

SIZE

71,979 square feet

DEMOGRAPHICS

I mile	3 mile	5 mile			
Population 5,273	on 60,520	160,859			
Households 2,475 24,238 66,215					
Median H	HH Income 63,214	(\$) 66,005			

MAJOR TENANT(S)

Giant



(30)

Lancaster 🔵

LOCATION

120 Old York Road | New Cumberland, PA 17070

PROPERTY HIGHLIGHTS

- Anchored by GIANT
- Additional national and regional tenants include Regis Hair Salon,
 PA Wine & Spirits, and Fulton Bank
- Located in New Cumberland, Pennsylvania with a population exceeding 60,500 in a three-mile radius
- The center is located on Old York Road and Ross Ave which benefits from over 11,000 vehicles per day

LEASING CONTACT

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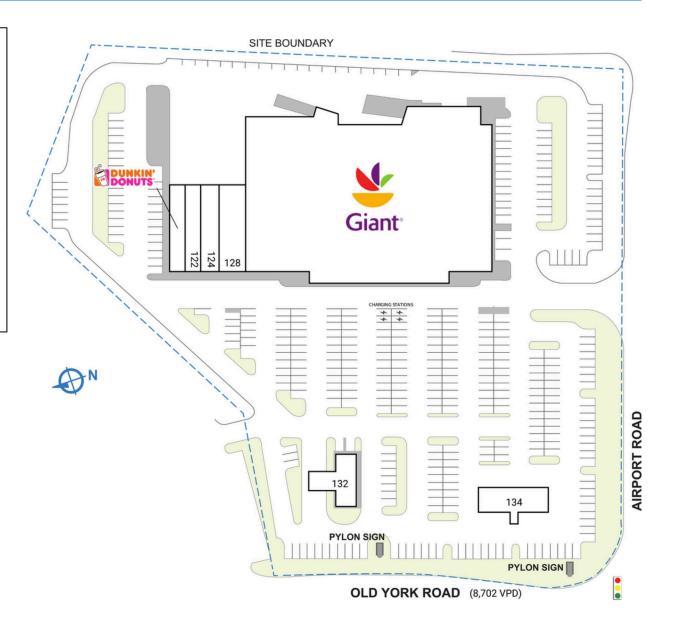
MORE INFO

www.phillipsedison.com

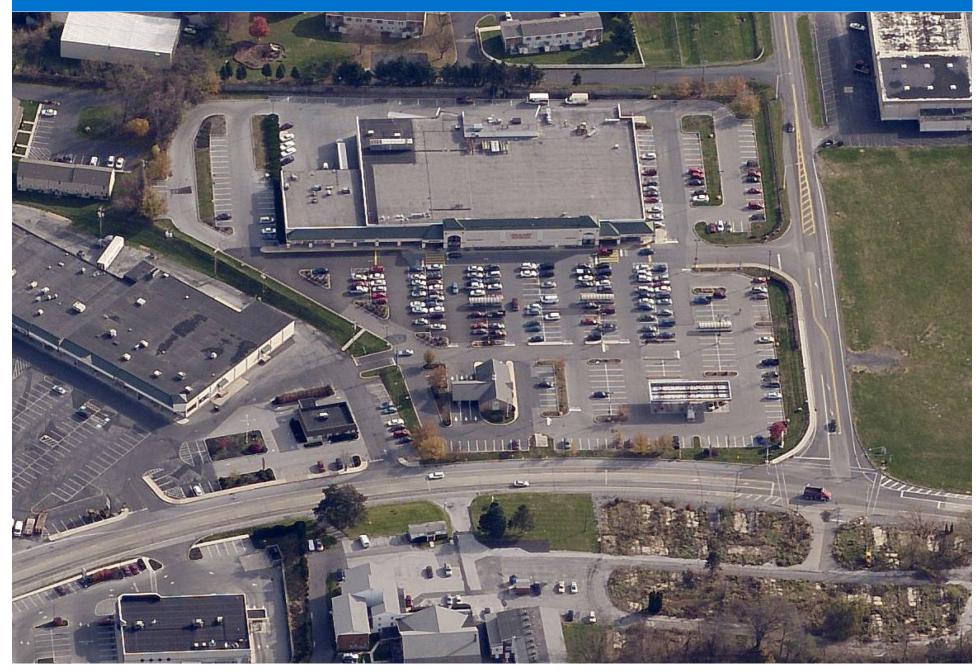


FAIRVIEW PLAZA

SPACE	TENANT		SQ. FT.		
120	Dunkin'		1,562 SF		
122	China Cafe		2,100 SF		
124	Holiday Hair Salon		1,500 SF		
128	Wine & Spirits Shoppe		3,196 SF		
130	Giant		59,237 SF		
132	Members 1st Federal Credit Union		1,984 SF		
134	Giant Fuel		2,400 SF		
TOTAL	SQ. FT.		71,979		
SITE LEGEND Available					
Leased (not occupied) Owned by Others Site Boundary					









Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections Calculated using TAS Retrieval Retrieval Apr 17, 2024



Latitude: 40.221772 Longitude: -76.85795

	iew Plaza Cumberland, PA	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
	Q4 2023 Estimated Population	5,273	60,520	160,859
	2028 Projected Population	5,118	60,160	159,981
	2010 Census Population	5,363	58,021	150,718
	2000 Census Population	5,249	55,577	146,498
Population	1990 Census Population	5,600	53,985	143,095
	Historical Annual Growth 1990 to 2000	-0.64%	0.29%	0.24%
	Historical Annual Growth 2000 to 2010	0.22%	0.43%	0.28%
	Estimated Annual Growth 2010 to2023	-0.12%	0.31%	0.47%
	Projected Annual Growth 2023 to 2028	-0.60%	-0.12%	-0.11%
	Median Age	40.3	38.3	39.0
	Q4 2023 Estimated Households	2,475	24,238	66,215
	2028 Projected Households	2,402	24,079	65,755
Households	2010 Census Households	2,518	23,147	62,339
	2000 Census Households	2,498	22,342	60,221
	1990 Census Households	2,441	21,595	58,870
nseh	Historical Annual Growth 1990 to 2000	0.23%	0.34%	0.23%
Hol	Historical Annual Growth 2000 to 2010	0.08%	0.35%	0.35%
	Estimated Annual Growth 2010 to 2023	-0.13%	0.34%	0.44%
	Projected Annual Growth 2023 to 2028	-0.60%	-0.13%	-0.14%
	Population per Household	2.13	2.41	2.34
_	White	80.9%	54.2%	54.4%
ulatior Race	Black or African American	4.8%	20.2%	21.7%
<u>Ra</u> Ra	Asian & Pacific Islander	1.4%	3.2%	4.8%
Population by Race	Other Races	5.2%	4.9%	4.9%
	Hispanic Population	7.7%	17.5%	14.2%
Φ	Average Household Income	\$78,077	\$81,956	\$84,502
шo	Median Household Income	\$61,411	\$63,214	\$66,005
Incom	Per Capita Income	\$36,647	\$33,442	\$35,389
	Elementany	4.00/	4.00/	0.00/
	Elementary Some High School	1.9% 4.6%	4.0% 7.2%	3.3% 6.3%
F ←	High School Graduate	38.6%	35.2%	33.2%
Education (Age 25+)	Some College	14.0%	18.5%	17.2%
onp √ge	Associates Degree Only	9.3%	8.3%	9.1%
ш 🌣	Bachelors Degree Only	21.3%	17.7%	19.9%
	Graduate Degree	10.2%	9.2%	11.1%
	Number of Ducins	404	4.054	5 404
Business	Number of Businesses	164 2.705	1,854	5,424
sin	Total Number of Employees	2,795 17.05	36,729 19.81	105,863
Bu	Employees per Business Residential Population per Business	32.16	32.64	19.52 29.66
	Mesidential Fobulation bei Dusiness	32.10	32.04	29.00

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