



RETAIL PAD SITES

HARNEY ROAD & ROUTE 140 | TANEYTOWN, MARYLAND 21787

FOR
LEASE

RESIDENTIAL/COMMERCIAL
DEVELOPMENT PLANNED

PAD SITE 1: 0.9 AC ±

PAD SITE 2: 1.6 AC ±



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Two retail pad sites available for lease
- 5,970 AADT on Taneytown Pike (MD-140)
- 2,044 AADT on Harney Road
- Level sites
- Public utilities to be made available
- Site located in a growing residential market
- Residential/commercial development planned for remaining acreage

AVAILABLE:

PAD SITE 1: 0.9 ACRES ±

PAD SITE 2: 1.6 ACRES ±

TRAFFIC COUNT:

2,044 AADT (HARNEY ROAD)

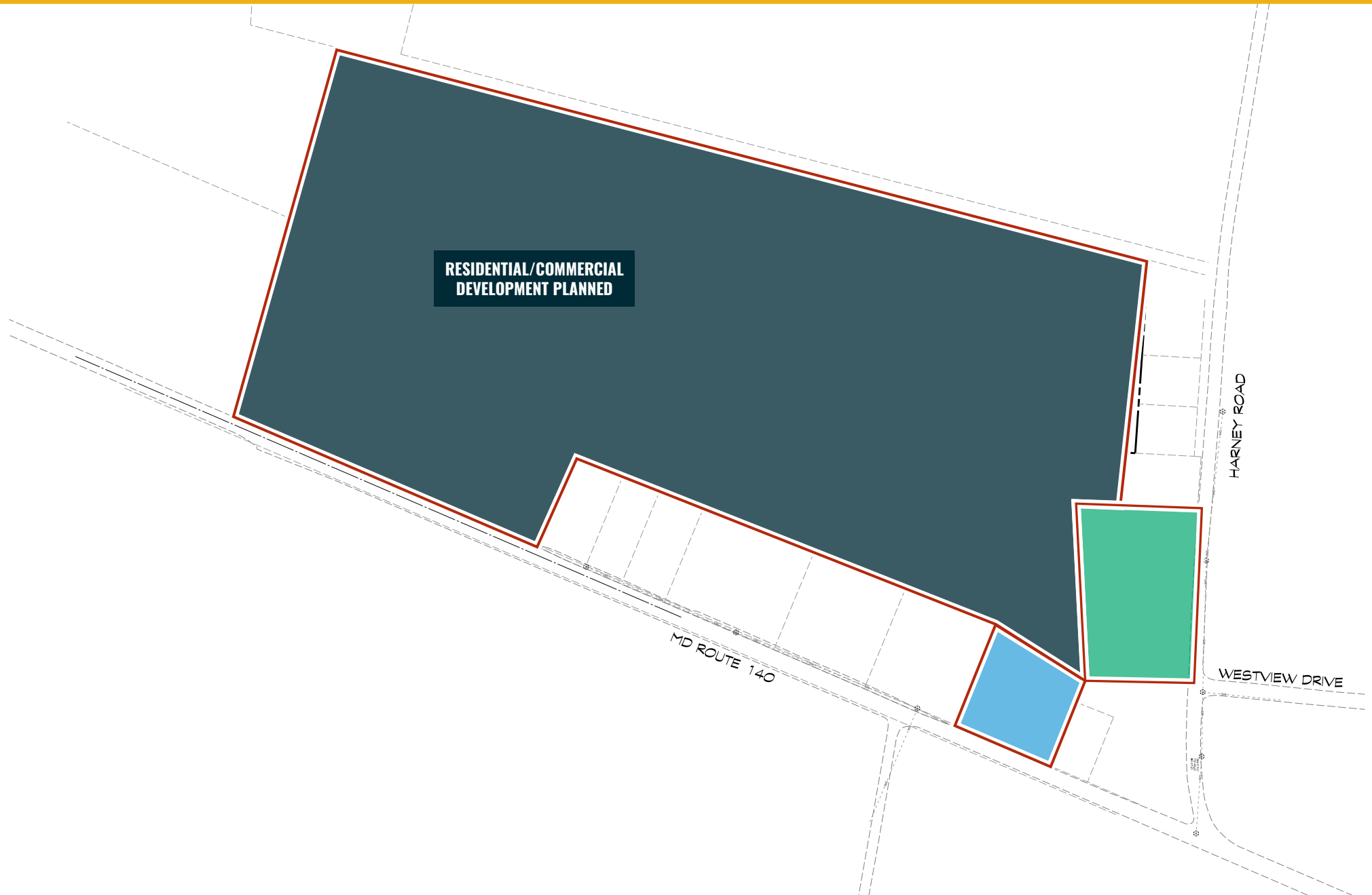
5,970 AADT (TANEYTOWN PIKE)

RENTAL RATE:

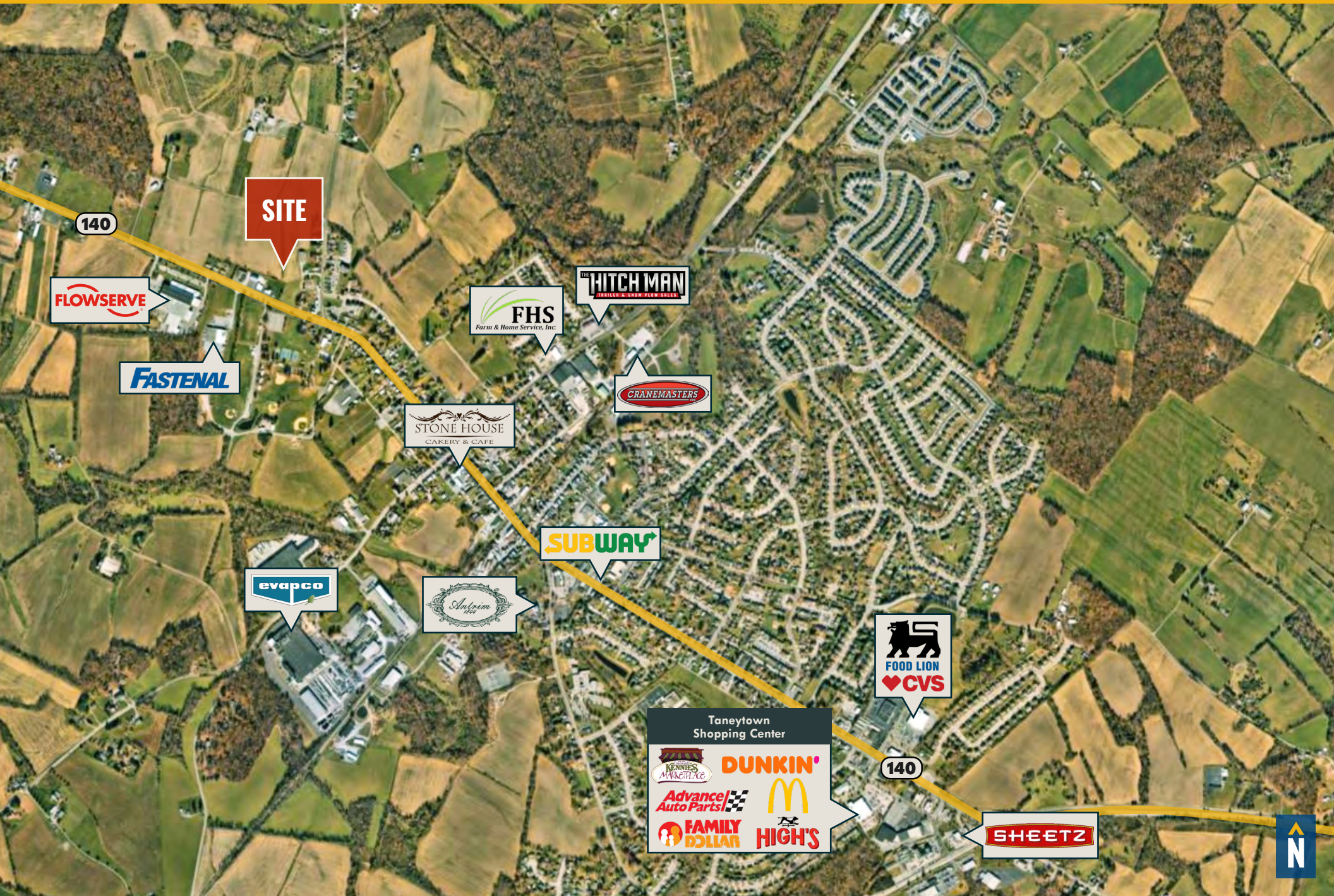
NEGOTIABLE



SKETCH PLAN



MARKET AERIAL



DEMOGRAPHICS

2025



5 MIN.

10 MIN.

15 MIN.

RESIDENTIAL POPULATION



3,850

2,484

10,259

DAYTIME POPULATION



5,322

3,333

15,928

AVERAGE HOUSEHOLD INCOME



\$108,334

\$127,273

\$113,602

NUMBER OF HOUSEHOLDS



2,722

2,103

7,825

MEDIAN AGE

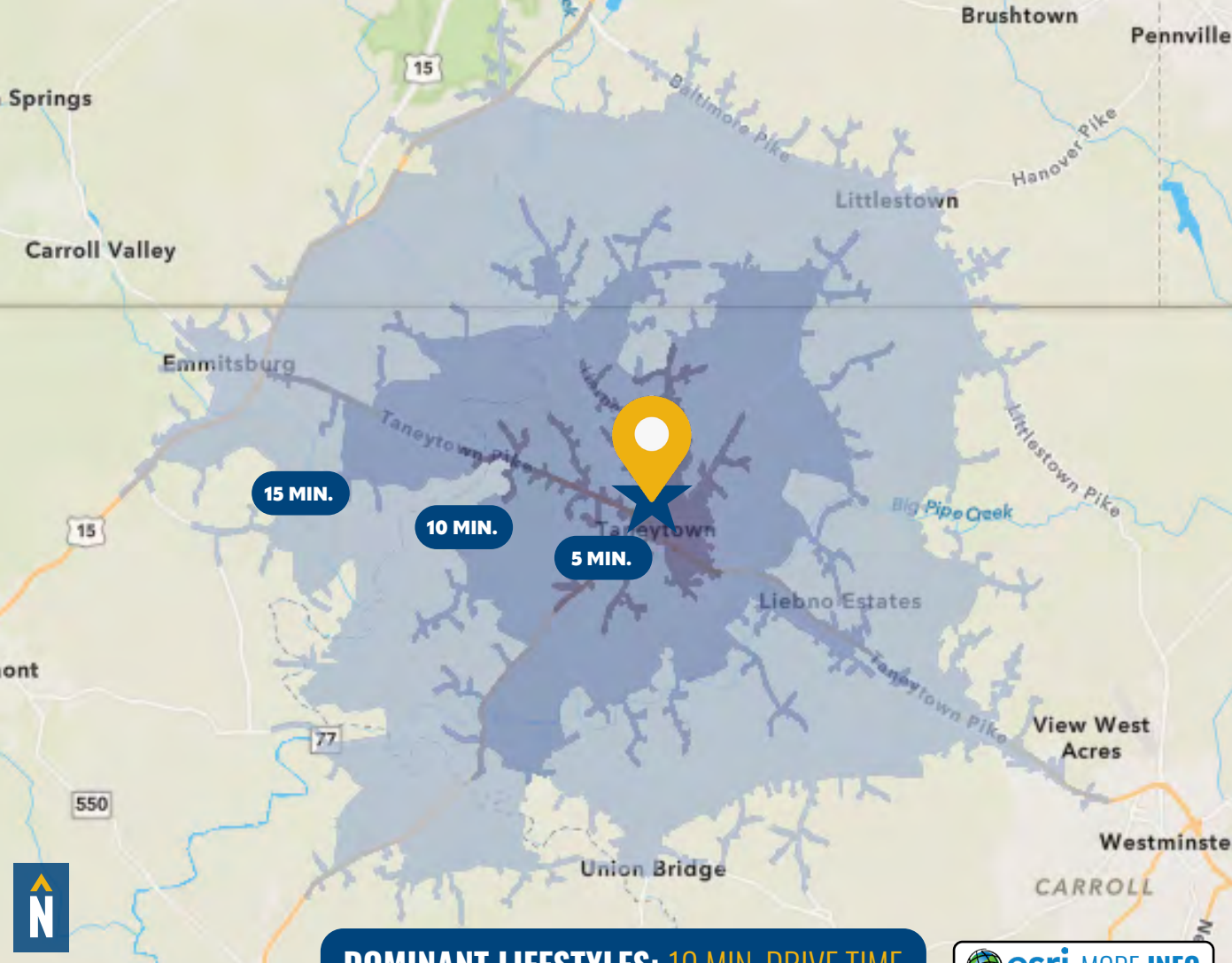


39.6

48.2

41.6

FULL DEMOS REPORT



DOMINANT LIFESTYLES: 10 MIN. DRIVE TIME

esri MORE INFO

26% LOYAL LOCALS



MEDIAN

AGE: 46.4

HH INCOME: \$77,226

These residents are predominantly aged 65 and above, and many are widowed or married without children living at home. They often visit large retail establishments for food and home supplies.

23% FLOURISHING FAMILIES



MEDIAN

AGE: 39.0

HH INCOME: \$111,751

Most householders are between the ages of 35 and 64, consisting of mainly large families with children. They are often employed in professional roles, and frequent large retail hardware and hobby stores.

20% MODERATE METROS



MEDIAN

AGE: 38.1

HH INCOME: \$70,055

These neighborhoods are young and growing with, many working in healthcare, retail, office/administration, or sales with middle-tier incomes. Clothing, groceries and electronics are typical purchases.

FOR MORE INFO **CONTACT:**

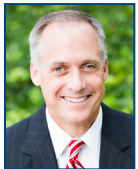


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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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