

LMS

Commercial Real Estate

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Lancaster County

Neighborhood Retail Center

REGENCY SQUARE

Total GLA: ± 58,973 SF

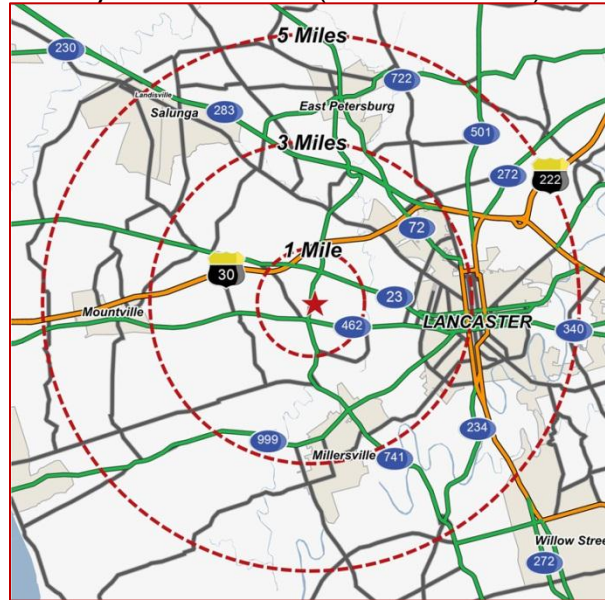


DOLLAR TREE STORES, INC.

Lancaster, PA 17603

East Hempfield Township

Embassy Dr. & Route 741 (Rohrerstown Rd.)



Managed By: **PMA** Property Management Alternatives, Inc.
PROPERTY AND ASSET MANAGEMENT

2011 DEMOGRAPHICS:

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population	5,846	74,971	166,652
Avg. HH Income	\$78,391	\$67,000	\$66,086
Daytime Population	7,053	51,443	103,846

Regency Square

is a 58,973 square foot neighborhood retail center adjacent to Lowe's Home Improvement center, Weis Markets & the brand new Stauffer's of Kissel Hill.

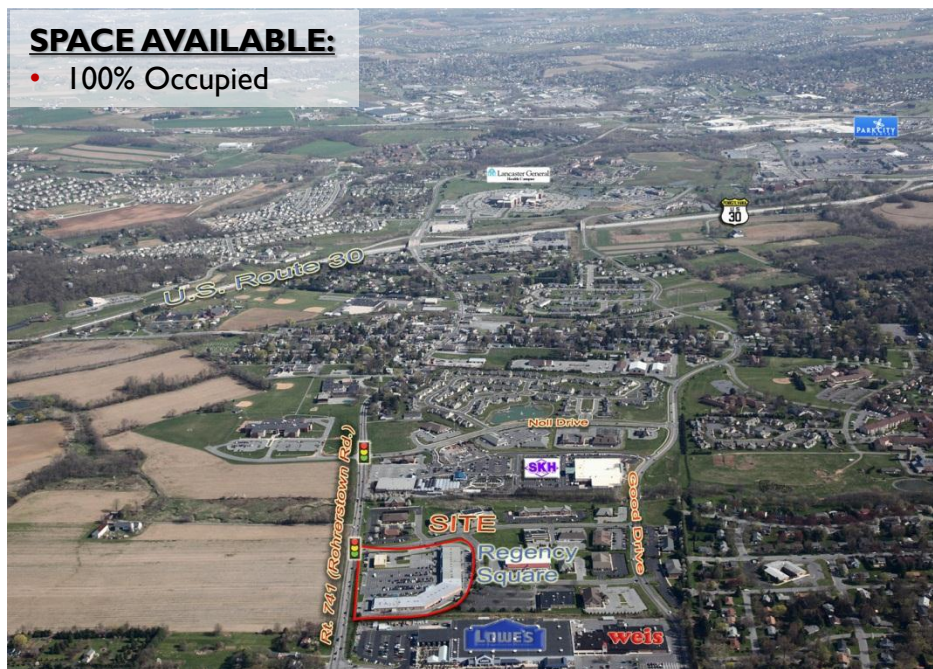
The center is located on Rt. 741, a major North & South artery and Good Drive which connects Harrisburg Pike (near the Park City Mall) to Rt. 462 (Columbia Avenue) for additional access to customers.

The center has recently been renovated which yielded a new façade and roof.

*See reverse side for **site plan**

SPACE AVAILABLE:

- 100% Occupied



REGENCY SQUARE

For Lease
100% Occupied



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For additional information, please contact:

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Subject to Change:

165	Dollar Tree	7,916 sf
161	Wilderness	1,944 sf
157	Peking Chinese Rest.	3,888 sf
155	Embroid Me	1,460 sf
153	US Post Office	2,430 sf
151 &		
147	Subway	1,940 sf
145	Indian Taj Grocery	645 sf
143	Kathy's Nails	857 sf
141	Side Door Hair Studio	1,143 sf
137	Little Caesar's	2,000 sf
131R	Storage	100 sf
131	PA Drivers License Ctr.	5,290 sf
121	Goodwill	9,720 sf
117	Bike Line	5,640 sf
111	Mimidis Karate	4,000 sf
101	Cactus Buffet	10,000 sf

The information herein (including all faxes pertaining to the same) has been obtained from sources deemed reliable. While we do not doubt its accuracy, we have not verified and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness and is subject to correction or can be withdrawn without notice.