

SHOPS AT PROSPECT

3985 COLUMBIA AVE, COLUMBIA, PA 17512



holiday hair

GIANT

T Mobile

U-HAUL



PennState Health

30

Wendy's

±60,000 VPD

COLUMBIA AVE - ±14,000 VPD

462

**±1,600 - 5,294 SF
AVAILABLE
FOR LEASE**

JOIN GIANT

BW COMMERCIAL JUSTIN WILLITS | CAIT COURTNEY | BRAD ROHRBAUGH | CHAD STINE
For Leasing Information: 717.843.5555 | Learn more online at www.bennettwilliams.com

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COMMERCIAL BROKERAGE. *Redefined.*

PROJECT OVERVIEW

Shops at Prospect is a Giant grocery anchored shopping center on Columbia Avenue in Columbia, PA. Other tenants include U-Haul, Wendy's, Holiday Hair, and T-Mobile to name a few. This site benefits from strong co-tenancy, ample parking, pylon signage, great visibility, and easy access from Route 30 and Route 462. Shops at Prospect is located within West Hempfield Township and is zoned Commercial District.



SOURCE: PLACER.AI

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
TOTAL POPULATION	33,162	68,769	141,270
TOTAL EMPLOYEES	11,933	29,030	59,216
AVERAGE HHI	\$107,198	\$118,679	\$118,034
TOTAL HOUSEHOLDS	13,272	27,271	56,427

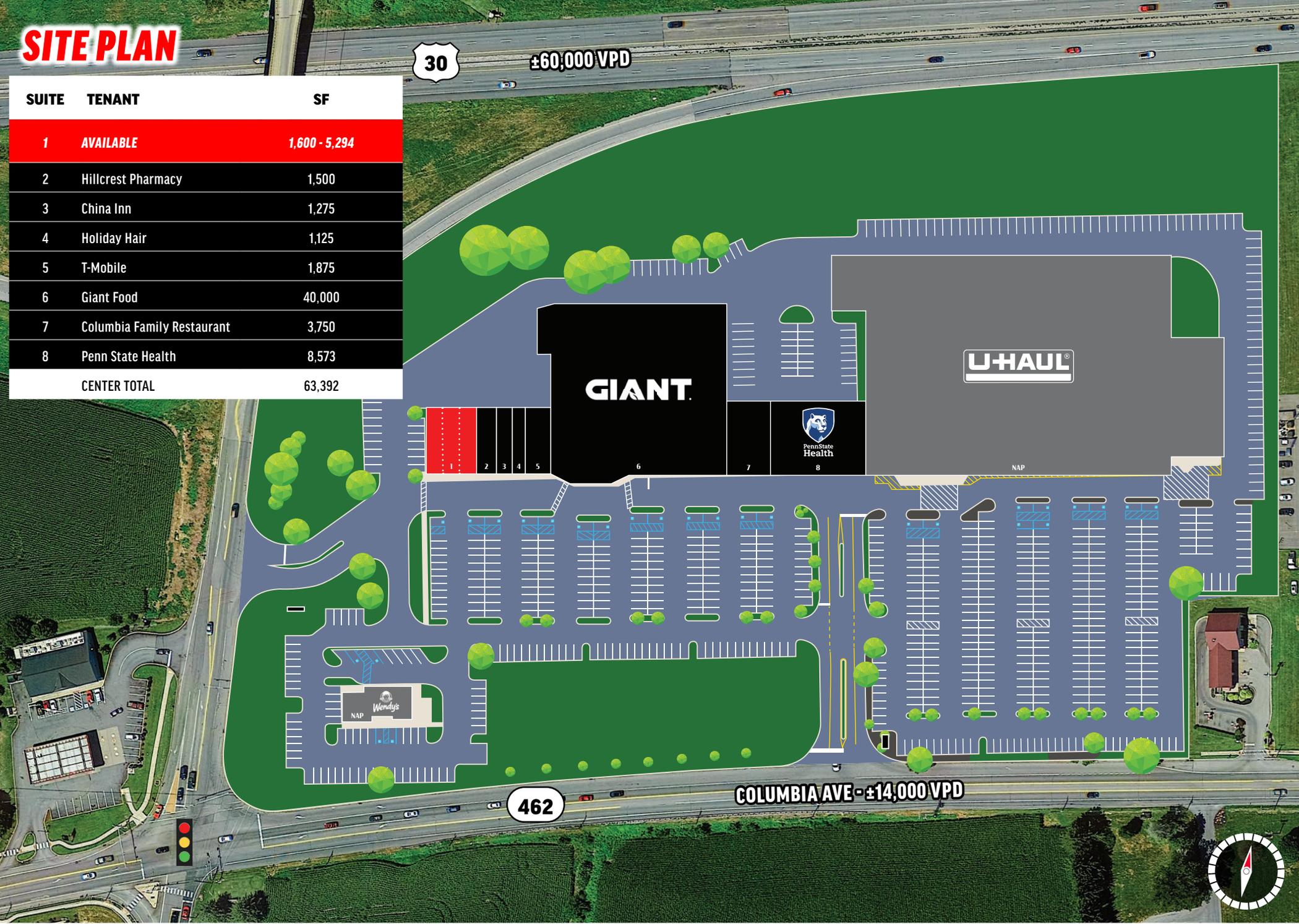
TRAFFIC COUNTS:
COLUMBIA AVE ±14,000 VPD
RT 30 ±60,000 VPD

SITE PLAN

30

±60,000 VPD

SUITE	TENANT	SF
1	AVAILABLE	1,600 - 5,294
2	Hillcrest Pharmacy	1,500
3	China Inn	1,275
4	Holiday Hair	1,125
5	T-Mobile	1,875
6	Giant Food	40,000
7	Columbia Family Restaurant	3,750
8	Penn State Health	8,573
CENTER TOTAL		63,392



462

COLUMBIA AVE - ±14,000 VPD

MARKET AERIAL



COLUMBIA PLAZA
Advance Auto Parts
DOLLAR GENERAL



COLUMBIA SHOPPING CENTER
weis planet fitness verizon ACE Hardware
FAMILY DOLLAR AutoZone FINE WINE & GOOD SPIRITS

SHOPS AT PROSPECT
GIANT T-Mobile
PennState Health holiday hair



Bennett Williams

COMMERCIAL REAL ESTATE



OUR LOCATIONS:

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York, PA 17402

LANCASTER OFFICE:

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Lancaster, PA 17601

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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 107
West Chester, PA 19380

NEW JERSEY OFFICE:

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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

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.

