

FOR SALE

2857 Lincoln Highway

HIGH ASSOCIATES LTD.
An Affiliate of High Real Estate Group LLC



RONKS, PA 17572

**GREAT AS IS FOR RETAIL OR
REDEVELOPMENT OPPORTUNITY**

**THREE PARCELS INCLUDED
~2.14 AC**

**18,748 SF+/- OF SPACE IN TOTAL FOR
ALL THREE PROPERTIES INCLUDING
TWO HOUSES**



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SALE INFORMATION

Sale Price:	\$1,250,000
County:	Lancaster
Municipality:	Ronks
Building Area:	18,748 SF
Acres:	2.14

PROPERTY OVERVIEW

Whether you want to use the property or redevelop, Let's get creative. Dutch Haven has been home to shoo-fly pie, Amish crafts and local souvenirs, visited by millions of tourists since 1946. There have been a variety of combinations of businesses on the property over the years and today Amish Stuff and Dutch Haven still are open and operating. This purchase and all the information contained in the listing are for three parcels, (310-41267, 310-35580, 310,26700), they total approximately 2.14 acres and include about 18,748 SF of space. The main Dutch Haven area is 7,131 SF, the building directly to the rear is 2,688 SF, the last closest to the field (Amish Stuff) is 4,344 on the ground floor with a 2,250 SF apartment on the second floor. The next parcel over has a 1,327 SF single family home in need of repair with a 1 car garage. The last/next parcel is currently occupied, and is 1,008 SF with a garage. There are many other decks, porches and storage areas throughout. There are features such as a dumbwaiter, and refrigeration. Several coolers and freezers plus other commercial baking features could be included but the sale is only for the real estate not for any of the inventory or items that is not permanently attached. There is a 48-hour notice required for tours as they are open for business and entering their busy season so you will need to be flexible in scheduling your time.

OFFERING SUMMARY

HVAC:	Hot Water, Electric Cooling, Propane Heat	Lighting:	Various
Parking:	70 Spaces, Surface Lot	Signage:	Yes
Water:	Well	Co-Tenants:	Dutch Haven, Amish Stuff
Sewer:	Public	Location:	Ronks, PA
Zoning:	Village Commercial		



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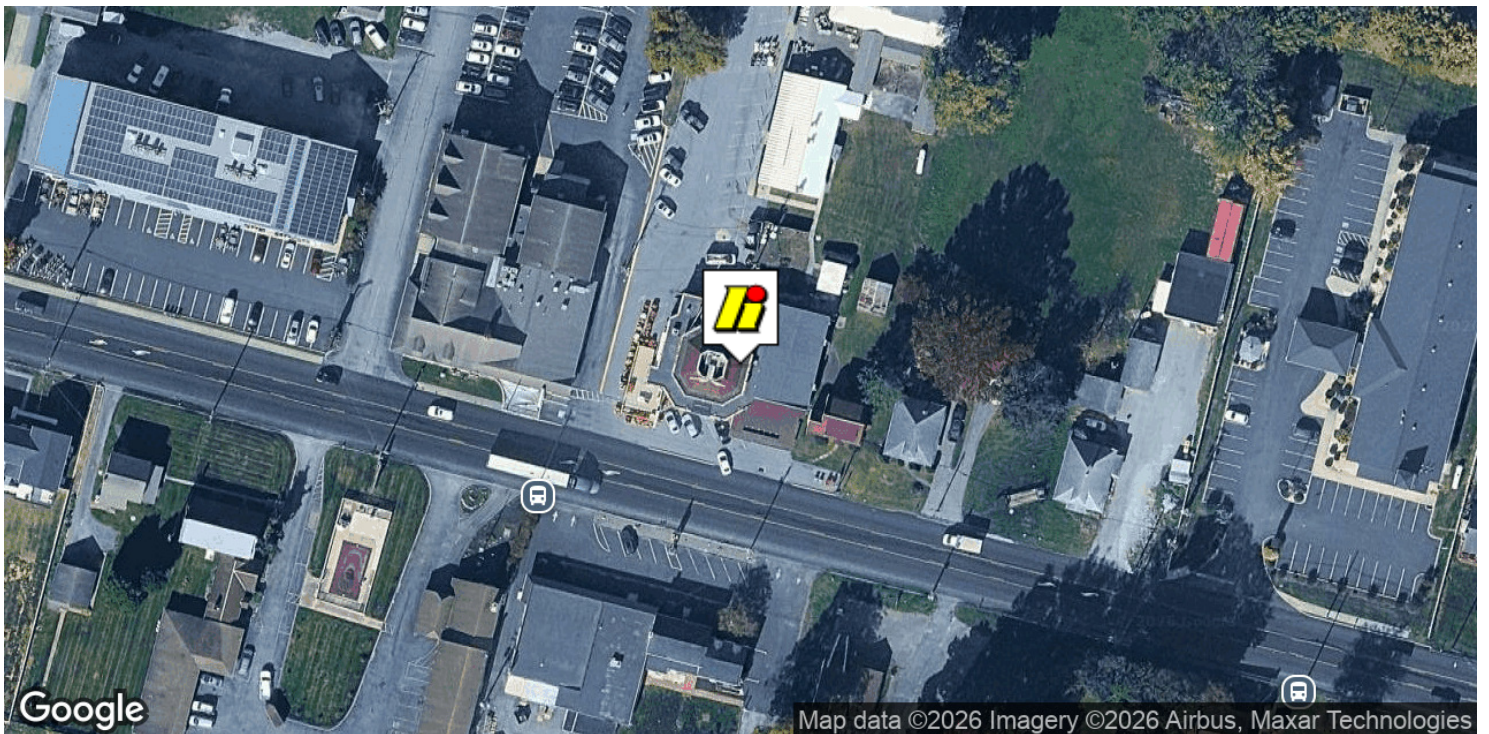
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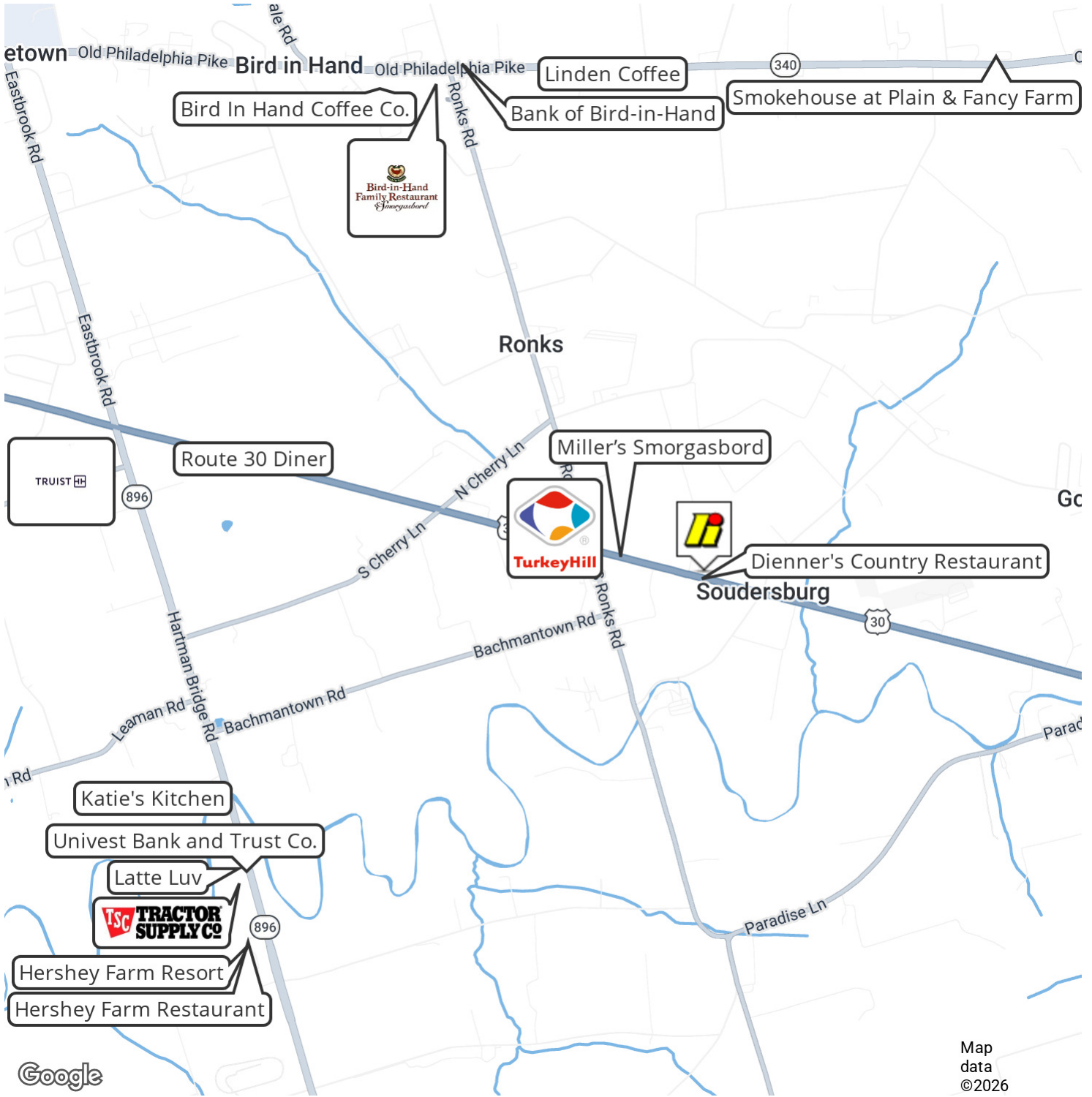
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Google

Map data ©2026

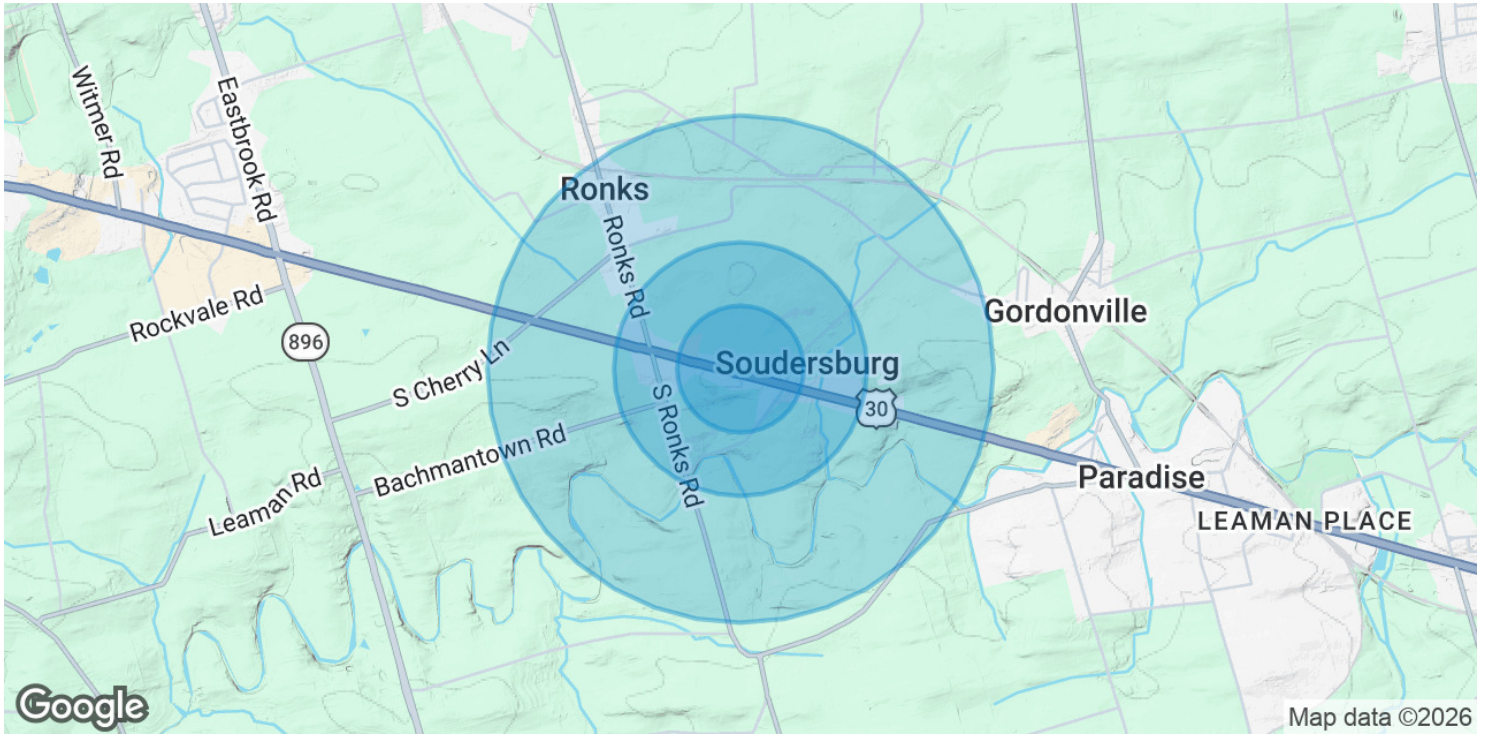
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	27	115	774
Average Age	58.3	55.3	40.7
Average Age (Male)	58.9	55.6	40.0
Average Age (Female)	54.2	51.7	38.6
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	12	48	276
# of Persons per HH	2.3	2.4	2.8
Average HH Income	\$130,033	\$131,850	\$107,016
Average House Value	\$311,322	\$291,179	\$291,632

2023 American Community Survey (ACS)

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*Every Company dreams its dreams and sets its standards
These are ours . . .*

We are committed to two great tasks:

1. BUILDING TRUSTWORTHY RELATIONSHIPS.

- Valuing our customers and meeting their needs.
- Respecting the dignity of all co-workers and their families.
- Energizing our teamwork with participative management.
- Recognizing and rewarding the accomplishments of our co-workers.
- Strengthening our partnership with suppliers.
- Contributing to a world of beauty and prosperity and peace.

2. BEING INNOVATIVE LEADERS.

- Creating an environment for innovation since 1931.
- "Right the first time" - High quality products and services.
- Investing profits to secure our future.

WE GIVE GOOD MEASURE.

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