

FREESTANDING BUILDING FOR LEASE

55 Drury Drive, La Plata, MD

SALES PRICE

CONTACT US



RETAIL | 11,410 SQ. FT.

11,410 sf freestanding building at the corner of Route 301 and Heritage Green Parkway

\$18 p.s.f NNN lease

\$225,000 Annually for ground lease

1.39 Acre lot

Signalized intersection

Corner lot with two entrances and drive thru

56 parking spaces

Two monumant signs

37,120 VPD on Crain Highway

CHRIS SHASHO

✉ cshasho@shasho.com

📞 301-643-6612

HARRY SHASHO

✉ hshasho@shasho.com

📞 301-643-1858

📞 301-632-6320

📞 301-632-6323

Information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. References to square footage or age are approximate. Any information of special interest should be obtained through independent verification. Buyer or Tenant bears all risk for any inaccuracies.

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200 ft of frontage on Crain Highway
 Commercial Highway zoned in the Town of La Plata
 Located in front of Walmart and La Plata Village Center



Demographics

| EST. EST. 2023 | 1 MILE | 3 MILES | 5 MILES |
|---------------------------------|-----------|-----------|-----------|
| Population | 10,572 | 31,312 | 155,512 |
| Households | 3,816 | 11,062 | 52,185 |
| Average Household Income | \$115,130 | \$133,718 | \$130,394 |

CHRIS SHASHO | [✉ cshasho@shasho.com](mailto:cshasho@shasho.com) | [☎ 301-643-6612](tel:301-643-6612)
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