

FOR SALE / LEASE

11855 H G TRUEMAN ROAD, LUSBY, MD 20657



3 Unit Investment Property
Great for Medical Owner/User

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HIGHLIGHTS

- ±7,520 SF mixed-use building constructed in 1933
- Zoned TC, suitable for medical or retail use
- Three-unit layout with medical, retail, and residential components
- Ideal for medical owner-user or investor opportunity
- Option to occupy or lease the medical unit for flexibility
- Located along the highly visible HG Trueman Road corridor
- Leased - Tag and Title
- Leased - Residential apartment

OFFERING



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RETAIL/MEDICAL/RESIDENTIAL

Sale Price	\$1,632,000
Lot Size	1.73 Acres
Zoning	TC

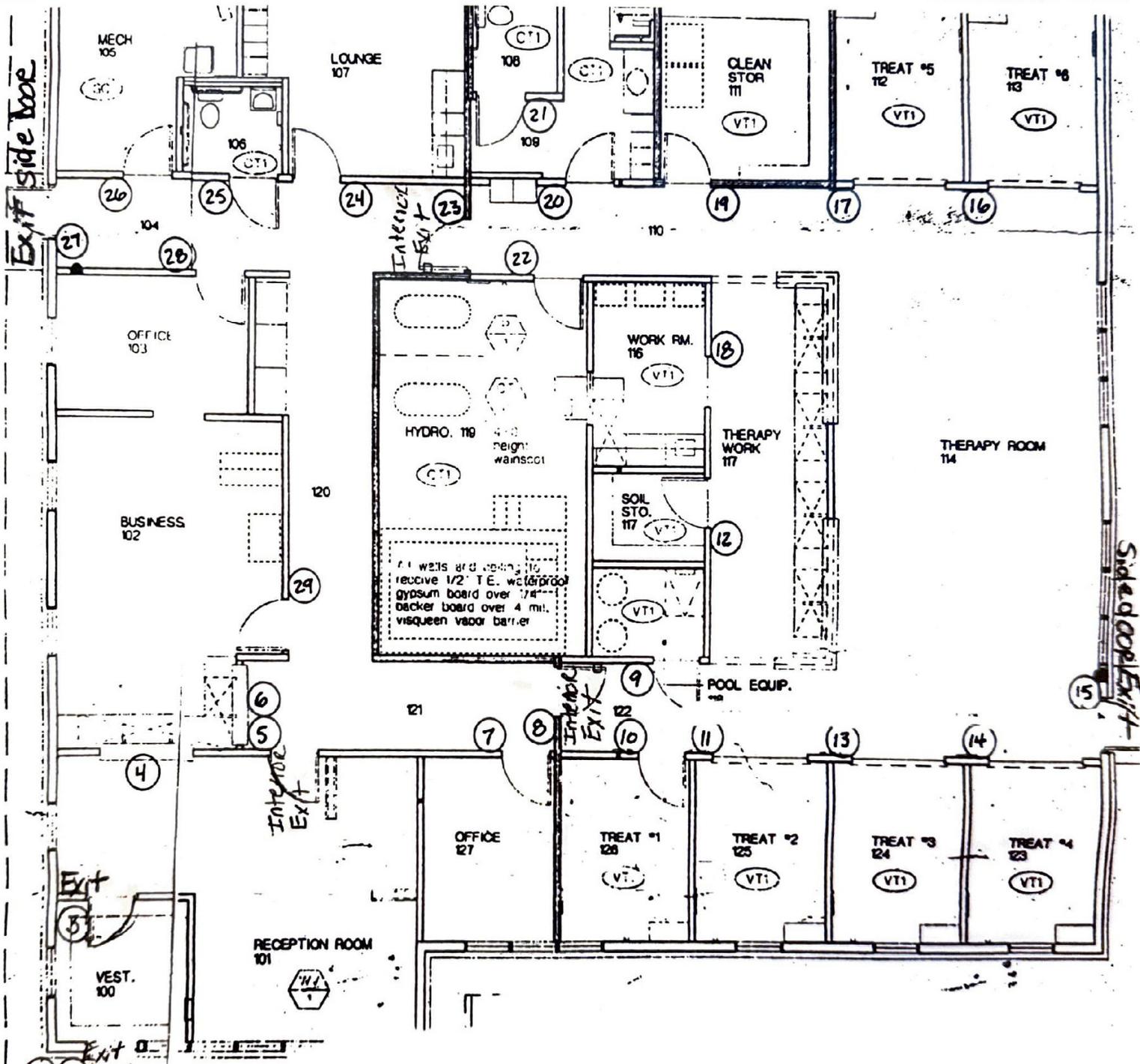
AVAILABLE SPACE	SPACE SIZE	LEASE RATE
Medical Unit	4,375 SF	\$7,289.07/mo (\$20/SF)



INTERIOR PHOTOS



FLOOR PLAN



RETAILER MAP



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11855 H G Trueman Rd





CONTACT

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