

FOR LEASE Available Immediately



13600 Molly Pitcher Highway

Greencastle, PA 17225

Overview

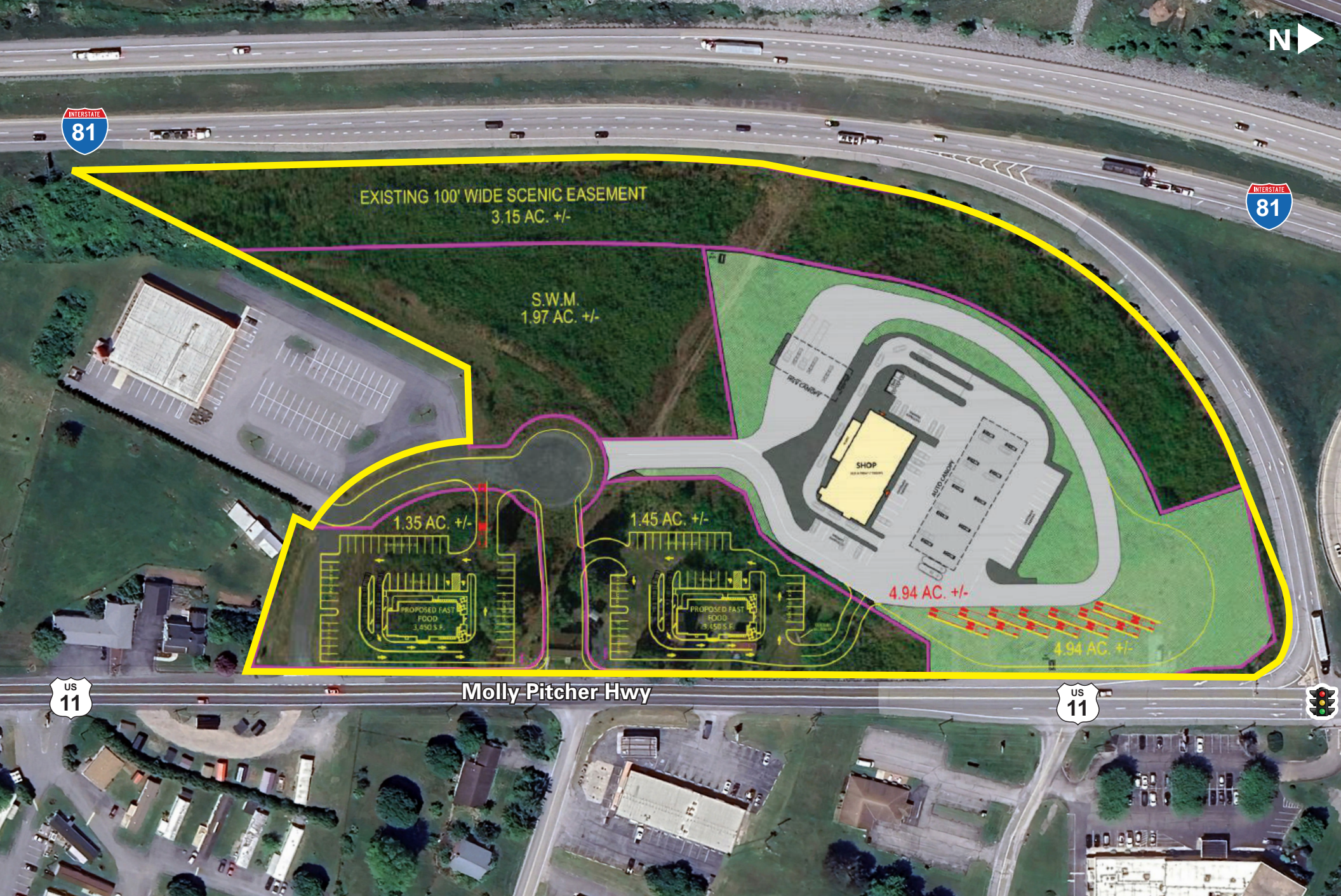
Three commercial sites - 1.35 acre, 1.45 acre and 4.94 acres at I-81/ Molly Pitcher Highway interchange at southern entry to Greencastle, PA. Good convenience store or restaurant location. Excellent interstate visibility.

Quick Facts

- Availability** Immediate
- Size** 1.35 - 4.94 Acres
- Rental Rate** Negotiable
- Net Charges** TBD
- Nearby Tenants**



2024 Demographics	1 mile	3 miles	5 miles
POPULATION	588	11,610	30,249
HOUSEHOLDS	218	4,502	11,491
AVG. HH INCOME	\$110,059	\$112,535	\$113,675
DAYTIME POPULATION	2,595	11,160	27,816
TRAFFIC COUNT	23,646 AADT (I-81)	7,253 AADT (Molly Pitcher Hwy)	



EXISTING 100' WIDE SCENIC EASEMENT
3.15 AC. +/-

S.W.M.
1.97 AC. +/-

1.35 AC. +/-

1.45 AC. +/-

4.94 AC. +/-

4.94 AC. +/-

PROPOSED FAST FOOD
3,450 S.F.

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3,450 S.F.

SHOP

Molly Pitcher Hwy



Walmart
DISTRIBUTION CENTER
1000+ EMPLOYEES

INTERSTATE
81

INTERSTATE
81

23,646 AADT

US
11

US
11

7,253 AADT

Molly Pitcher Hwy

Pine Dr

Pasinger Rd

Holiday Inn Express



SPORTS INN
FITNESS

Transply Inc

PAT'S SELF
STORAGE

MOMENTUM
MARTIAL ARTS

BILL BOWERS
THE ARTS CENTER

CLARISSA'S
SCHOOL OF ARTS

COUNTRY
DRY GOODS

GHX

SMOKIN' JOE'S TOBACCO

COUNTRY WASH HOUSE



GREEN SPA



B'S INFINITE
HOBBIES

THE PRIMITIVE
DAUGHTER

EXISTING 100' WIDE SCENIC EASEMENT
3.15 AC +/-

SWM
1.97 AC +/-

1.45 AC +/-

1.35 AC +/-

4.94 AC +/-


3.84 AC +/-




Interested? Contact:

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