

\$7 - 19655 Route 522, Beaver Springs

MLS® #PASY2002508

\$7

0 Bedroom, 0.00 Bathroom, 45,302 sqft
Commercial Lease on 1.04 Acres

N/A, Beaver Springs, PA

Retail Space for Lease â€“ 8,125 SF in Beaver Springs, PA

An excellent opportunity is now available to lease a highly visible retail space in Beaver Springs, Pennsylvania. This 8,125 square foot free-standing building was originally constructed in 2003 as a Dollar General and served that tenant successfully for 20 years. The property is ideally suited for a wide variety of retail or service uses and is now available at an attractive lease rate of \$7.00 per square foot per year, plus utilities, maintenance, taxes, and insurance.

Located directly on PA Route 522, the property benefits from outstanding visibility and easy access, making it a strong draw for both local residents and regional traffic. The site includes parking for more than 25 vehicles, offering ample capacity for customers and employees alike. Inside, the building provides a clean and open layout that can easily be adapted for a single retail user or, with zoning approval, potentially subdivided into multiple spaces.

The building has been well maintained and features two newer HVAC systems for efficient operation. Its proven track record as a long-standing retail site demonstrates its viability and appeal to tenants seeking reliable, well-positioned space.



Beaver Springs is located in Snyder County, a community of nearly 40,000 residents known for its outdoor recreation, strong agricultural base, and central location between Pittsburgh and Allentown. This makes the site a strategic hub for retailers and service providers seeking regional reach with the benefits of a supportive local customer base.

This lease offers retailers, service businesses, and commercial operators an opportunity to establish a presence in a high-visibility corridor at a very competitive rate.

Built in 2003

Essential Information

MLS® #	PASY2002508
Price	\$7
Bathrooms	0.00
Square Footage	45,302
Acres	1.04
Year Built	2003
Type	Commercial Lease
Sub-Type	Retail
Status	Active

Community Information

Address	19655 Route 522
Area	Spring Twp (15117)
Subdivision	N/A
City	Beaver Springs
County	SNYDER-PA
State	PA
Municipality	SPRING TWP
Zip Code	17812

Amenities

Utilities	Electric Available, Phone, Sewer Available, Under Ground, Water Available
-----------	---

Parking View	Handicap Parking, Lighted Parking, Paved Parking, PublPark City
--------------	---

Interior

Heating	90% Forced Air
Cooling	Central A/C
# of Stories	1

Exterior

Exterior	Alum/Steel Siding
Lot Description	Flood Plain, Level, Road Frontage
Roof	Metal
Foundation	Slab

School Information

District	MIDD-WEST
----------	-----------

Additional Information

Date Listed	October 4th, 2025
Days on Market	29
Zoning	HIGHWAY COMMERCIAL

Listing Details

Listing Office	Century 21 Keim Realtors
----------------	--------------------------



© 2025 BRIGHT, All Rights Reserved. Information deemed reliable but not guaranteed. The data relating to real estate for sale on this website appears in part through the BRIGHT Internet Data Exchange program, a voluntary cooperative exchange of property listing data between licensed real estate brokerage firms in which Northrop Realty participates, and is provided by BRIGHT through a licensing agreement. Real estate listings held by brokerage firms other than Northrop Realty . are marked with the IDX logo and detailed information about each listing includes the name of the listing broker. The information provided by this website is for the personal, non-commercial use of consumers and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Some properties which appear for sale on this website may no longer be available because they are under contract, have Closed or are no longer being offered for sale. Some real estate firms do not participate in IDX and their listings do not appear on this website. Some properties listed with participating firms do not appear on this website at the request of the seller.

Listing information last updated on November 1st, 2025 at 8:45pm EDT