



NEARBY RETAILERS



RETAIL FOR LEASE

- 60,656 SF Retail Pad Site for Lease
- Direct Access off of Old National Pike and easy access to and from I-70 interchange
- Direct Visibility from I-70 with over 68,542 Cars/Day
- Opportunity to capture emerging Lake Linganore residential market.

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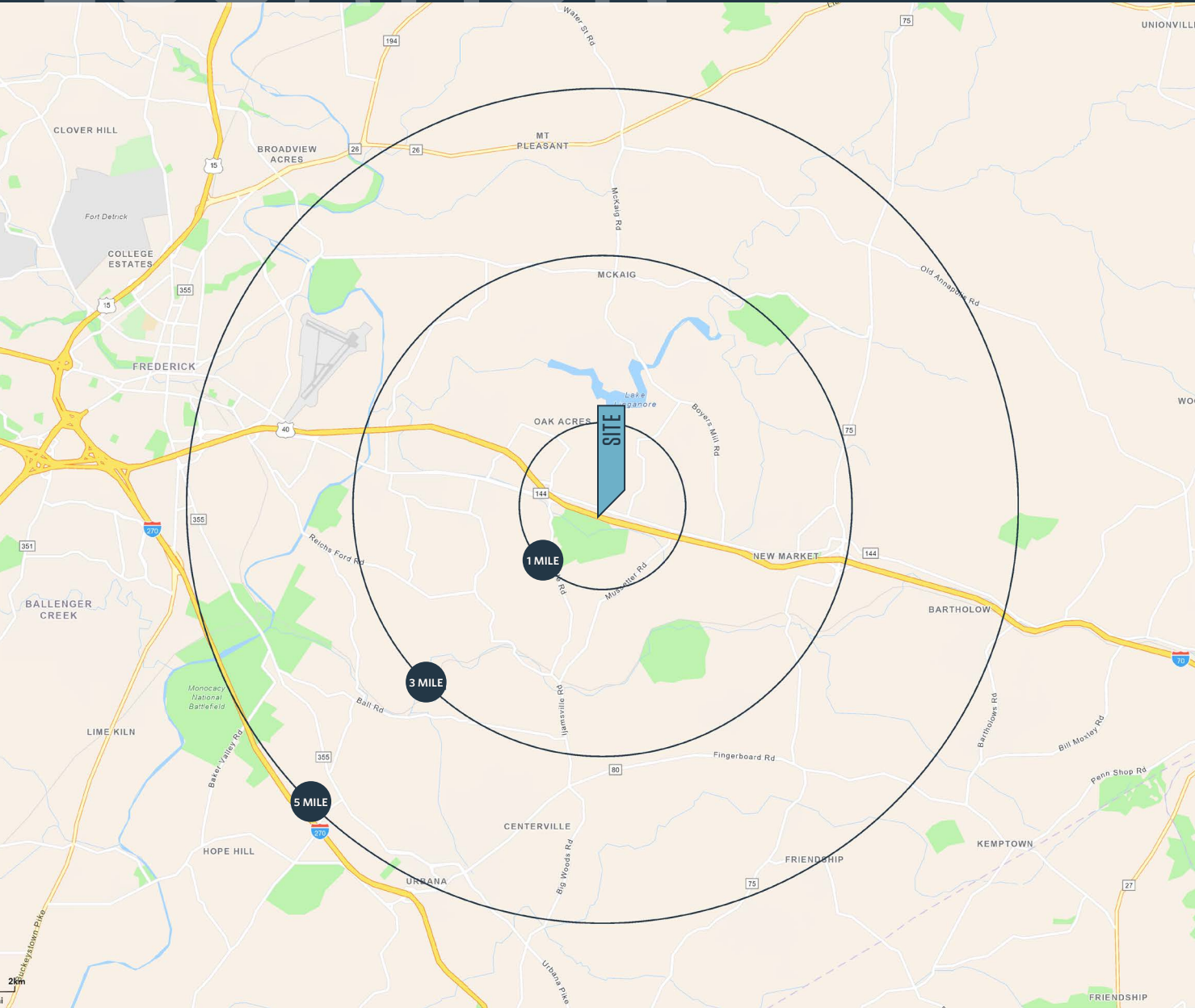
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LOCATION

LAKE LINGANORE

10052 OLD NATIONAL PIKE, IJAMSVILLE, MD 21754



PROPERTY HIGHLIGHTS:

Parcel 4 - 60,565 SF

DEMOGRAPHICS | 2022:

1-MILE	3-MILE	5-MILE
Population		
5,007	30,570	59,021
Daytime Population		
559	3,791	20,704
Households		
1,631	10,185	19,772
Average HH Income		
\$181,749	\$170,539	\$169,435

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2021:

I-70	68,542 ADT
Old National Pike	9,153 ADT

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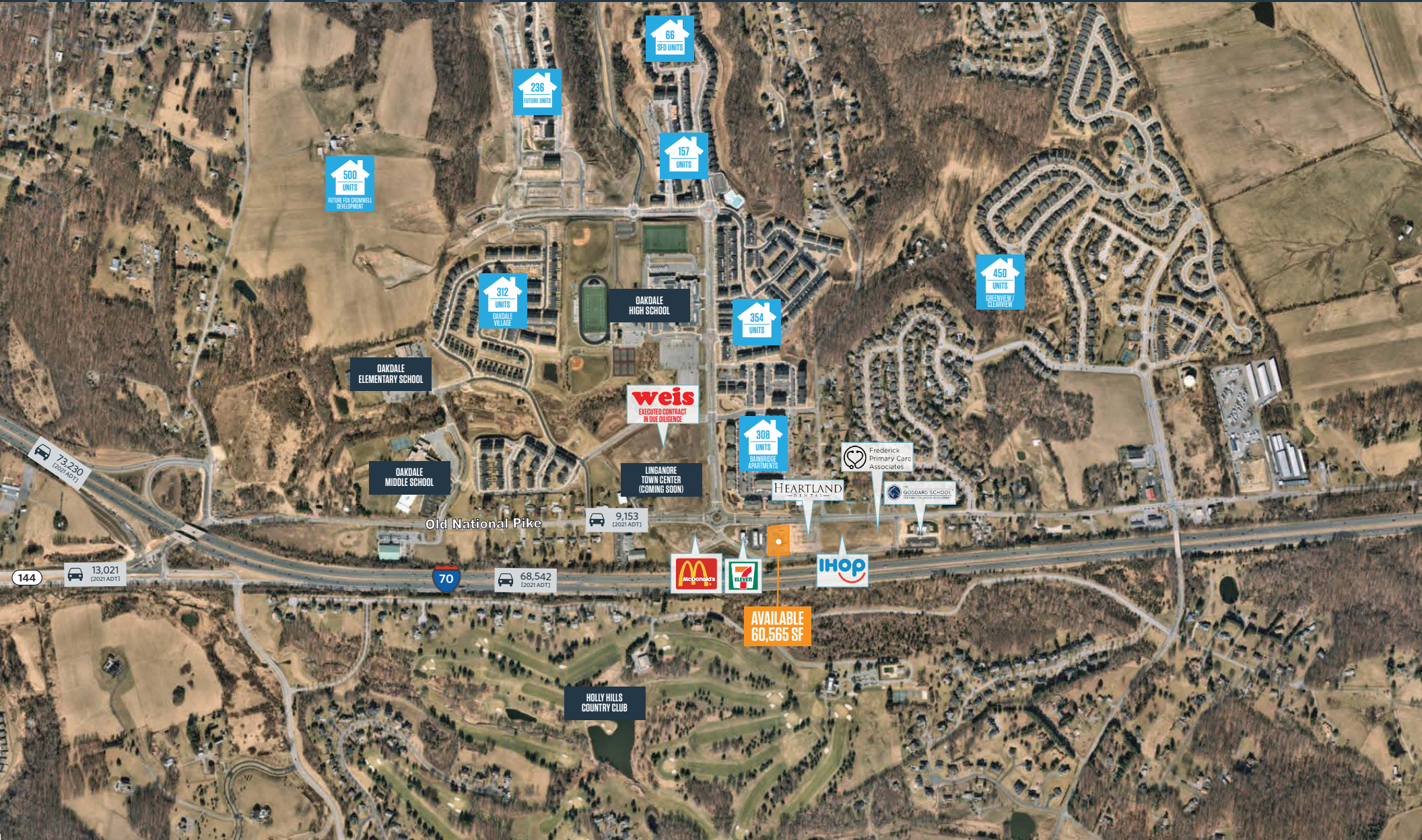
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MIDVIEW

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CLOSE-UP

LAKE LINGANORE

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weis
EXECUTED CONTRACT
IN DUE DILIGENCE

LINGANORE
TOWN CENTER
(COMING SOON)

308
UNITS
BAINBRIDGE
APARTMENTS

450
UNITS
GREENVIEW
CLEARVIEW

Old National Pike

9,153
[2021 ADT]



AVAILABLE
60,565 SF

HEARTLAND
DENTAL



Frederick
Primary Care
Associates

THE
GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT



68,542
[2021 ADT]

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SITE PLAN

LAKE LINGANORE

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