

31 E CUMBERLAND ST

LEBANON, PA 17042

SITE

±10,000 VPD

±9,116 SF / 0.67 ACRES

FOR SALE



ASIA MCCURDY | BRAD ROHRBAUGH | CHAD STINE

FOR SALE INFORMATION: 717.843.5555 | LEARN MORE ONLINE AT WWW.BENNETTWILLIAMS.COM



COMMERCIAL BROKERAGE. *Redefined.*

PROPERTY OVERVIEW

31 E Cumberland St, Lebanon, PA 17042 presents an outstanding opportunity to acquire a 9,116 SF former medical office in the heart of Downtown Lebanon. The spacious building features a flexible layout that can accommodate medical, professional office, nonprofit, educational, or other commercial users, making it well suited for a variety of owner-occupants or investors. Positioned along a prominent downtown corridor, the property offers convenient access to Route 422, local government offices, WellSpan Good Samaritan Hospital, restaurants, and other downtown amenities. With its central location, excellent accessibility, and adaptable floor plan, this property is an exceptional opportunity to establish or expand your business in Lebanon's commercial core.



DEMOGRAPHICS

5 MILE

7 MILE

10 MILE

POPULATION

73,002

100,666

137,096

EMPLOYEES

22,642

29,876

40,283

AVERAGE HHI

\$99,094

\$103,632

\$108,657

HOUSEHOLDS

29,290

39,742

53,850

MARKET OVERVIEW



THE PROMENADE
AT LEBANON EAST

GIANT **CVS**
pharmacy
Advance *Auto Parts* *holiday hair*
GameStop **SUBWAY** **jbt**
FINE WINE & GOOD SPIRITS First National Bank

Walmart+

DQ

ALDI

Auto Zone

Wendy's

Rutter's

KFC

FAMILY DOLLAR

Fulton Bank
LISTENING IS JUST THE BEGINNING.

Domino's

SITE

PLAZA 422

THE HOME DEPOT

Dunham's Sports

BURGER KING

Pizza Hut

weis

WELLSPAN
HEALTH

Bennett Williams

COMMERCIAL REAL ESTATE

OUR LOCATIONS:

YORK OFFICE:

3528 Concord Rd.
York, PA 17402

LANCASTER OFFICE:

150 Farmington Lane, Suite 201
Lancaster, PA 17601

EXTON OFFICE:

1 E. Uwchlan Ave.
Suite 409, Exton, PA 19341

STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205
State College, PA 16803

NEW JERSEY OFFICE:

236 E. Route 38, Suite 130
Moorestown, NJ 08057

LISTING AGENTS:



Asia McCurdy

amccurdy@bennettwilliams.com



Brad Rohrbaugh

brohrbaugh@bennettwilliams.com



Chad Stine

cstine@bennettwilliams.com

CONTACT US

717.843.5555 | www.bennettwilliams.com

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About Bennett Williams

Since its founding in 1956, Bennett Williams Commercial, Inc. has offered full Commercial Real Estate services to the Central Pennsylvania region and beyond. We have served thousands of commercial, industrial and retail clients as we have grown in size and reputation. With our team of both experienced and knowledgeable executives as well as young and energetic professionals, we have the team to handle any commercial real estate need.

Bennett Williams is a member of the Retail Brokers Network (RBN), a partnership of the best regional retail brokerage firms servicing all of the major markets across the United States. Our affiliates are handpicked ensuring that our clients receive top quality service and representation in any market they need help in, with 61 offices across 65+ markets and 700+ members.

