

RETAIL SALE/LEASE OPPORTUNITY
18360 COLLEGE ROAD
Hagerstown, MD



HIGHLIGHTS:

- 33,000 SF +/- Available - former Shop 'N Save
- Close to other major retailers
- 6 Unit neighborhood shopping center
- Equipment/fixtures in place
- Prominent signage available
- Possible redevelopment opportunity
- 215 Surface spaces

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted subject to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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Property Details

APN	10-047927
County	Washington
Zoning	RT-PU
Tenancy	Multi
Year Built	2000
Construction	Masonry
Business Sign	Available
Lot Size	5.74 Acres
Ceiling Height	In Store: 13' 5" Stock Room: 16'
CAM INS RET	\$1.33 \$0.35 \$0.95

Population

	1 Mile	3 Mile	5 Mile
Population	4,361	29,408	81,029
Households	1,520	9,502	30,706
Household Income	\$101,917	\$75,096	\$69,979



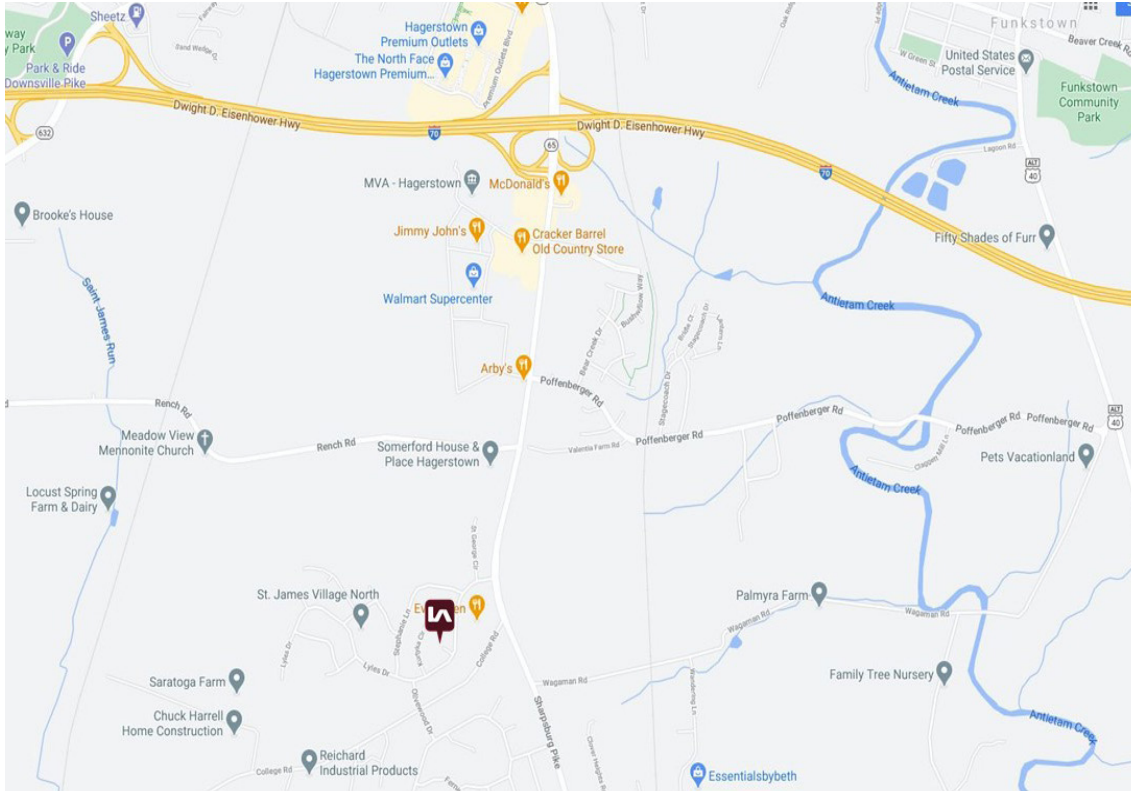
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SAINT JAMES SQUARE

39,903 SF +/- Neighborhood Shopping Center located at the intersection of College Road and Sharpsburg Pike (Route 65) in the Hagerstown-Martinsburg, MD-WV market.

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- Unit 1 - Edward D. Jones 1,400 SF
- Unit 2 - Evergreen Chinese 1,400 SF
- Unit 3 - AVAILABLE 33,000 SF +/-**
- Unit 4 - Cindy's Nail Care 1,369 SF
- Unit 5 - AVAILABLE 1,519 SF +/-**
- Unit 6 - Burhans Express Cleaners 1,215 SF

