W. MAIN ST & CLOVERLEAF RD

MOUNT JOY TOWNSHIP, PA 17552

Penn Medicine

100,000 SF GROUND-UP DEVELOPMENT ANCHORED BY ALDI, TRACTOR SUPPLY, WAWA, CHICK-FIL-A & MORE



MOUNT JOY TOWN CENTER

DEMOGRAPHICS

EST. POPULATION		EST. MED HH INCOME	
3 mi	25,468	3 mi	$92,269
5 mi	53,360	5 mi	$93,585
7 mi	71,489	7 mi	$92,089

EST. EMPLOYEES

3 mi	9,081
5 mi	13,813
7 mi	19,691



JOIN THESE AREA TENANTS/BUSINESSES

weis GIANT

planet fitness

TM

HARBOR FREIGHT

PROPERTY DETAILS

- *1,000–10,000 SF of divisible small-shop space, 5,000–20,000 SF junior anchor space, and two pads ranging from 2,000–10,000 SF available*
- *Excellent regional accessibility with immediate access to PA-283 (52,144 AADT) via Cloverleaf Road*
- *Adjacent to Penn Medicine's 525-bed hospital, providing a significant nearby employment and customer generator*
- *Prominent frontage and visibility along W. Main Street (Route 230) and Cloverleaf Road, carrying 11,201 and 17,448 vehicles per day*
- *High-profile new retail development featuring proposed ALDI, Tractor Supply Co., Wawa, Chick-fil-A, Chipotle and Aspen Dental*

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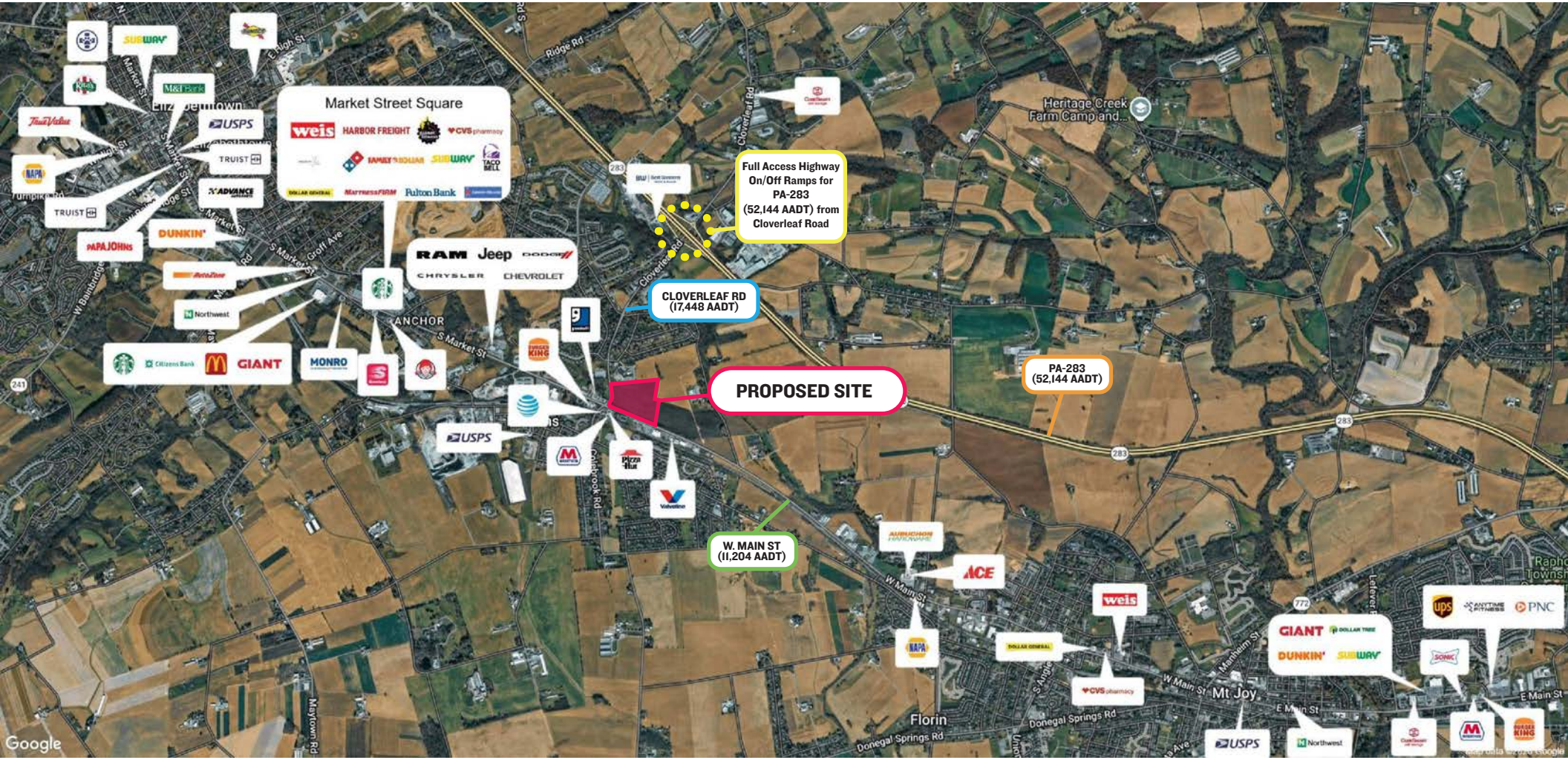
AERIAL



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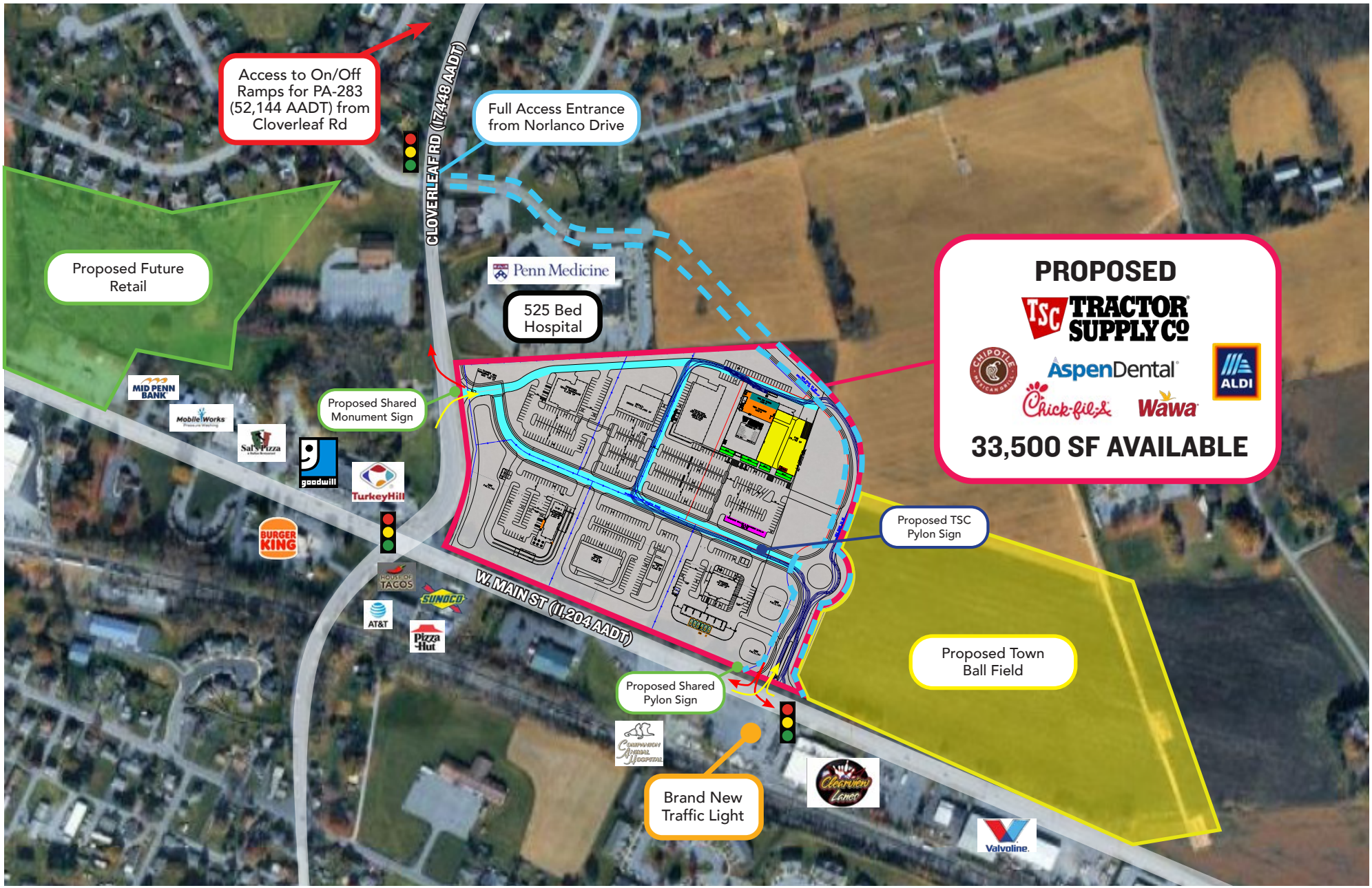
SITE PLAN - HIGH



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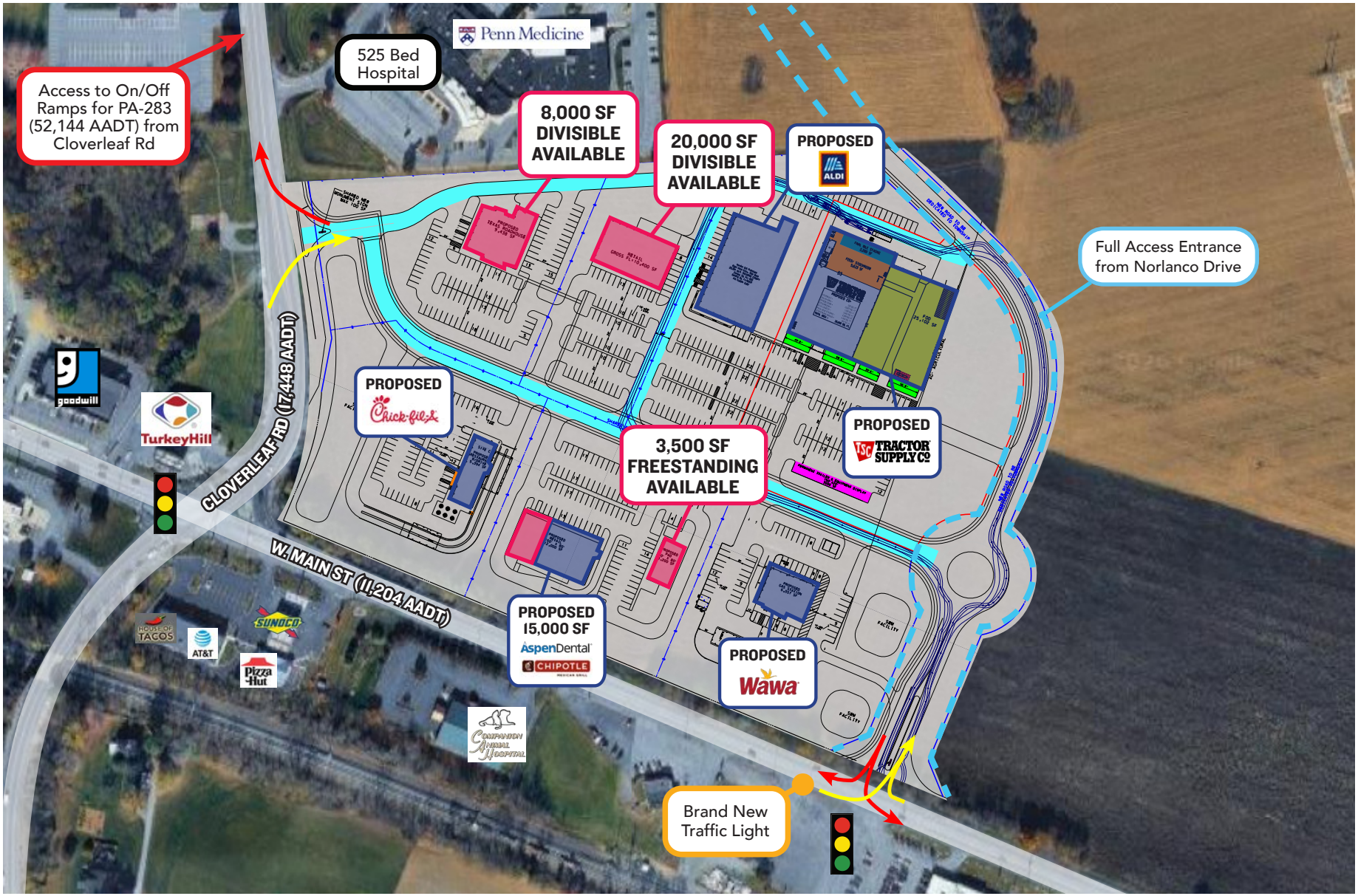
SITE PLAN



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RENDERING



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ROAD VIEW



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ROAD VIEW



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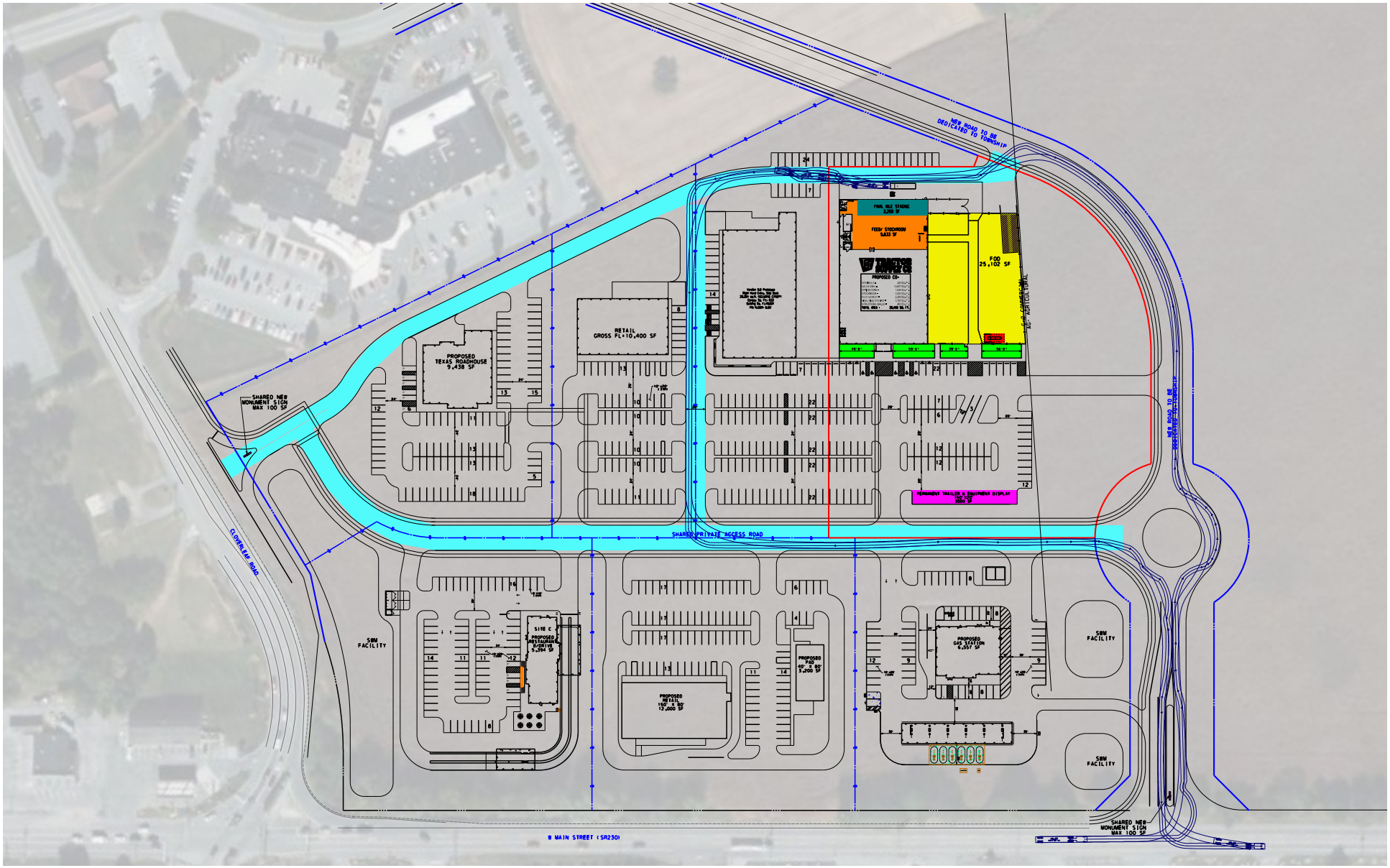
SITE PLAN



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For more information:

Jason Bock
jbock@hellomsc.com | 610.331.2432

Scott Weiss
sweiss@hellomsc.com | 484.919.8233