

HAMBURG, PA

70 WILDERNESS TRAIL ROAD

±2,600 - 6,400 SF AVAILABLE FOR LEASE

PHILADELPHIA MSA

JOIN

Cabela's

LOWE'S

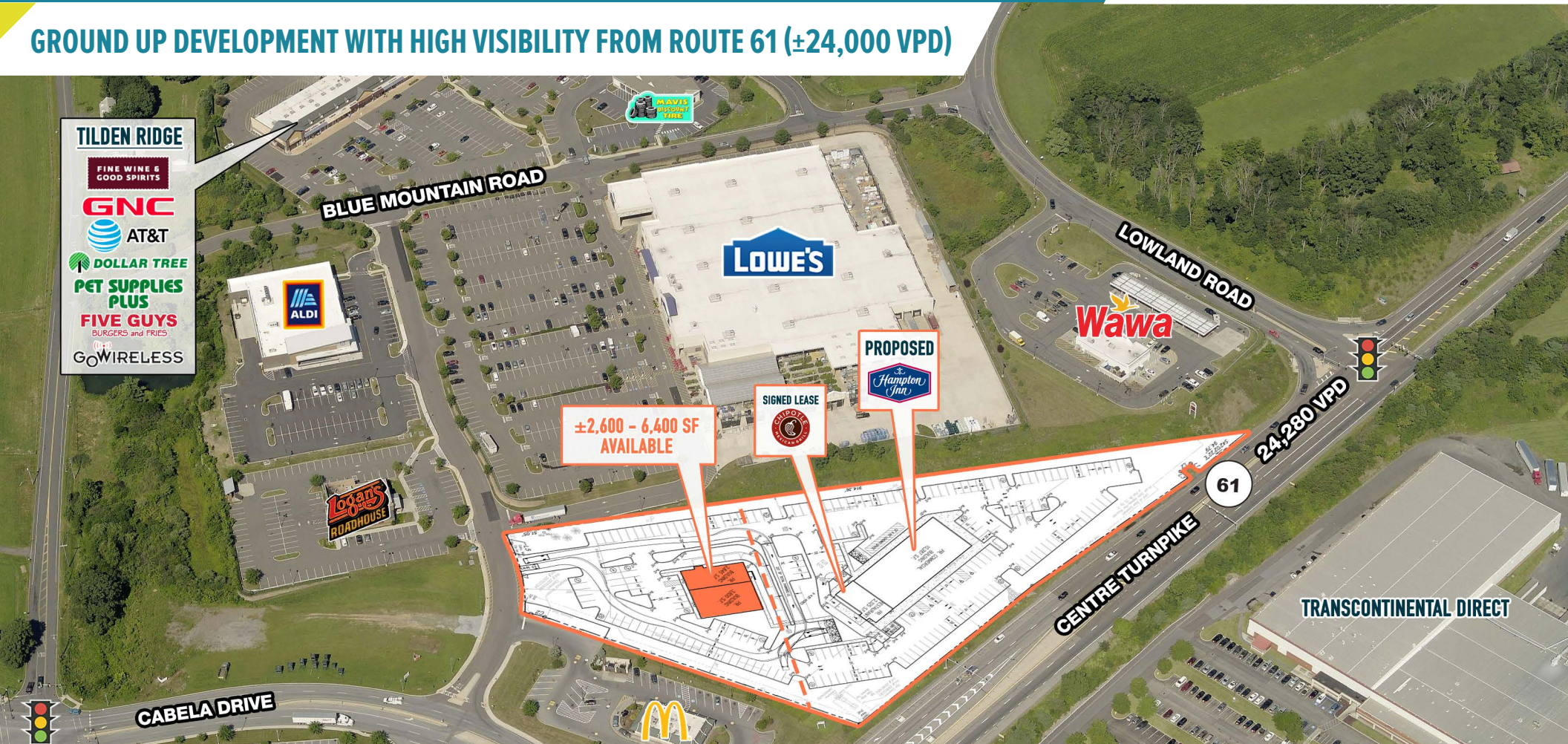
Walmart

DOLLAR TREE

Hampton Inn

ALDI

GROUND UP DEVELOPMENT WITH HIGH VISIBILITY FROM ROUTE 61 (±24,000 VPD)



LEASED BY:



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get in touch.

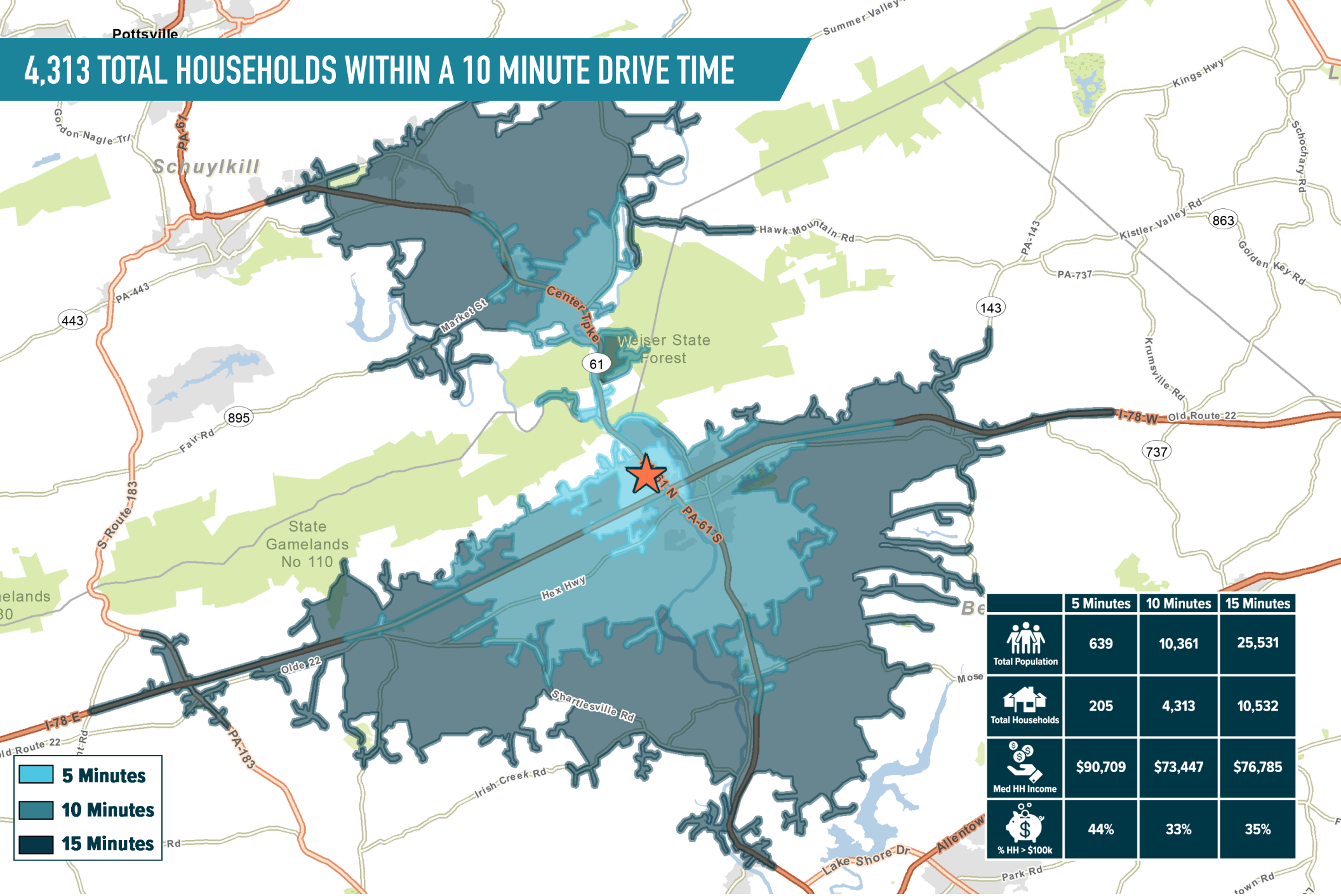
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4,313 TOTAL HOUSEHOLDS WITHIN A 10 MINUTE DRIVE TIME



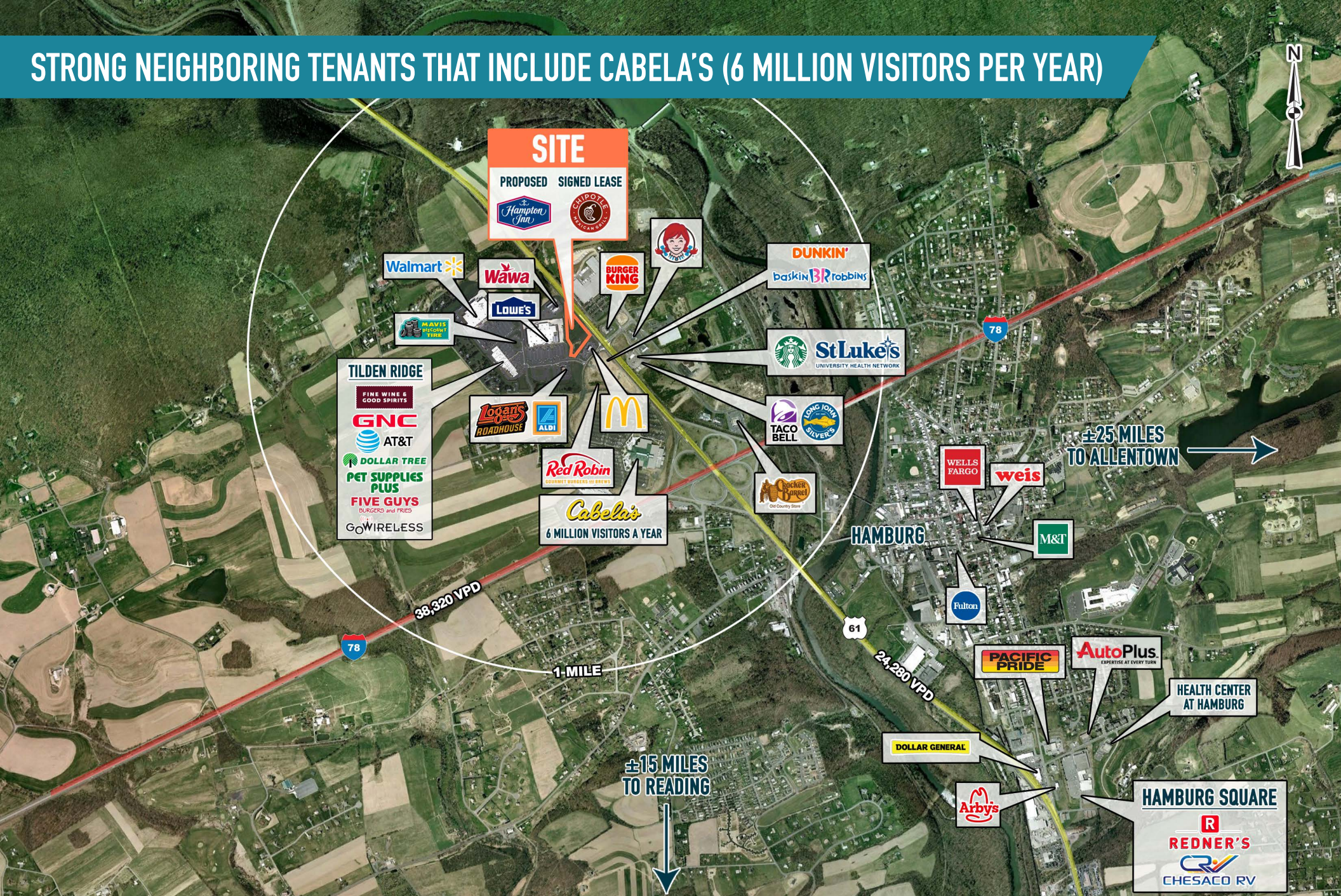
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HAMBURG, PA
70 WILDERNESS TRAIL ROAD



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STRONG NEIGHBORING TENANTS THAT INCLUDE CABELA'S (6 MILLION VISITORS PER YEAR)



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RARE OPPORTUNITY IN TRADE AREA WITH STRONG BARRIERS TO ENTRY



SITE
±2,600 - 6,400 SF AVAILABLE
PROPOSED SIGNED LEASE

TRANSCONTINENTAL DIRECT

Wawa

LOWE'S

Walmart SUPERCENTER

St Luke's UNIVERSITY HEALTH NETWORK

BURGER KING

Microtel Inns Suites

Russell Stover CANDIES

McDonald's

Logan's ROADHOUSE

ALDI

TILDEN RIDGE
FINE WINE & GOOD SPIRITS
GNC
AT&T
DOLLAR TREE
PET SUPPLIES PLUS
FIVE GUYS BURGERS and FRIES
GO WIRELESS

Old Country Store

Cabela's

DUNKIN'
baskin BRobbins
Advance Auto Parts

Red Robin
COURTESY BREWERS & BAKERS

Hampton Inn

Hampton Inn

78

61

38,320 VPD

24,280 VPD

CABELA DRIVE

BLUE MOUNTAIN ROAD

LOWLAND ROAD

MOUNTAIN ROAD

Mavis Discount Tire

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HAMBURG, PA
70 WILDERNESS TRAIL ROAD



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SEEKING RESTAURANTS, MEDICAL AND/OR MULTIPLE SMALL SHOP RETAILERS



SITE
 ±2,600 - 6,400 SF
 AVAILABLE
 PROPOSED SIGNED LEASE

- TILDEN RIDGE
- FINE WINE & GOOD SPIRITS
- GNC
- AT&T
- DOLLAR TREE
- PET SUPPLIES PLUS
- FIVE GUYS
- BURGERS and FRIES
- GoWIRELESS

Cabela's
 247,000 SF
 6 MILLION VISITORS A YEAR

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Lowe's Home Centers, Inc.
 UPI No. 84448503325309
 Instrument No. 2009 014851
 Plan Bk. 308, Pg. 317

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