

RETAIL/MEDICAL FOR LEASE ROBERT'S FIELD SHOPPING CENTER

721 Hanover Pike, Hampstead, MD 21074

Available: 1,850 - 3,200 SF



LISTING DATA

AVAILABLE SF: 1,850 - 3,200 SF
TOTAL SF: 7,390 SF

ECONOMIC DATA

LEASE RATE: \$15.00 SF/yr (NNN)

PROPERTY INFORMATION

COUNTY: Carroll
MARKET: Baltimore
SUBMARKET: Carroll County

BUILDING DATA

TOTAL BUILDING SF: 81,255 SF
YEAR BUILT: 1991
ZONING: GB

PROPERTY OVERVIEW

Grocery anchored retail center, prime location to establish nail salon. Additional retail and medical space opportunities in the underserved area of Hampstead. Second generation restaurant space, dog grooming, dry cleaner, and more...

LOCATION OVERVIEW

3 Star Retail Storefront (Neighborhood Center) located directly off Hanover Pike in Hampstead in growing area of Carroll County

PROPERTY HIGHLIGHTS

- Grocery anchored Retail Center
- Perfect opportunity to build- out nail salon in high traffic location
- Prime Hanover Pike location with 12,000+ vehicles per day
- Adjacent to existing medical providers, bank and US Postal Service
- Abundant parking field

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



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RETAIL/MEDICAL FOR LEASE

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LEASE INFORMATION

Lease Type: NNN Lease Term: Negotiable
Total Space: 1,850 - 3,200 SF Lease Rate: \$15.00 SF/yr

AVAILABLE SPACES

| SUITE | SIZE (SF) | LEASE TYPE | LEASE RATE | DESCRIPTION |
|-----------|-----------|------------|---------------|--|
| Suite 125 | 2,942 SF | NNN | \$15.00 SF/yr | Open layout |
| Suite 127 | 2,224 SF | NNN | \$15.00 SF/yr | Former Dollar Store |
| Suite 157 | 1,850 SF | NNN | \$15.00 SF/yr | Showroom and office space. Former physical therapist |
| Suite 143 | 3,200 SF | NNN | Call for Info | 2nd Gen Restaurant Space |
| Suite 145 | 3,200 SF | NNN | Call For Info | 2nd Gen Restaurant Space |

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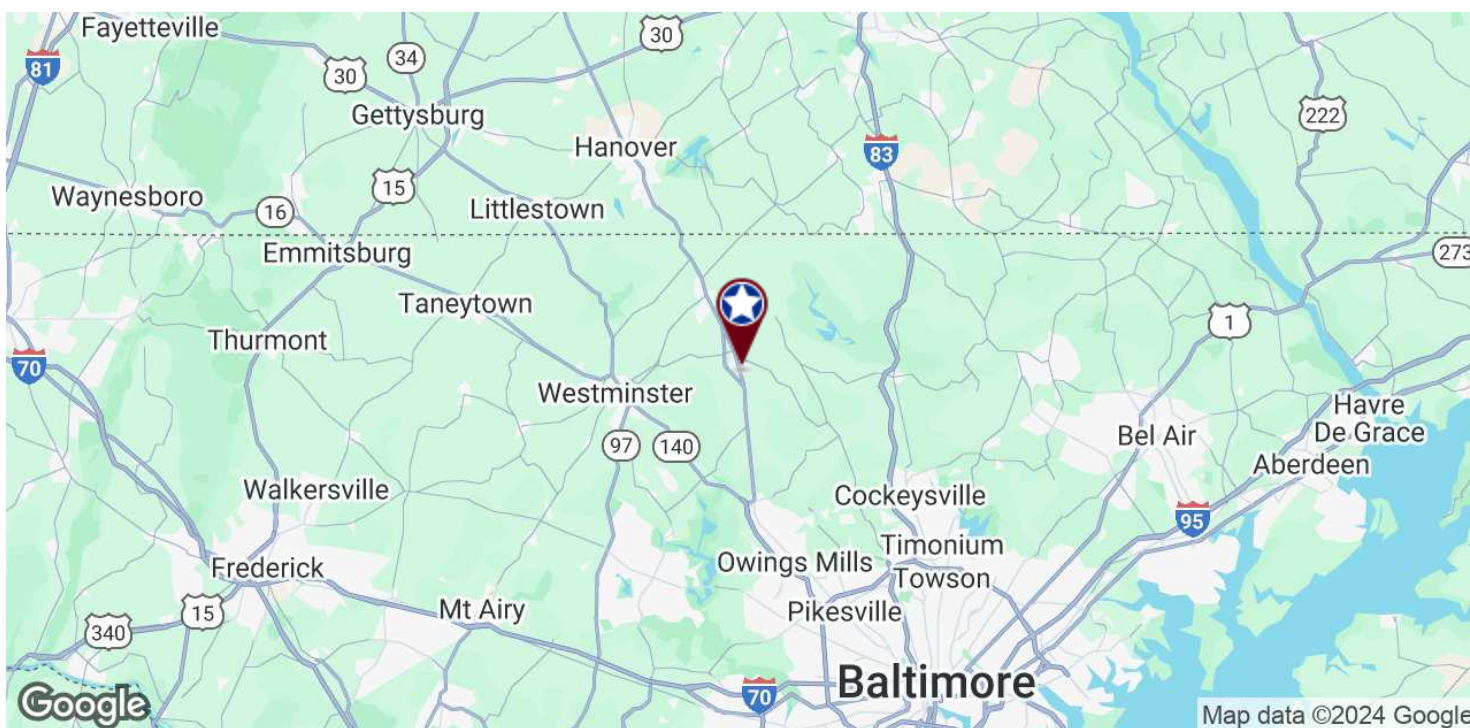
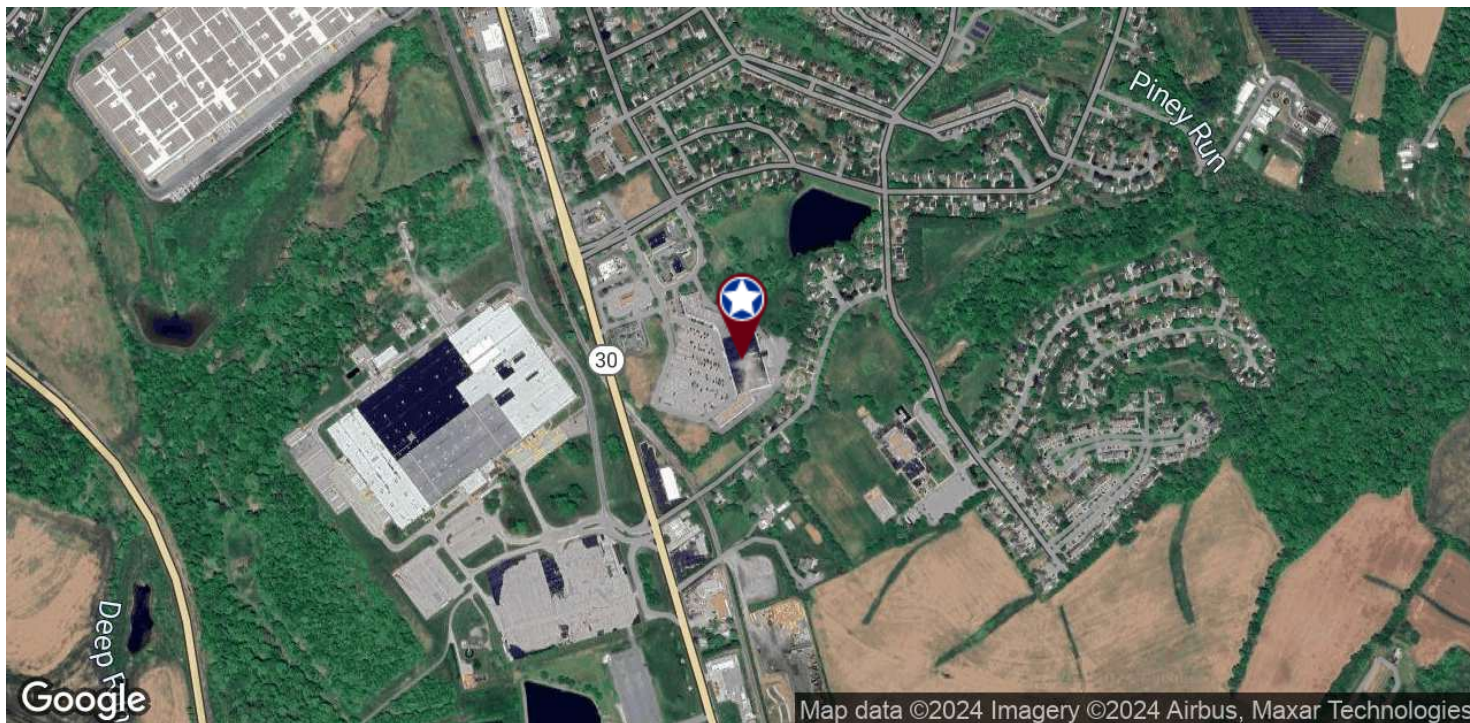
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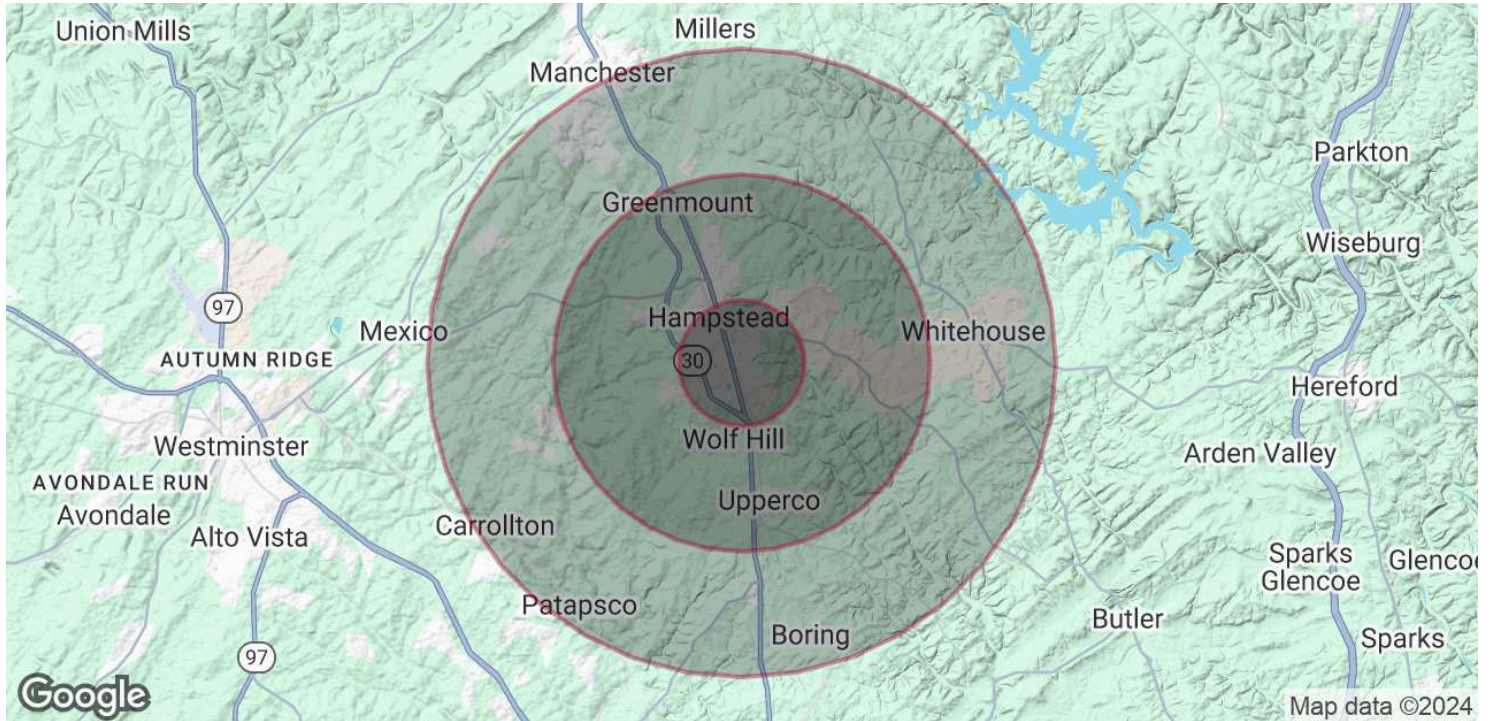
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POPULATION

| | 1 MILE | 3 MILES | 5 MILES |
|----------------------|--------|---------|---------|
| Total Population | 4,828 | 11,844 | 24,385 |
| Average Age | 32.3 | 37.8 | 39.6 |
| Average Age (Male) | 32.5 | 37.4 | 39.1 |
| Average Age (Female) | 31.2 | 37.9 | 40.2 |

HOUSEHOLDS & INCOME

| | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total Households | 1,889 | 4,436 | 8,957 |
| # of Persons per HH | 2.6 | 2.7 | 2.7 |
| Average HH Income | \$78,551 | \$87,611 | \$93,456 |
| Average House Value | \$380,775 | \$396,215 | \$407,604 |

* Demographic data derived from 2020 ACS - US Census

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