

MECHANICSBURG, PA

101 WESLEY DRIVE

±46,628 SF ON ±5.01 ACRES FOR LEASE OR SALE

HARRISBURG - CARLISLE MSA

NEARBY RETAILERS



GIANT



FREE STANDING BOX SPACE WITH AMPLE PARKING



get in touch.

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CONVENIENT ACCESS TO MAJOR NEARBY
ROAD NETWORKS (I-76, I-81, RT.15)

The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current.

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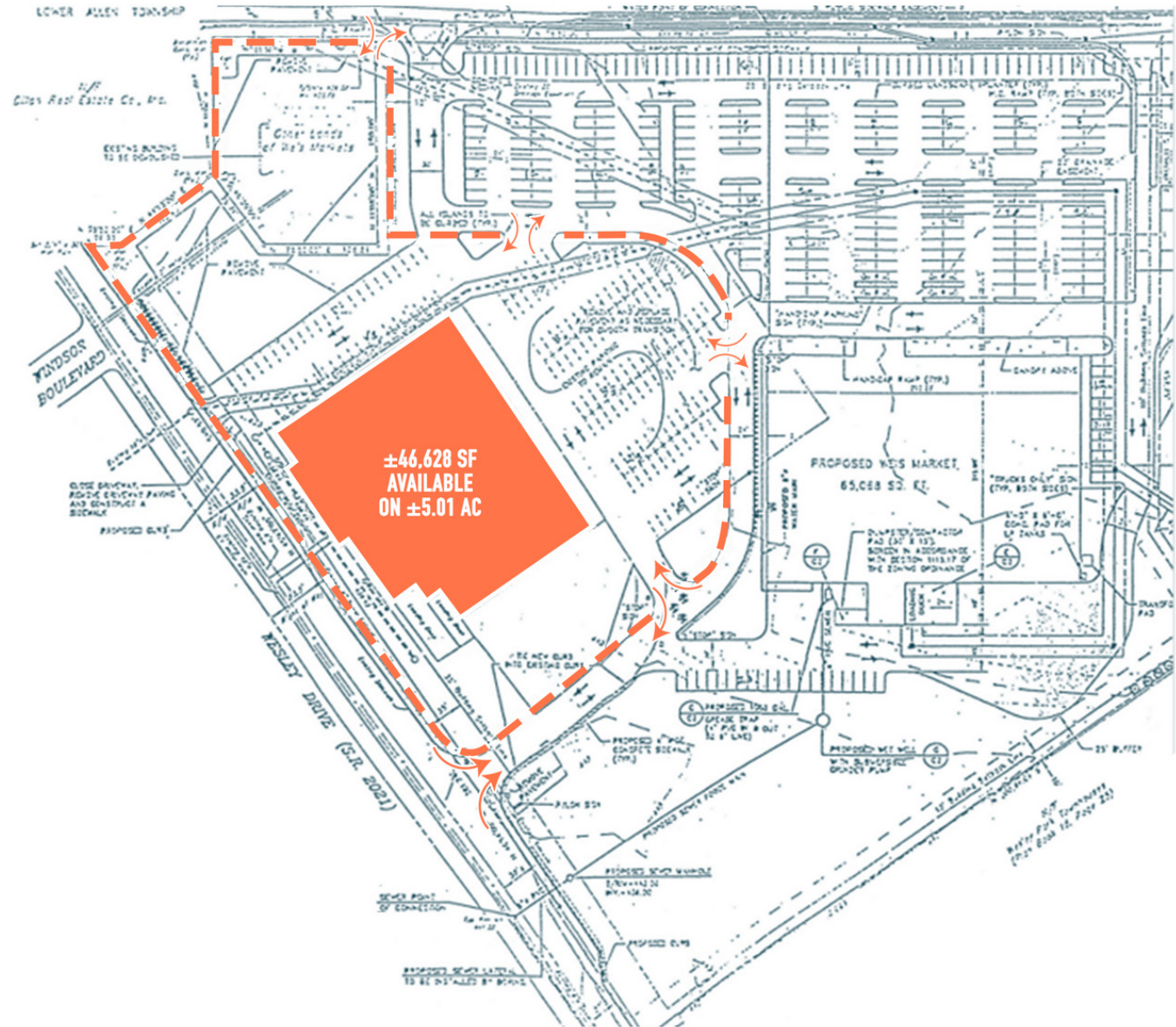


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SITE PLAN - ZONED C-2 COMMERCIAL DISTRICT

Zoning: C2- General Commercial District

NAICS No.	Category
111	Crop Production, limited to indoor growing facilities
11251	Aquaculture, limited to indoor growing facilities
22112	Electric Power Transmission, Control and Distribution
2212	Natural Gas Distribution
2213	Water, Sewage and Other Systems
23	Construction
3219	Other Wood Product Manufacturing, excluding Industry 32199, All Other Wood Product Manufacturing
323	Printing and Related Support Activities
334	Computer and Electronic Product Manufacturing
337	Furniture and Related Product Manufacturing
339	Miscellaneous Manufacturing
42	Wholesale Trade
44-45	Retail Trade, excluding Industry 4543, (Direct Selling Establishments), and excluding sexually oriented business as defined by Chapter 59 of the Code of the Township of Lower Allen. Refer to said chapter for sexually oriented business
482	Rail Transportation
483	Water Transportation
485	Transit and Ground Passenger Transportation
486	Pipeline Transportation
487	Scenic and Sightseeing Transportation
488	Support Activities for Transportation
491	Postal Service
492	Couriers and Messengers
51	Information
52	Finance and Insurance
53	Real Estate and Rental and Leasing
54	Professional, Scientific and Technical Services
55	Management of Companies and Enterprises
56	Administration and Support and Waste Management and Remediation Services, except Subsector 562, Waste Management and Remediation Services
61	Educational Services
62	Health Care and Social Assistance
71	Arts, Entertainment and Recreation, except Industries 7131 (Amusement Parks and Arcades) and 7132 (Gambling)
72	Accommodation and Food Services, except Industry 721191 (Bed-and-Breakfast Inns)
81	Other Services (except Public Administration)
92	Public Administration, except Industry 92214 (Correctional Institutions)



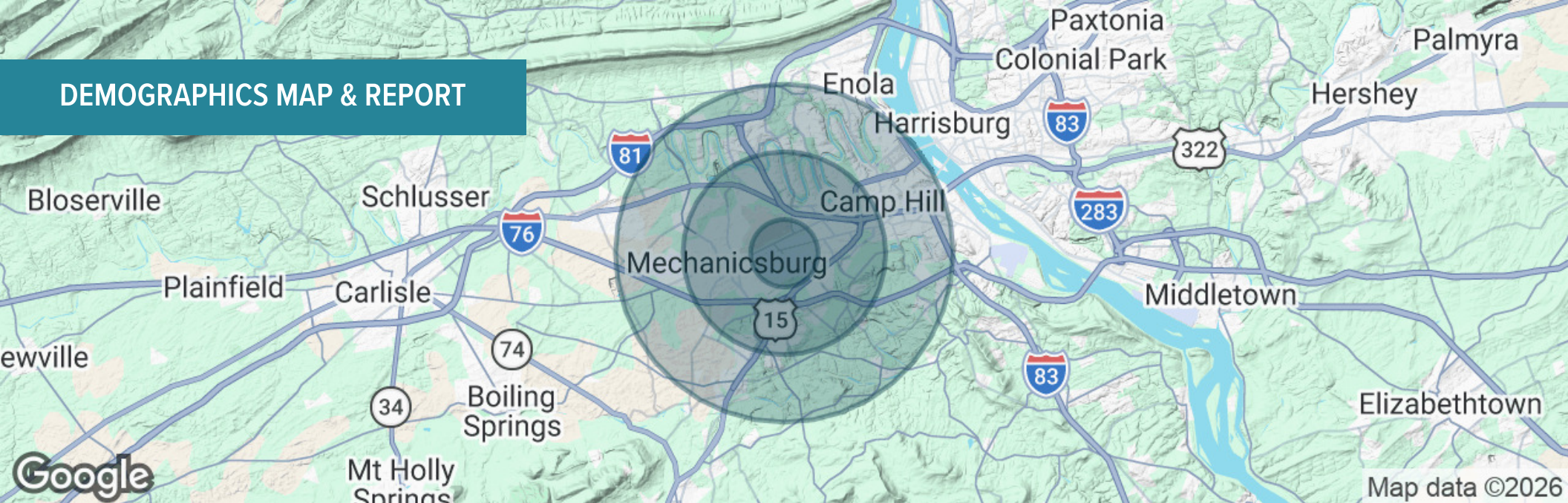
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,113	68,507	139,657
Average Age	46	42	42
Average Age (Male)	42	41	41
Average Age (Female)	49	43	43
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,495	27,444	55,163
# of Persons per HH	2	2.5	2.5
Average HH Income	\$83,801	\$123,252	\$127,355
Average House Value	\$224,939	\$331,115	\$366,960

Demographics data derived from AlphaMap

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