



NEARBY RETAILERS



DOLLAR GENERAL



BIG LOTS!



DOLLAR TREE

RETAIL FOR LEASE

- Existing Onelife Fitness available with visibility and easy access off of WV RT 45
- Easily accessible to both RT 11/RT 9
- Available: 35,267 SF

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JOE FLEISCHMANN

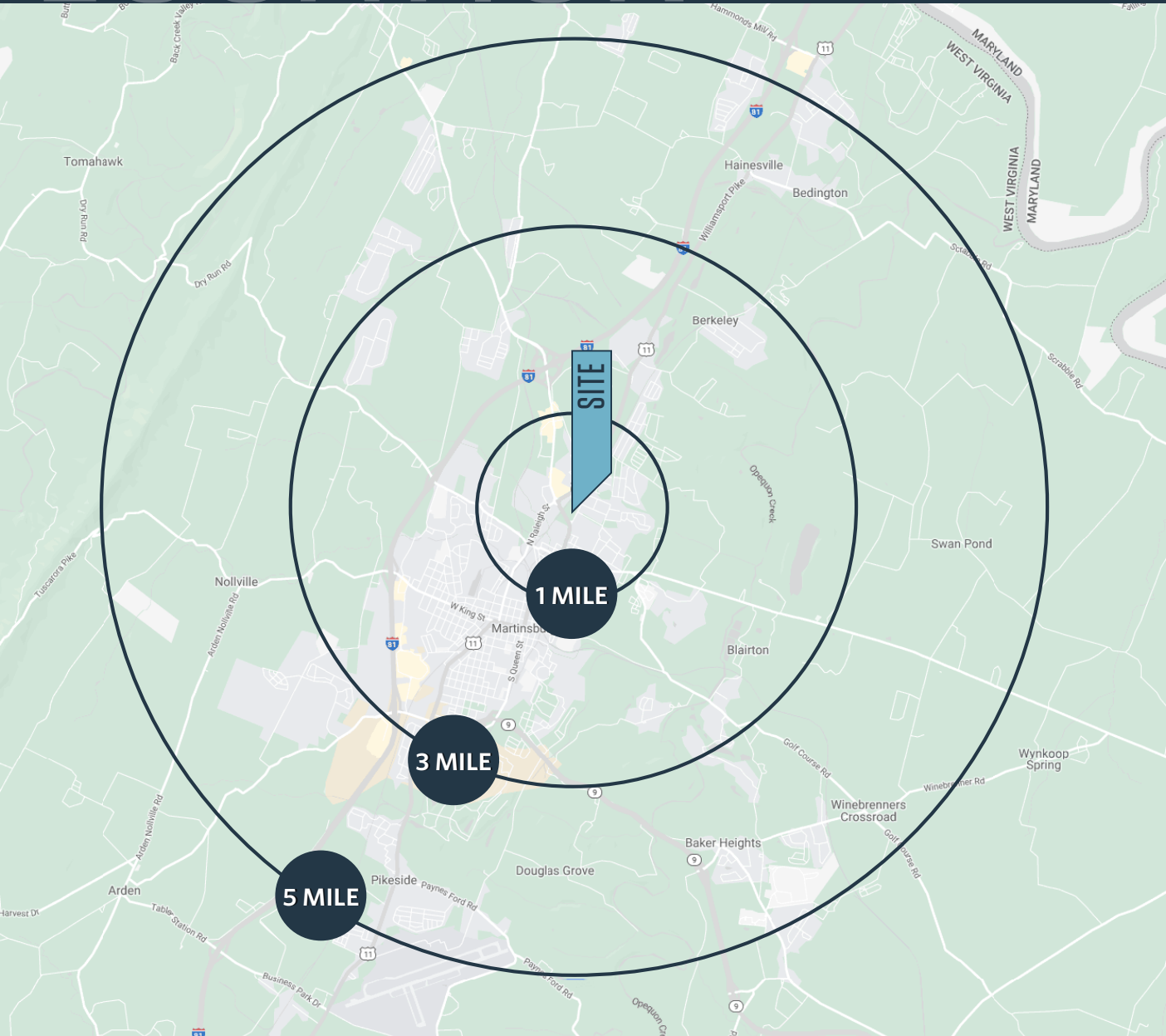
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LOCATION

167 EAGLE SCHOOL RD

MARTINSBURG, WV 25404, BERKELEY COUNTY



DEMOGRAPHICS | 2022:

1-MILE	3-MILE	5-MILE
Population		
8,811	38,171	63,306
Daytime Population		
9,326	45,293	65,047
Households		
3,719	15,637	24,998
Average HH Income		
\$69,241	\$73,980	\$83,473

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2021:

WV 9	16,848 ADT
US 11	17,092 ADT

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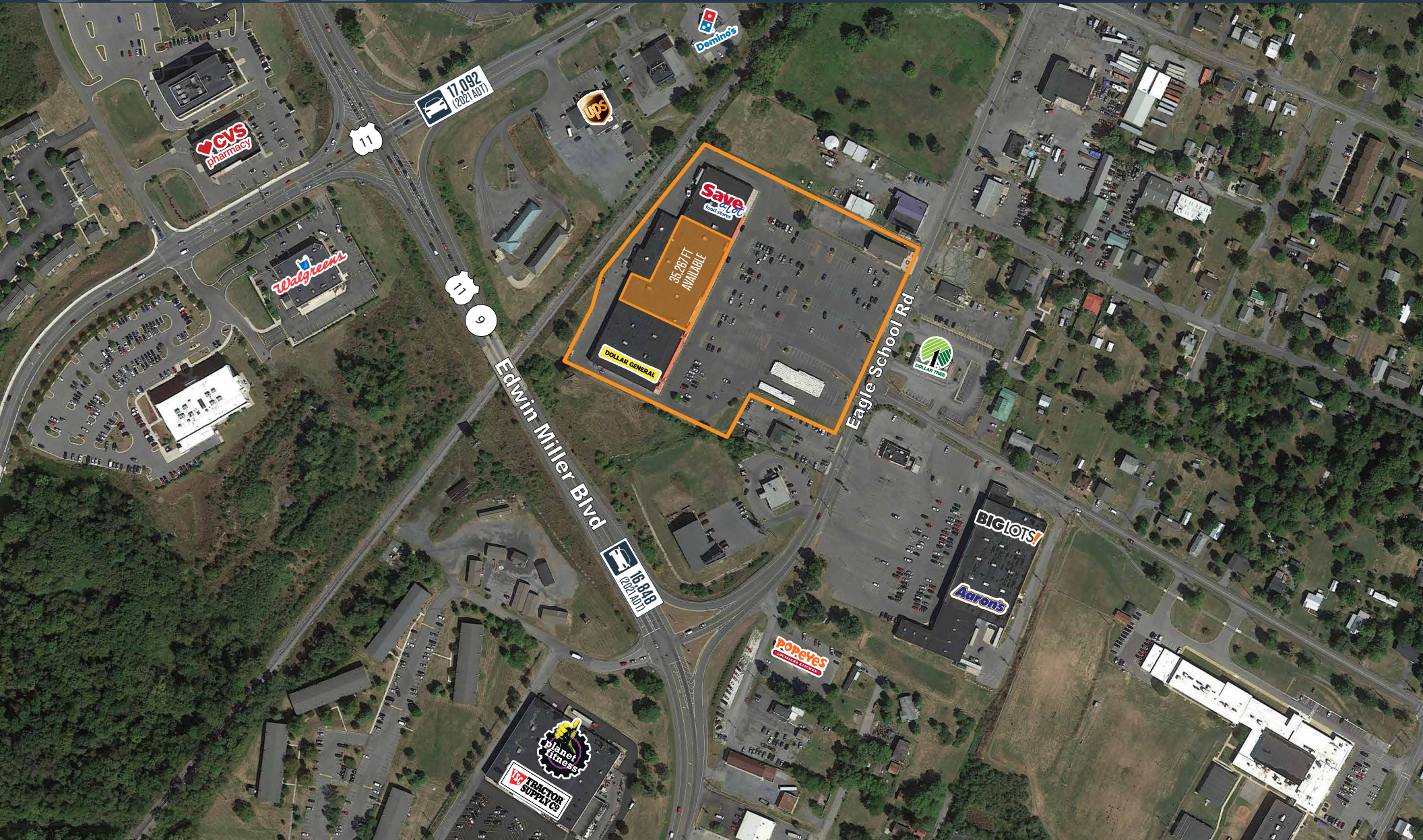
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CLOSE-UP

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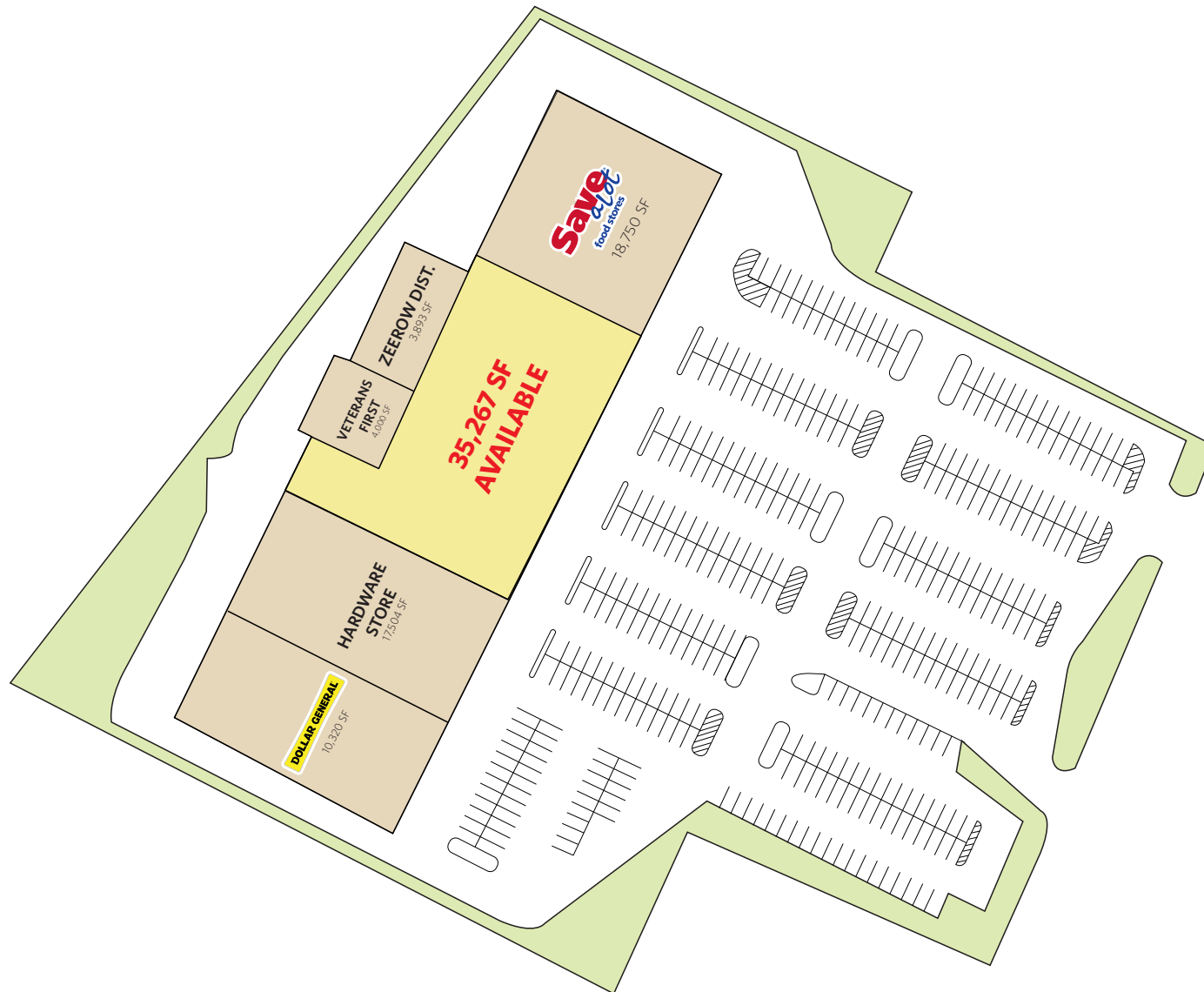
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PHOTOS

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