



SOMERSET CROSSING

Corner of RT 13 and RT 822 (UMES Blvd) | Princess Anne, MD 21853 | Somerset County

Project Scope:

1. Medical/Office space 42,000 sq. ft.
2. Proposed Hotel 42,000 sq. ft.
3. Retail up to 80,000 sq. ft.
4. Flex Pad Sites 1-4 acres
5. Future development

Traffic Counts:

25,942 VPD

University of Maryland 2018:

3,300 Students
860 Faculty/Staff

Additional Information:

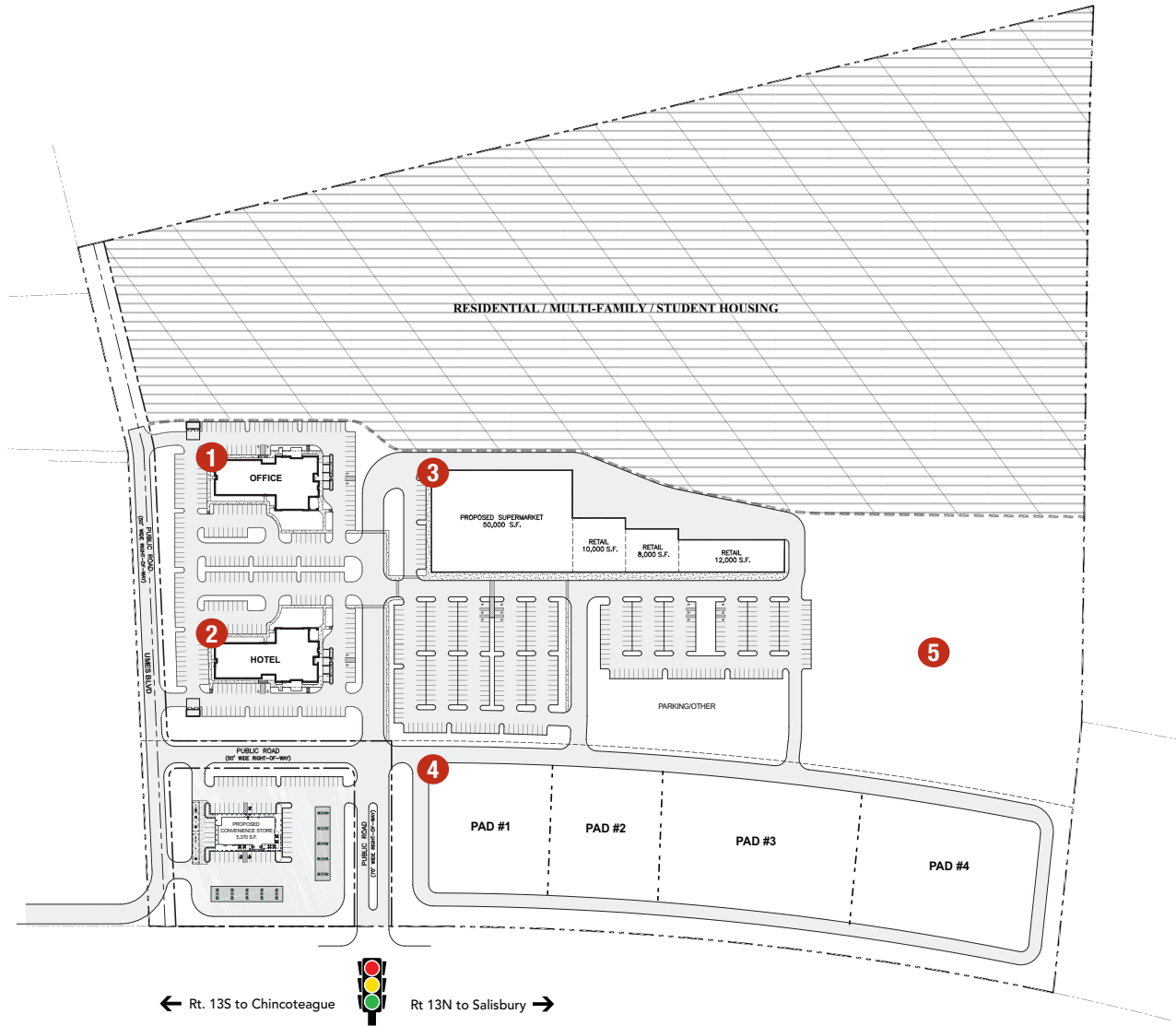
- New mixed use development with hotel, office, retail and highway pad sites
- Located across highway from UMD Eastern Shore
- New full turn intersection with traffic light
- Close to Salisbury MD and cross roads to MD/ VA beaches and Chesapeake Bay Points

Demographics:

	3 Mile	6 Mile	13 Mile
Population	16,664	24,711	110,481
Households	4,821	7,911	39,880
Avg. HH Income	\$61,000	\$65,500	\$64,330

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Pad #	Tenant	Square Footage
1	Medical/Professional Office	42,000
2	Proposed Hotel	42,000
3	Retail	Up to 80,000
4	Flex Pad Sites	1 to 4 acres
5	Future Development	XXX