERTY DESCRIPTION

2.68 acres available for sale or lease in a prime location just off I-81, offering excellent visibility and accessibility. Situated only eight (8) miles from Hollywood Casino at Penn National Race Course and close to Hershey attractions, this is the last available parcel before the casino. The parcel is zoned for most retail uses, making it an ideal site for a convenience store or other high-traffic businesses.

UTILITIES & ZONING

Water	Private
Sewer	Public
Zoning	IC Industrial Commercial
Zoning Description	Permits banks, restaurants, fast food, convenience stores, drug stores, office and most retail uses.



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409 BOW CREEK ROAD & 1477 RIDGE ROAD RETAIL MAP

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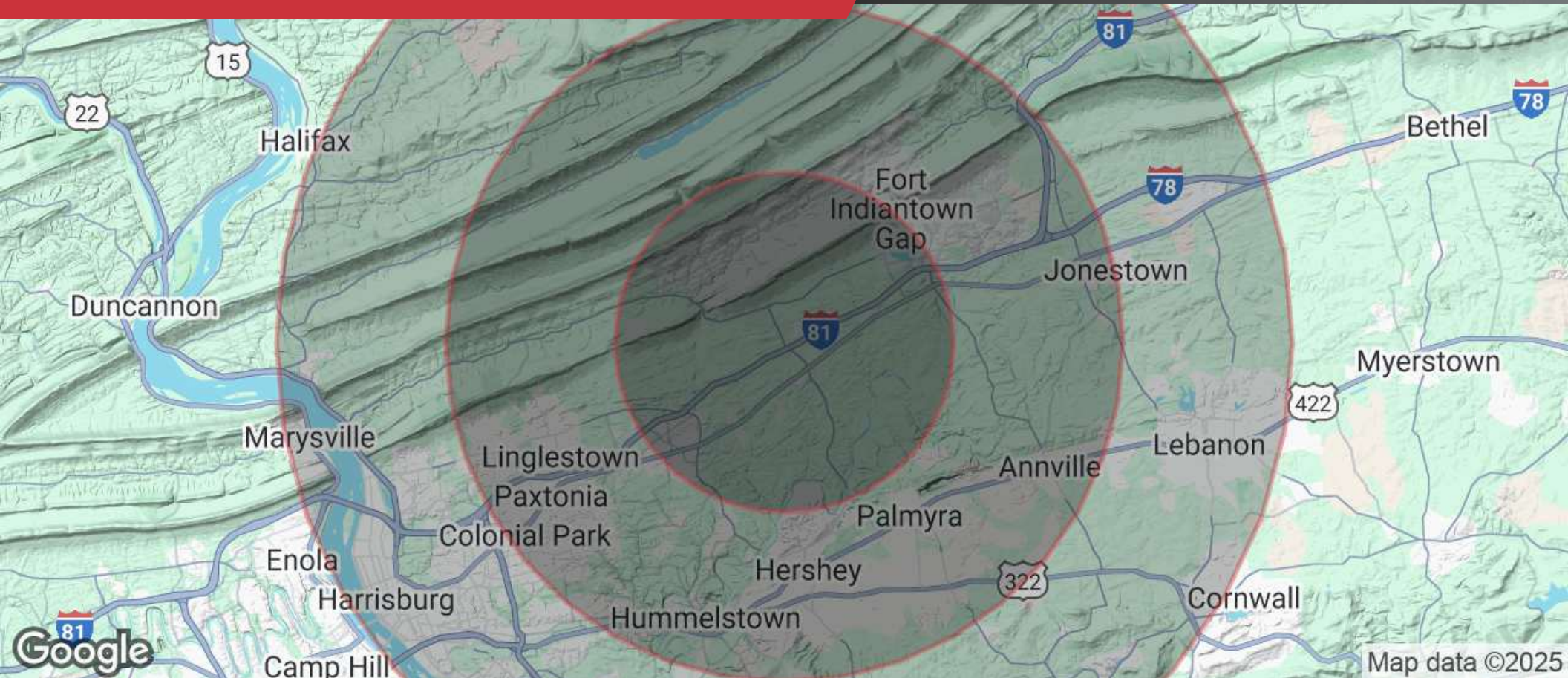


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409 BOW CREEK ROAD & 1477 RIDGE ROAD DEMOGRAPHICS

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POPULATION

5 MILES	10 MILES	15 MILES
16,040	114,103	404,178



HOUSEHOLDS

5 MILES	10 MILES	15 MILES
6,299	45,298	163,007



INCOME

5 MILES	10 MILES	15 MILES
\$122,068	\$113,058	\$96,604

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