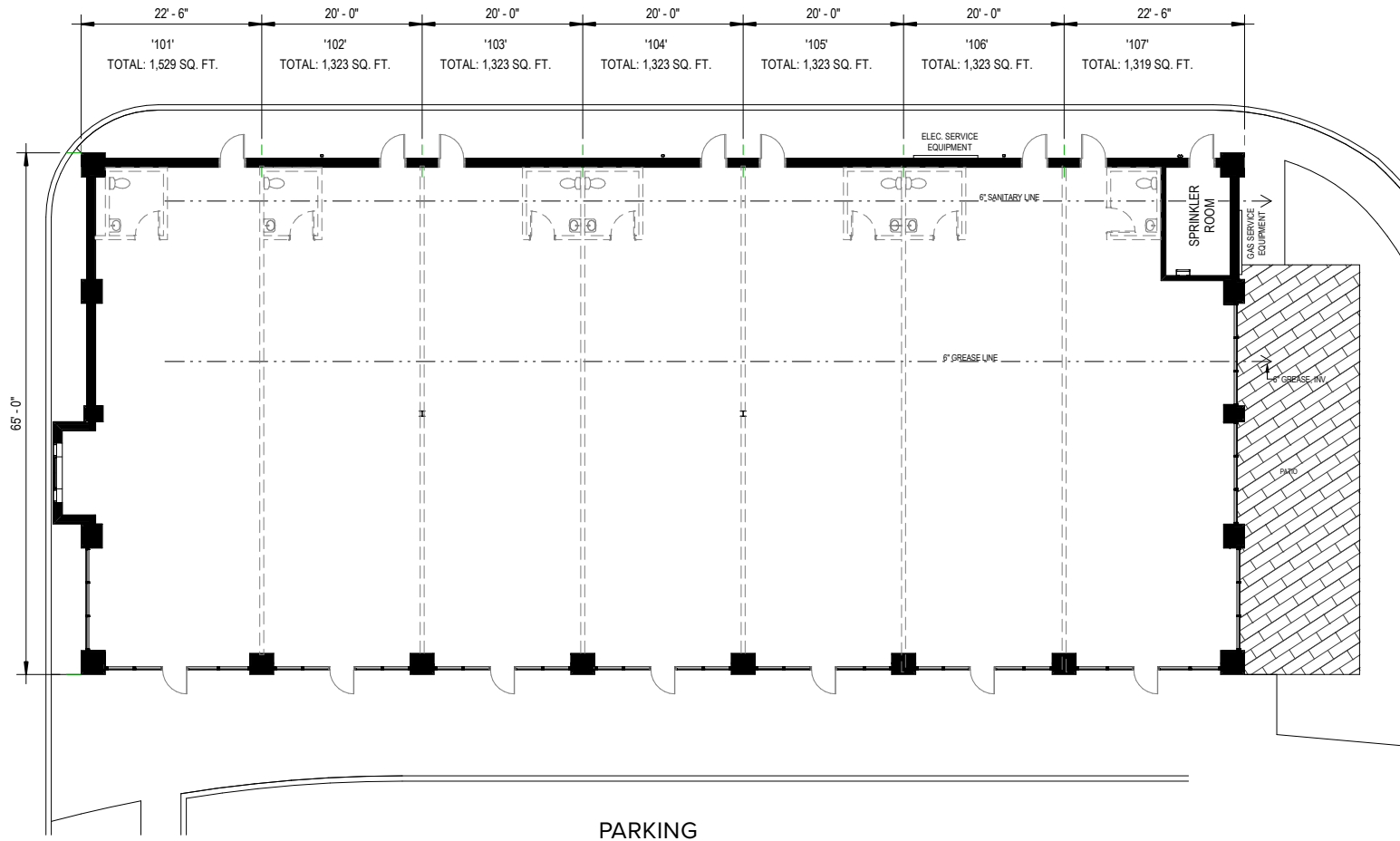


**Total SF Available:**  
1,340 up to 9,465 SF

*Drive-through and end caps with  
potential for outdoor seating*

*Note: This space plan is subject to existing field conditions. This drawing is proprietary and the exclusive property of St. John Properties, Inc. Any duplications, distribution, or other unauthorized use is strictly prohibited.*





## Retail & Pad Sites

### High Visibility with Signage Opportunities

The retail component of Swatara Exchange can support more than 348,800 square feet of space, including inline merchant areas and pad sites featuring frontage and signage on Paxton Street.

- ▶ Direct visibility and access off Paxton Street, with traffic lights and new turn lanes
- ▶ Direct access from future I-83 interchange at Paxton Street
- ▶ Attractive main street style retail design

#### Traffic Counts (MDOT)

Paxton Street at Mall Road: 18,463 vehicles/day

Interstate 83 at Paxton Street: 103,317 vehicles/day

#### Demographics

	1 Mile	3 Miles	5 Miles
Population	9,733	88,023	187,820
Avg. Household Income	\$83,492	\$72,325	\$84,971

#### Inline Retail Buildings

43 Keystone Way	9,425 SF	FUTURE
45 Keystone Way	9,425 SF	FUTURE
51 Enterprise Drive	9,465 SF	
53 Enterprise Drive	18,000 SF	
3411 Paxton Street	10,725 SF	

#### Pad Sites

2nd & Charles	56,349 SF	5.46± AC
Applebee's	7,026 SF	
BassPro Shops	219,269 SF	
Convenience Store	6,000 SF	2.03± AC
Restaurant	3,198 SF	1.14± AC





# Contact Us

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**About St. John Properties**

St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. The company owns, manages, and has developed office, flex/research and development, warehouse, retail, and multi-family space nationwide.

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