



SIZE

71,979 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	5,273	60,520	160,859
Households	2,475	24,238	66,215
Median HH Income (\$)	61,411	63,214	66,005

MAJOR TENANT(S)

Giant



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

120 Old York Road | New Cumberland, PA 17070

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)
	Site Boundary
	Occupied
	Owned by Others



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

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Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval Retrieval

Apr 17, 2024



Latitude: 40.221772

Longitude: -76.85795

Fairview Plaza New Cumberland, PA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	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
	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 to 2023	-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
Households	Q4 2023 Estimated Households	2,475	24,238	66,215
	2028 Projected Households	2,402	24,079	65,755
	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
	Historical Annual Growth 1990 to 2000	0.23%	0.34%	0.23%
	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
Population by Race	White	80.9%	54.2%	54.4%
	Black or African American	4.8%	20.2%	21.7%
	Asian & Pacific Islander	1.4%	3.2%	4.8%
	Other Races	5.2%	4.9%	4.9%
	Hispanic Population	7.7%	17.5%	14.2%
Income	Average Household Income	\$78,077	\$81,956	\$84,502
	Median Household Income	\$61,411	\$63,214	\$66,005
	Per Capita Income	\$36,647	\$33,442	\$35,389
Education (Age 25+)	Elementary	1.9%	4.0%	3.3%
	Some High School	4.6%	7.2%	6.3%
	High School Graduate	38.6%	35.2%	33.2%
	Some College	14.0%	18.5%	17.2%
	Associates Degree Only	9.3%	8.3%	9.1%
	Bachelors Degree Only	21.3%	17.7%	19.9%
	Graduate Degree	10.2%	9.2%	11.1%
Business	Number of Businesses	164	1,854	5,424
	Total Number of Employees	2,795	36,729	105,863
	Employees per Business	17.05	19.81	19.52
	Residential Population per Business	32.16	32.64	29.66

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.