



28370 ST. MICHAELS ROAD

EASTON, MD, 21601

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

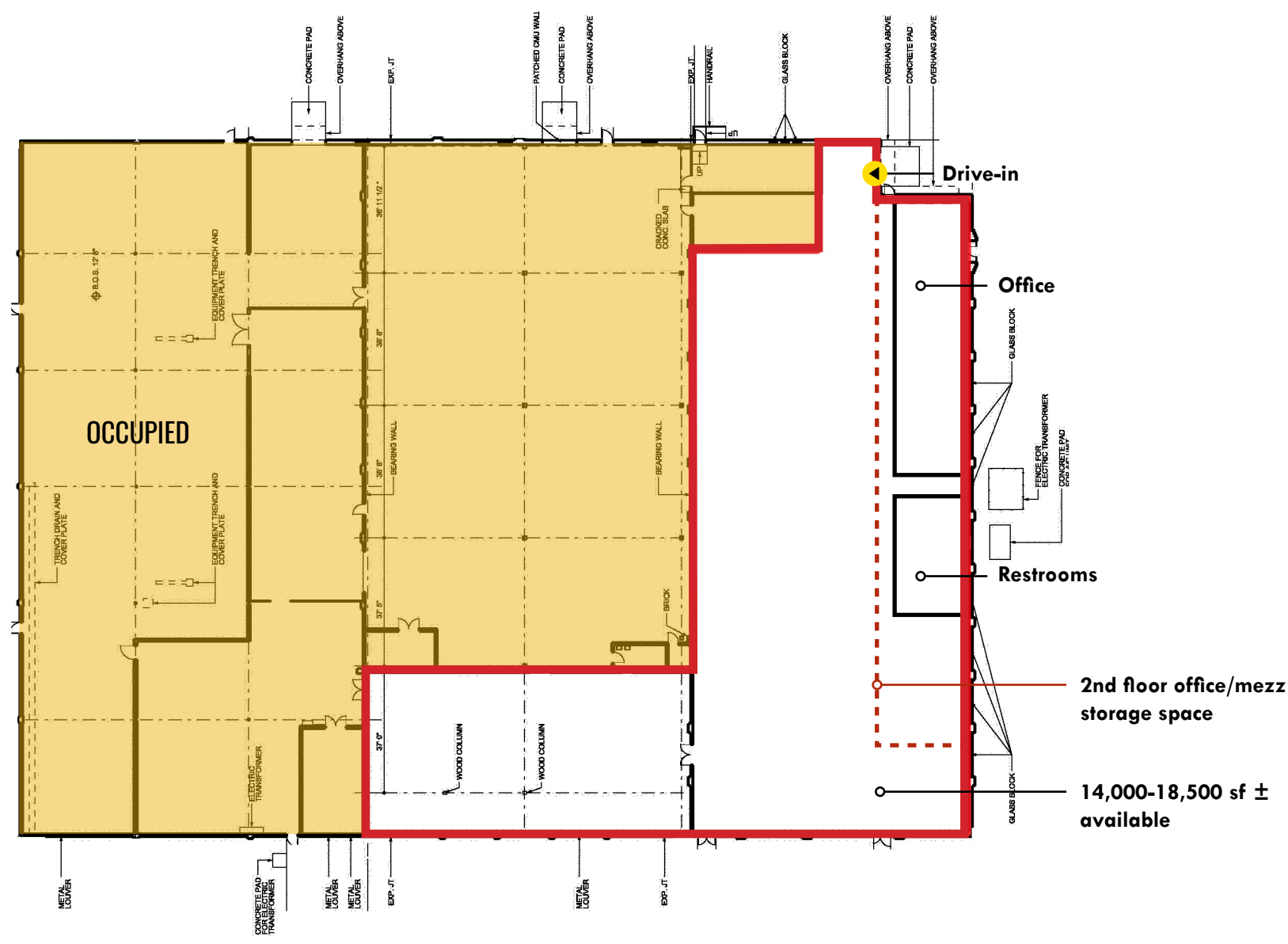
HIGHLIGHTS:

- Flex/Industrial space with great visibility and frontage on St. Michaels Road
- Adjacent to Waterside Village at Easton with close proximity to Rt 50, Downtown Easton and the new University of Maryland Shore Regional Health complex
- Building and Monument Signage Available
- Property under new ownership with renovations ongoing including new LED lighting, paint and overhead door
- Well appointed 1st and 2nd floor office space with 2nd floor storage space (not included in overall square footage)

AVAILABLE SPACE:	14,000-18,500 SF ±
LOADING:	OVERSIZE DRIVE IN DOOR
HVAC:	WAREHOUSE – HEAT ONLY OFFICE – FULLY CONDITIONED
PARKING:	22 ± FREE SPACES (UNRESERVED)
COLUMN SPACING:	15' ±
CLEAR HEIGHT:	12' - 17' ±
POWER:	200 AMP/3 PHASE (SHARED METER)
ZONING:	I-1
RESTROOMS:	2 LOCKER STYLE W/ SHOWERS OFFICE – 1 UNISEX
RENTAL RATE:	\$9.75 PSF, NNN

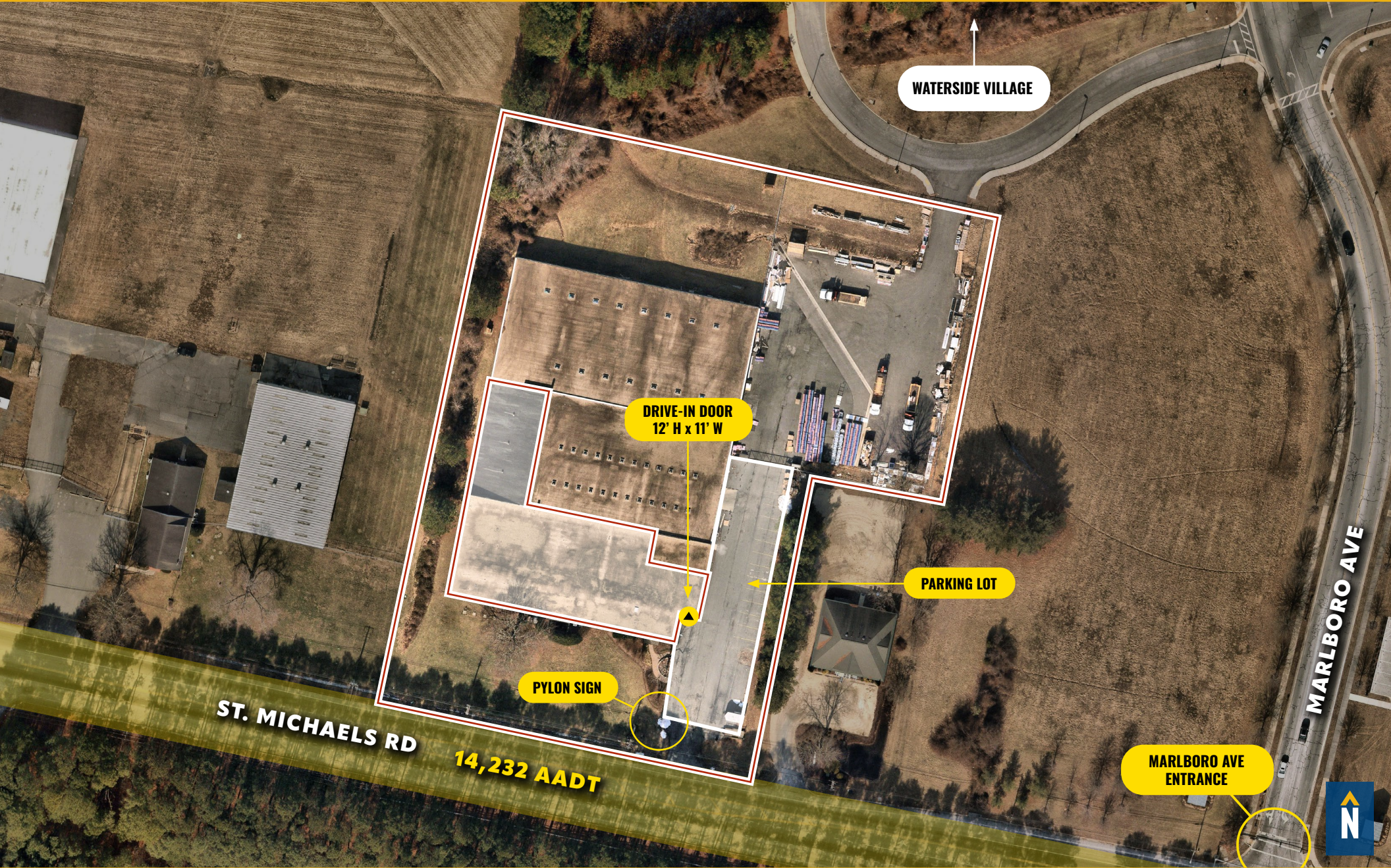


FLOOR PLAN

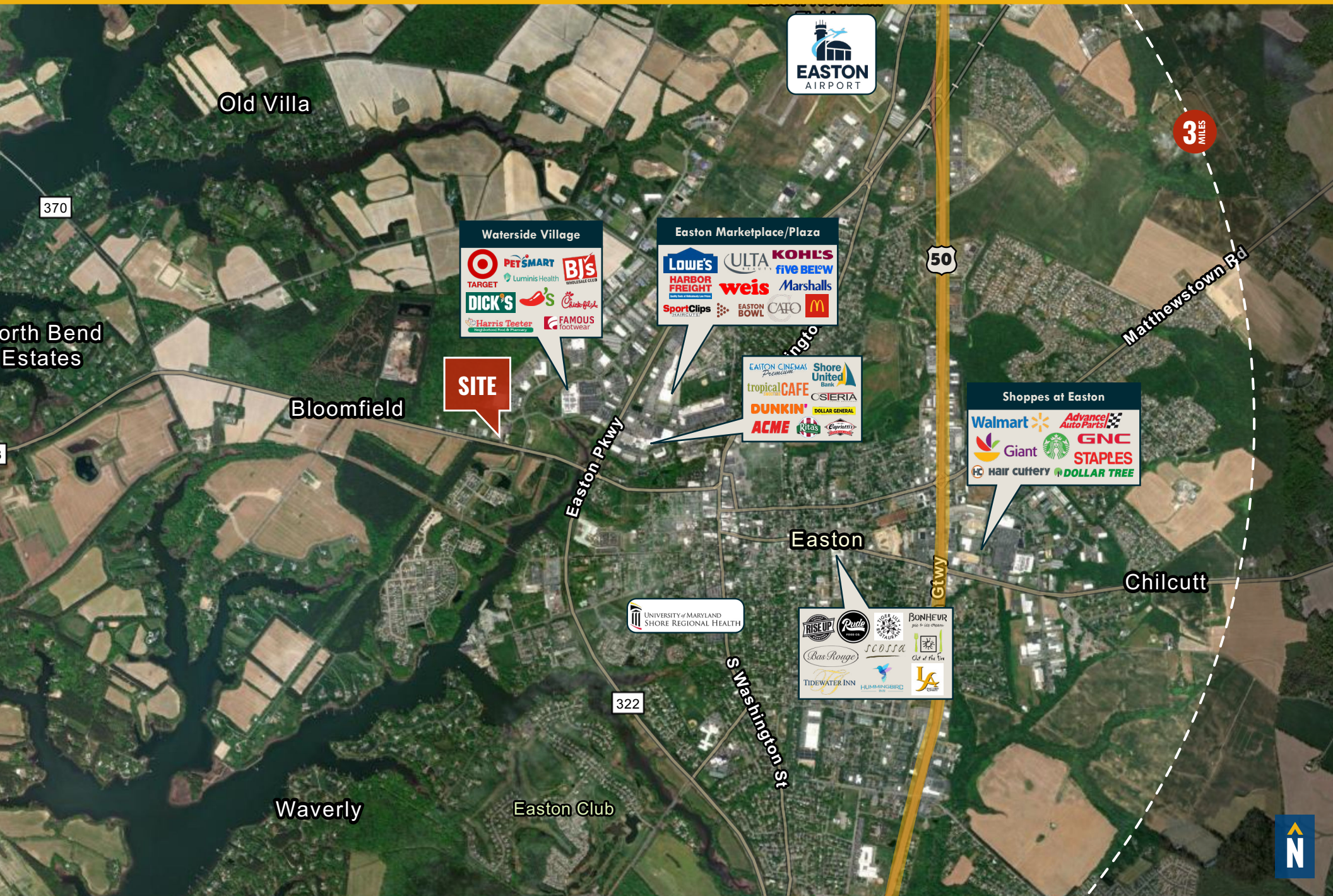


← ST. MICHAELS RD →

SITE PLAN



MARKET AERIAL



DEMOGRAPHICS

2025

RADIUS:

1 MILE

2 MILES

3 MILES

RESIDENTIAL POPULATION



982

5,591

9,088

DAYTIME POPULATION



7,106

19,642

26,408

AVERAGE HOUSEHOLD INCOME



\$89,769

\$102,882

\$109,949

NUMBER OF HOUSEHOLDS



922

4,803

7,604

MEDIAN AGE

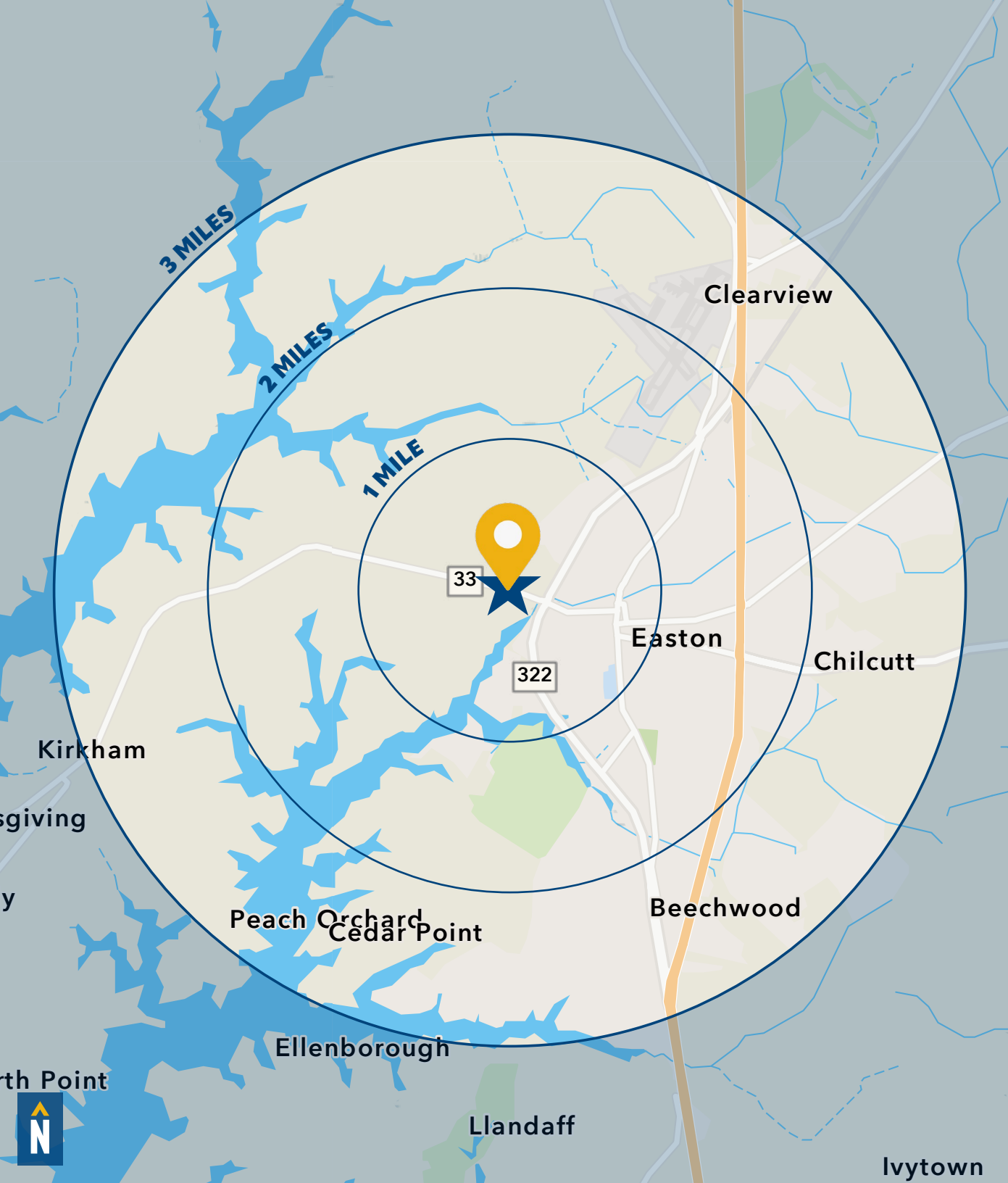


42.9

43.7

45.7

FULL DEMOS REPORT



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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