



Outparcel 1
0.93 Acres
Up to 4,200 SF ±
Buildable
Footprint

Outparcel 2
1.18 Acres
Up to 5,100 SF ±
Buildable
Footprint

PRICING:
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more
information

HIGHLIGHTS:

- Adjacent to 142,500 SF freestanding  store.
- Excellent co-tenancy as part of the greater Constant Friendship Business Park. Various regional local shops and restaurants are in the immediate vicinity including:



- Location off of Veterans Memorial Highway (Rte 24); close proximity to I-95.
- Outparcel 2 has good visibility from Constant Friendship Blvd and retail shops across from subject.
- Potential ability to incorporate a drive-through with government approvals.
- Multiple signage opportunities
- Favorable demographic profile with Median HH Income (3-mile: \$86,828; 5-mile: \$90,909).



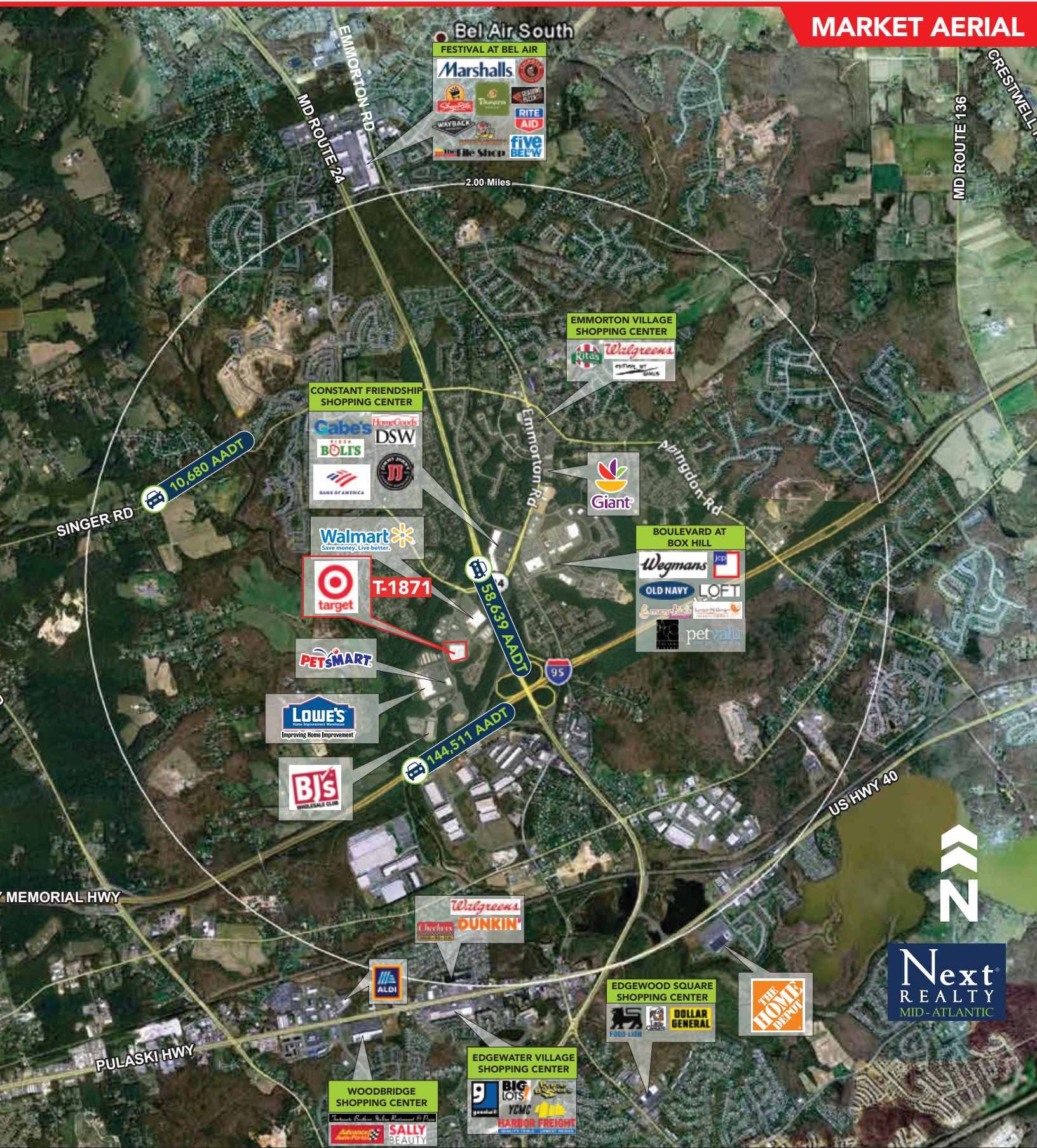
DEMOGRAPHICS*

	1-mile	3-miles	5-miles
Population	8,682	59,147	110,130
Households	3,850	22,913	42,881
Med HH Income	\$81,634	\$86,828	\$90,909
Med Housing Value	\$217,561	\$252,626	\$283,718

*Demographics are 2019 Estimates © 2019 SITES USA, INC.

Interested in more information? Contact:

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TARGET PAD SITES

Abingdon, Maryland

ZOOM AERIAL



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