

LAND FOR SALE

1025 ANDOVER RD

Linthicum Heights, MD 21090

Available: 1.86 Acres



LISTING DATA

AVAILABLE SF: 1,248 SF

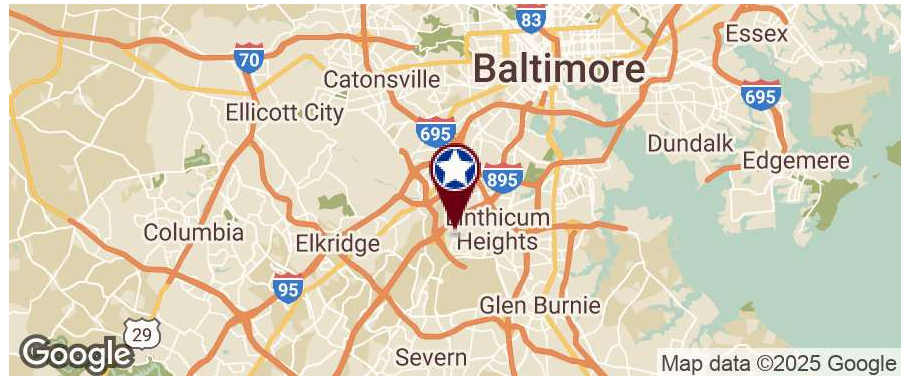
ECONOMIC DATA

SALE PRICE: \$1,430,000

PROPERTY INFORMATION

COUNTY: Anne Arundel

ZONING: W1



PROPERTY OVERVIEW

Explore the possibilities at 1025 Andover Rd, Linthicum Heights, MD, 21090. Sitting on 1.86 acres of land, this 1,248 SF building, built in 1945 offers a versatile investment opportunity. With a single unit, this property presents numerous development possibilities in a prime location.

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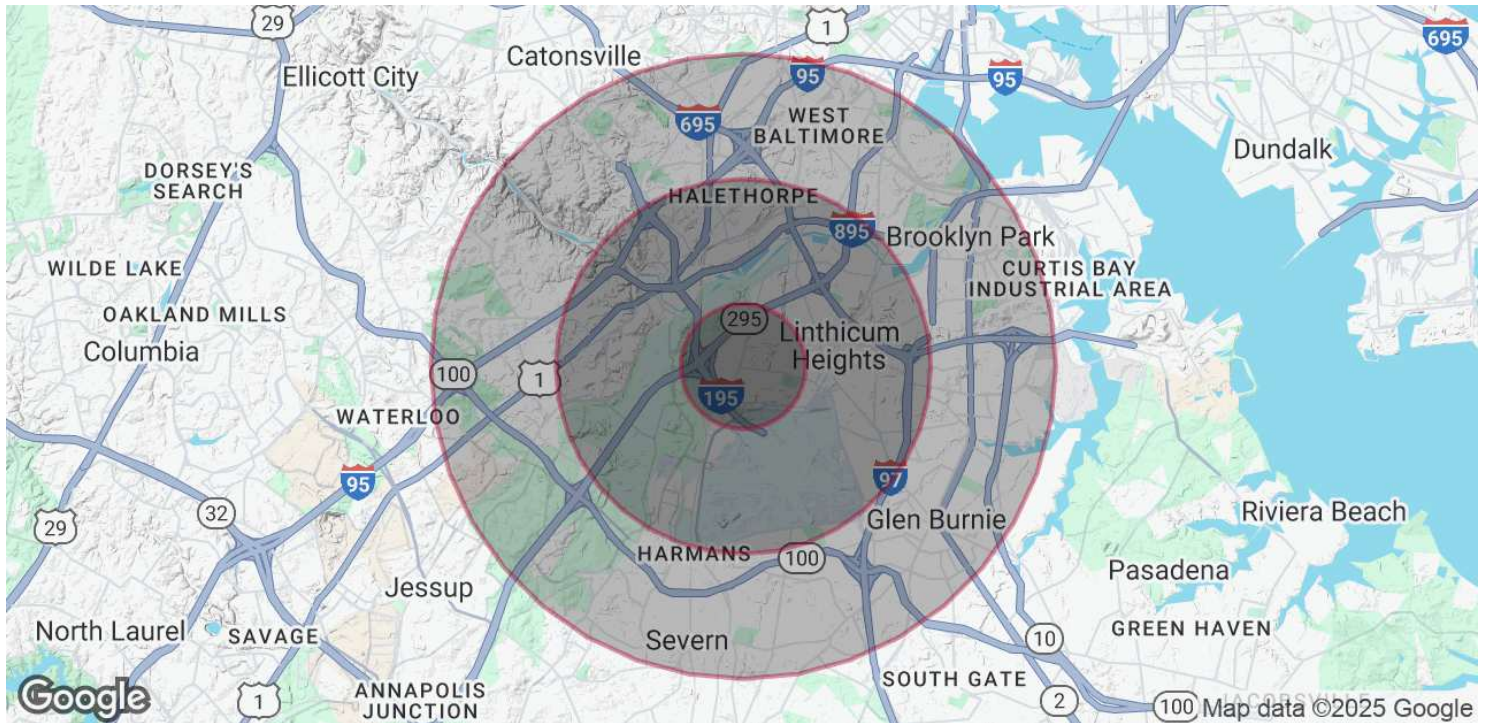
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	2,208	43,780	217,955
Average Age	41	40	39
Average Age (Male)	40	39	37
Average Age (Female)	42	41	40

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	897	16,236	78,955
# of Persons per HH	2.5	2.7	2.8
Average HH Income	\$138,925	\$126,265	\$121,525
Average House Value	\$414,952	\$371,133	\$358,102

Demographics data derived from AlphaMap

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W1 PERMITTED USES

Adult day care centers	Dry cleaning and laundry establishments
Artisans and craft work	Dyeing establishments
Automobile and truck detailing shops	Equipment sales, repair, and storage (commercial)
Automobile and truck rental establishments	Fabrication and assembly uses
Automobile and truck towing storage yards (temporary, ≤90 days)	Farming
Automobile and truck parts, supply stores, and tire stores	Food product manufacturing
Automobile service facilities (oil change, etc.)	Furniture/appliance/carpet stores and showrooms
Banks	Grocery stores (≤25,000 sqft)
Boat manufacturing, repair, and service	Hair and nail salons
Bookbinding	Hardware stores
Bottling works	Health clubs, spas, and gymnasiums
Brewery	Home occupations
Brewery, craft	Hotels and motels
Building material storage (including sales and yards)	Industrial piers, wharves, and mooring pilings (specified areas)
Bus terminals	Laboratories (R&D/testing)
Business complexes	Latex fabrication (excluding paint)
Cabinetry and woodworking and sales (no outside storage)	Lumber yards
Catering establishments	Mailing and shipping services
Child care centers	Manufacturing and processing (general)
Clubs (private, service, nonprofit, charitable)	Marine freight terminals (excluding bulk freight)
Commercial telecommunication facilities (ground-based)	Maritime suppliers and servicing
Commercial telecommunication antennas (within limits)	Metal products and machinery (manufacturing, shops, etc.)
Commercial telecommunication facilities (testing/emergency, ≤30 days)	Milk and dairy products (processing/distribution)
Communications systems sales and service	Monument works and statuary production
Computer goods, sales and services	Motorcycle manufacturing and fabrication
Conference centers	Moving and storage establishments
Construction or sales trailers (temporary)	Offices (professional/general)
Contractor and construction shops and yards	Office supply stores and business service establishments
Delicatessens and snack bars	Outside storage as a principal use
Die casting	Parking garages or lots
Dog grooming and day care facilities	Parks (private)
	Personal fitness studios
	Petroleum products (retail storage)
	Pharmacies
	Photography studios
	Piers (commercial)
	Printing and publishing establishments
	Public utility essential services
	Radio and television studios
	Religious facilities
	Rental establishments
	Restaurants
	Schools (public charter, private academic/arts/business/technical/trade)
	Showrooms and sales of specialty building products
	Sign shops (including painting and fabrication)
	Staging areas for County capital projects

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W1 CONDITIONAL USES

Alcoholic beverage uses (accessory to other uses)
Automobile gasoline stations
BRAC Mixed Use Development
Carnivals, circuses, and fairs (temporary)
Home occupations
Kennels (commercial)
Licensed premises of a licensed grower of medical cannabis (indoor only)
Licensed premises of a licensed processor of medical cannabis
Self-service storage facilities
Small wind energy systems or meteorological towers (≥3 acres)
Solar energy systems (accessory)
Solar energy systems (principal)
State-licensed medical clinics
Airports and airfields
Amusement parks
Automobile and truck dismantling/recycling facilities
Coke or coke products manufacturing
Drive-in theaters
Heliports
Licensed premises of a licensed dispensary of medical cannabis (principal use)
One small wind energy system or meteorological tower (<3 acres)
Public utility uses
Race tracks (horses)
Stadiums (commercial)
Bakery or donut shops
Barbershops
Convenience stores, gift shops, and newsstands
Dry cleaning and laundry pick-up/package/coin-op facilities (<4,000 sqft)
Entertainment complexes (multi-screen)
Grocery stores (≤25,000 sqft)
Hair and nail salons
Hardware stores
Package goods stores
Pharmacies
Snack bars and delicatessens
Newsstands
Gift shops

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