

FOR LEASE

31 South Main Street



MANHEIM, PA 17545

RESTAURANT PROPERTY

FLEXIBLE OPEN FLOOR PLAN

LOCATED IN WALKABLE
DOWNTOWN MANHEIM

F. JEFFREY KURTZ, CCIM

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LEASE INFORMATION

Available SF:	3,200 SF
Lease Rate:	\$3,000 per Month Plus Utilities
County:	Lancaster
Municipality:	Manheim Boro

PROPERTY OVERVIEW

Former Summy House Restaurant in Manheim. 3,200 SF for only \$3,000 a month plus utilities. Property offers commercial hood and open floor plan. Flexibility for both a restaurant and other uses. Great visibility and retail frontage on Route 72 with walking distance to the square. Parking available in the rear of the property in addition to street parking.

OFFERING SUMMARY

HVAC:	Electric Heat Pump	Signage:	Highly Visible on Front of Property
Sprinklers:	No	Parking:	Parking Lot in Rear in Addition to Street Parking
Water:	Public		
Sewer:	Public		
Zoning:	CBD Zone		
Electric/Gas:	200+ Amp Service		



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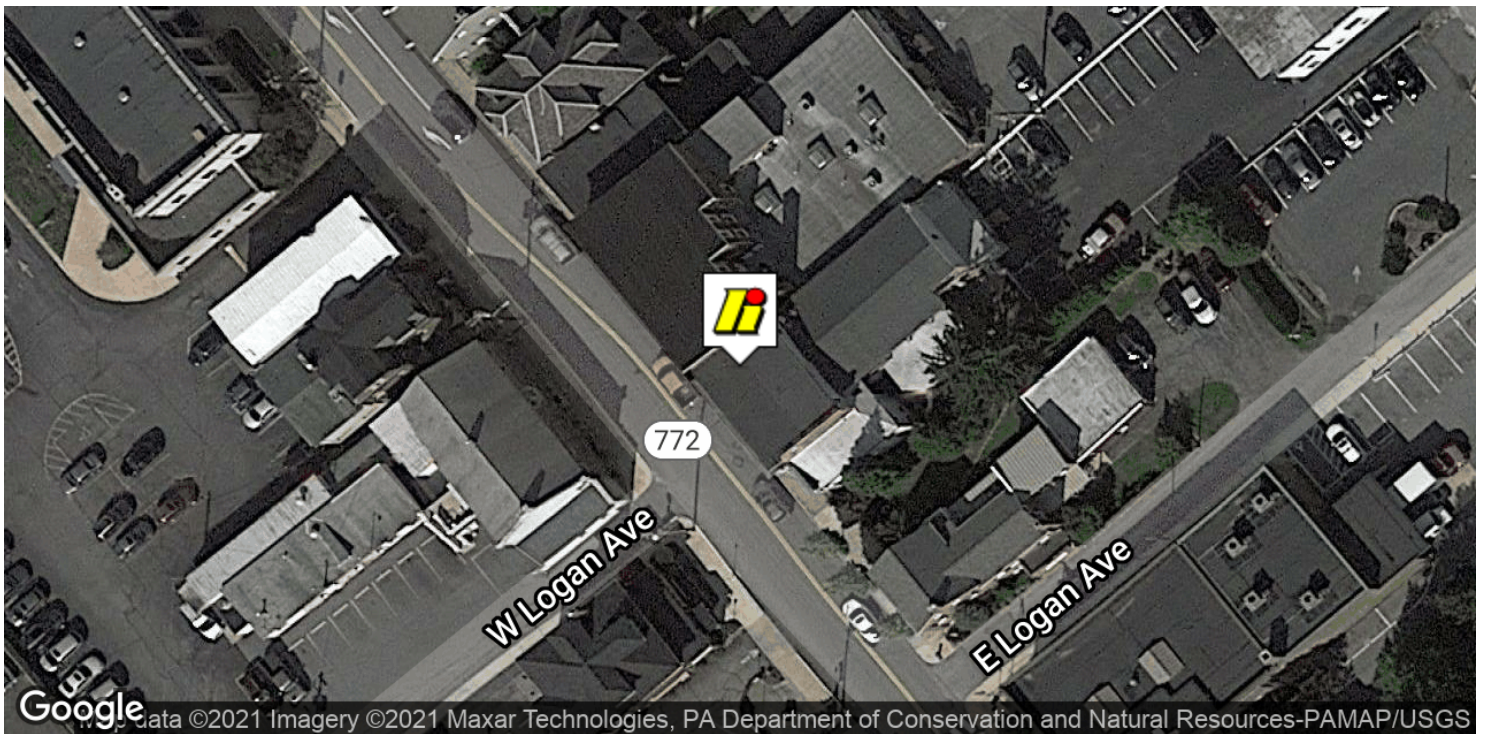
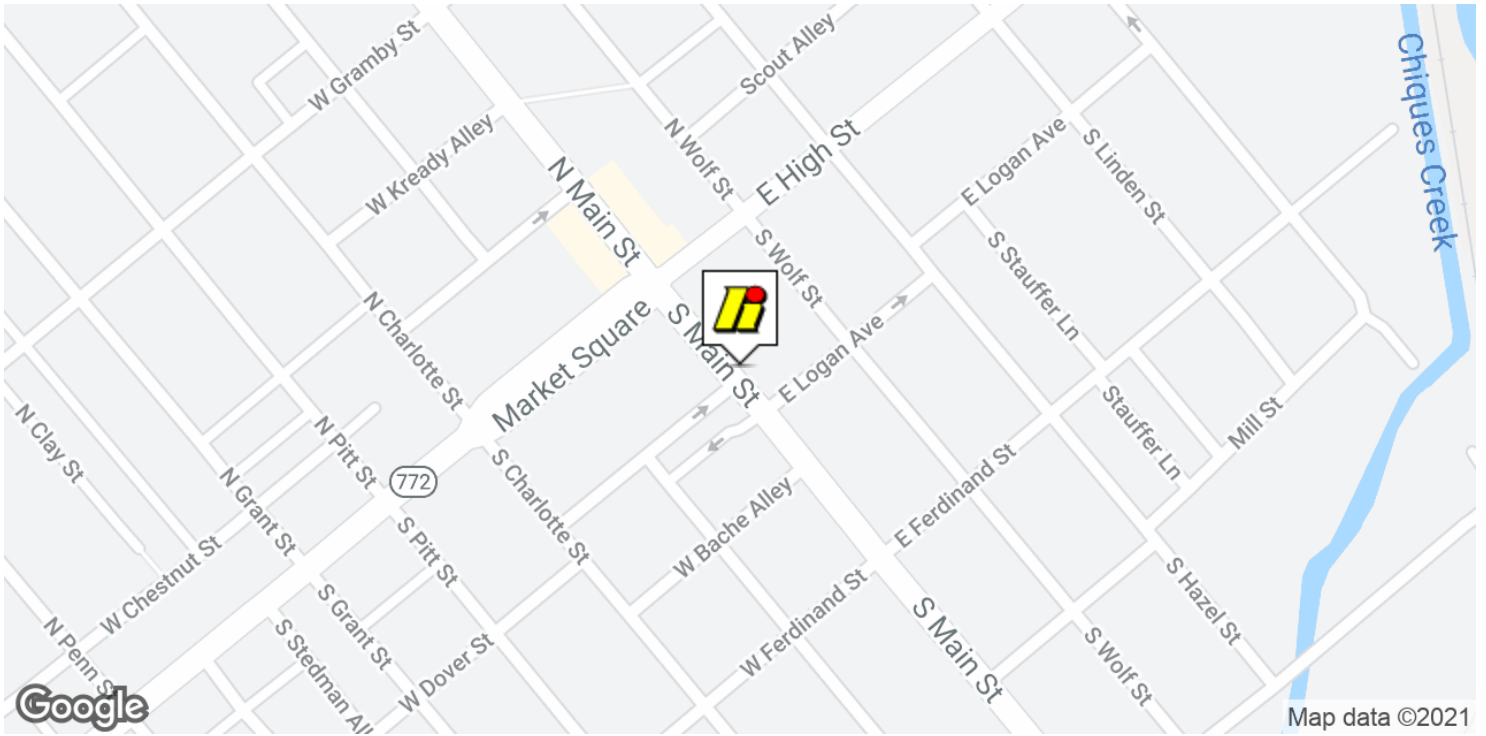
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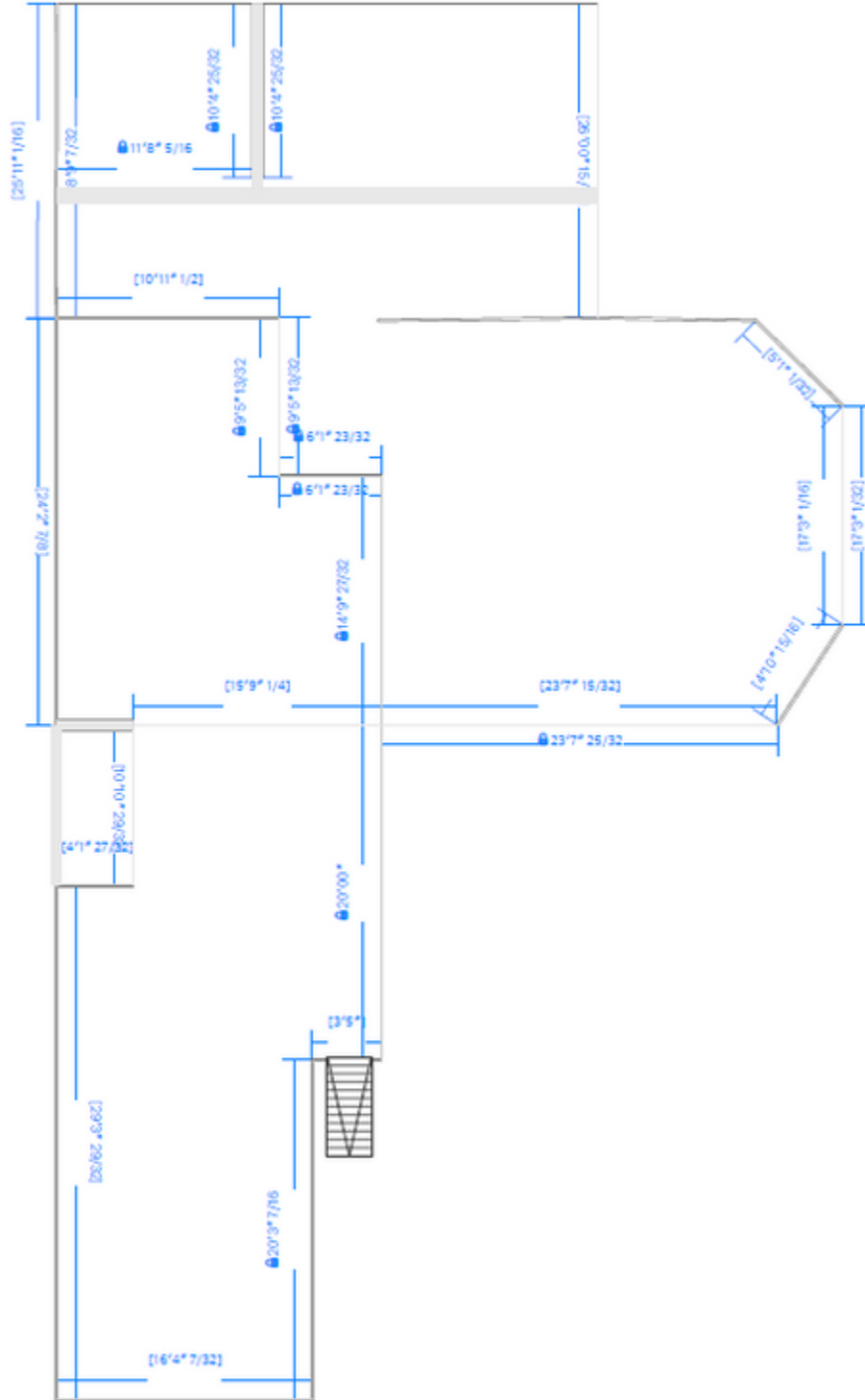
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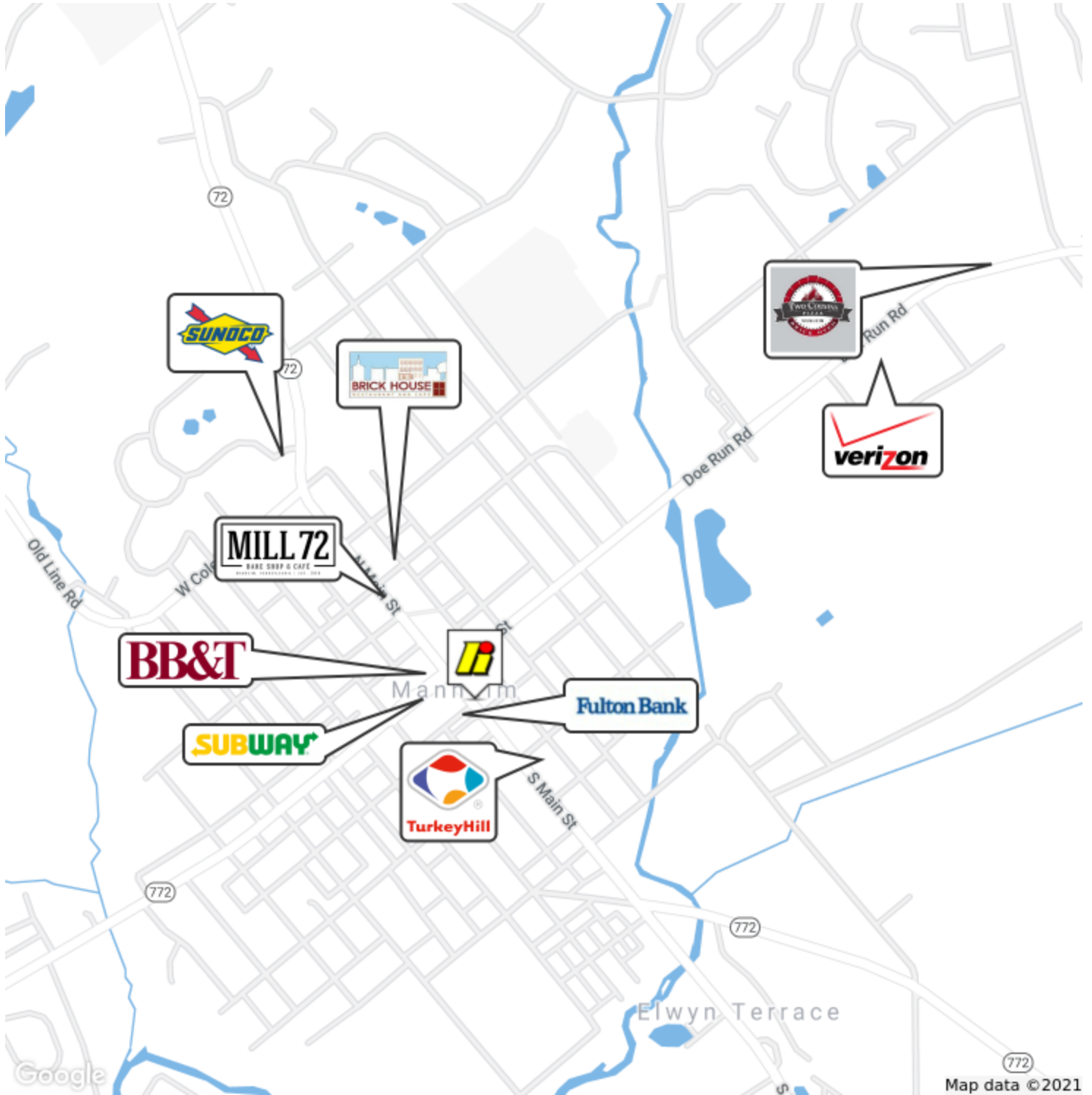
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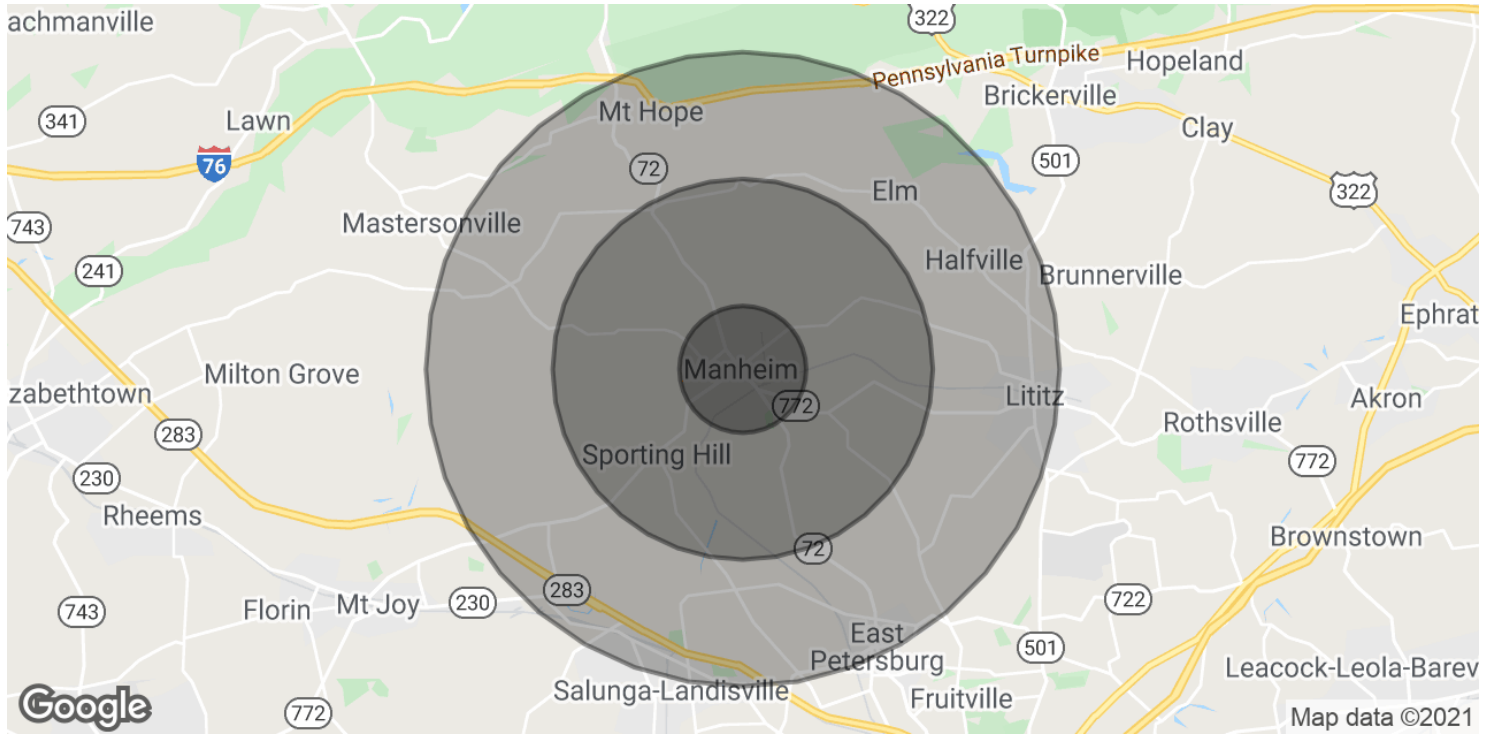


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,416	13,543	34,105
Average age	38.6	40.2	40.5
Average age (Male)	35.4	38.4	39.1
Average age (Female)	41.9	41.9	42.0

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,541	5,305	13,022
# of persons per HH	2.5	2.6	2.6
Average HH income	\$60,649	\$62,287	\$75,076
Average house value	\$160,015	\$162,316	\$222,639

* Demographic data derived from 2010 US Census

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HIGH
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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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