



Chambersburg, PA

Franklin County

Franklin Center

a foundation for nearly 100 years



Location: 1320 Lincoln Way East, a signalized intersection along Lincoln Way/Rt. 30. Less than 1/2 mile from the intersection of I-81 & Rt. 30

Description: Retail Shopping Center

Major Tenants: Ollie's , TJ Maxx, Petco, Ulta, Maurices, Shoe Dept, Sally Beauty

GLA: 174,047 sf ±

Parking: 1,151 spaces

Traffic Counts: Lincoln Way (Rt. 30): 25,000 vpd
I-81: 58,000 vpd

Demographics:

2024	1 Mile	3 Miles	5 Miles
Population	2,905	34,132	55,663
Average HH Income	\$76,728	\$58,503	\$66,381
Total HH	1,239	14,052	22,609
Median Age	47.7	41.1	42.2



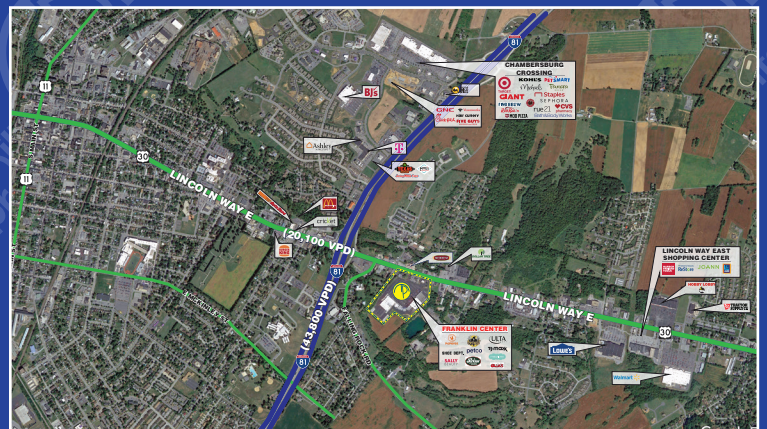
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Store	Tenant	Size
A.	Ollie's	29,000 sf
B.	Petco	13,017 sf
C.	TJ Maxx	22,000 sf
D1.	Indian Grocery	3,040 sf
D2.	Maurice's	4,960 sf
D3.	Sally Beauty	1,600 sf
D4.	Board & Brush Creative Studio	1,200 sf
D5.	Shoe Dept.	3,900 sf
F1.	Available	1,200 sf
F2.	Ulta	10,012 sf
F3.	DMV	7,500 sf
F4.	Nail Salon	1,200 sf
F5.	Manpower Group	1,200 sf
G.	Available Feb. 2026	52,527 sf
H.	Available Dec. 2025	9,343 sf
I.	Front Porch Fitness	9,348 sf
J.	New Tenant Opportunity	10,000 sf
K.	New Tenant Opportunity	7,500 sf
PAD A.	Proposed Outparcel	10,153 sf

all store addresses are located on Lincoln Way East

[For information contact:](#)

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