MARKET COMMONS AT WORMAN'S MILL

MONOCACY BLVD & MILL POND ROAD, FREDERICK, MD, 21701, FREDERICK COUNTY



NEARBY RETAILERS

Chick-fil-A, Wegmans, Giant, HomeGoods, five BELOW, at home (The Home Décor Superstore), Walmart

PAD SITE FOR LEASE

- New multi-use development under construction (344 apartment units and 105 townhomes).
- One pad site available: 0.72 acres
- Access off Monocacy Boulevard, Mill Pond Road (new expansion will connect from Wegmans Center to Worman's Mill Village Square) and Wormans Mill Road.

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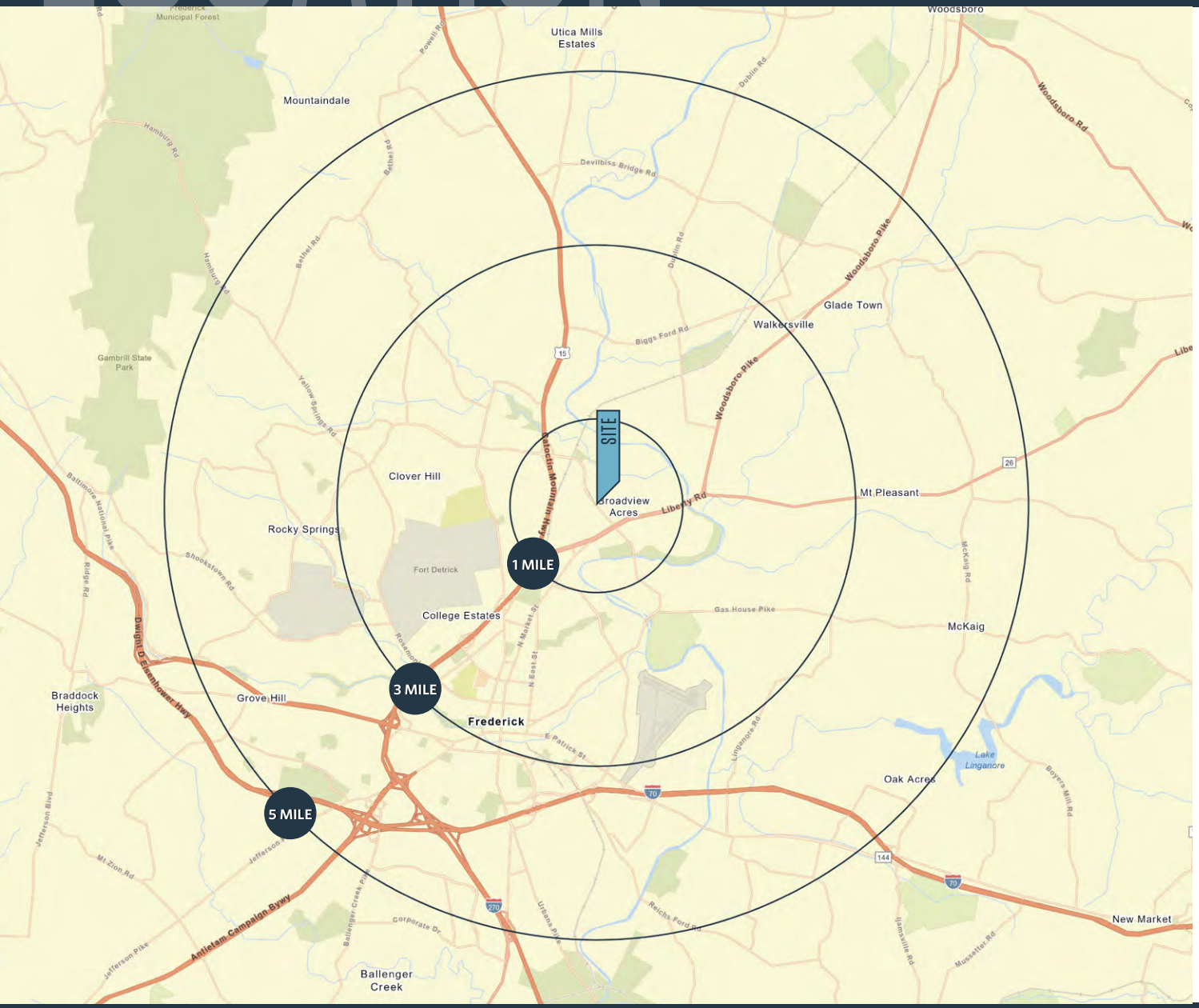
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LOCATION

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PROPERTY HIGHLIGHTS:

- One pad site available: 0.72 acres

DEMOGRAPHICS | 2023:

	1-MILE	3-MILE	5-MILE
Population	9,438	50,613	121,041
Daytime Population	13,250	68,631	132,780
Households	3,990	20,110	46,221
Average HH Income	$144,176	$133,910	$124,439

CLICK TO DOWNLOAD DEMOGRAPHIC REPORT

TRAFFIC COUNTS | 2023:

Monocacy Blvd	23,062 ADT
Liberty Rd	31,472 ADT

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MARKET

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MIDVIEW

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CLOSE-UP

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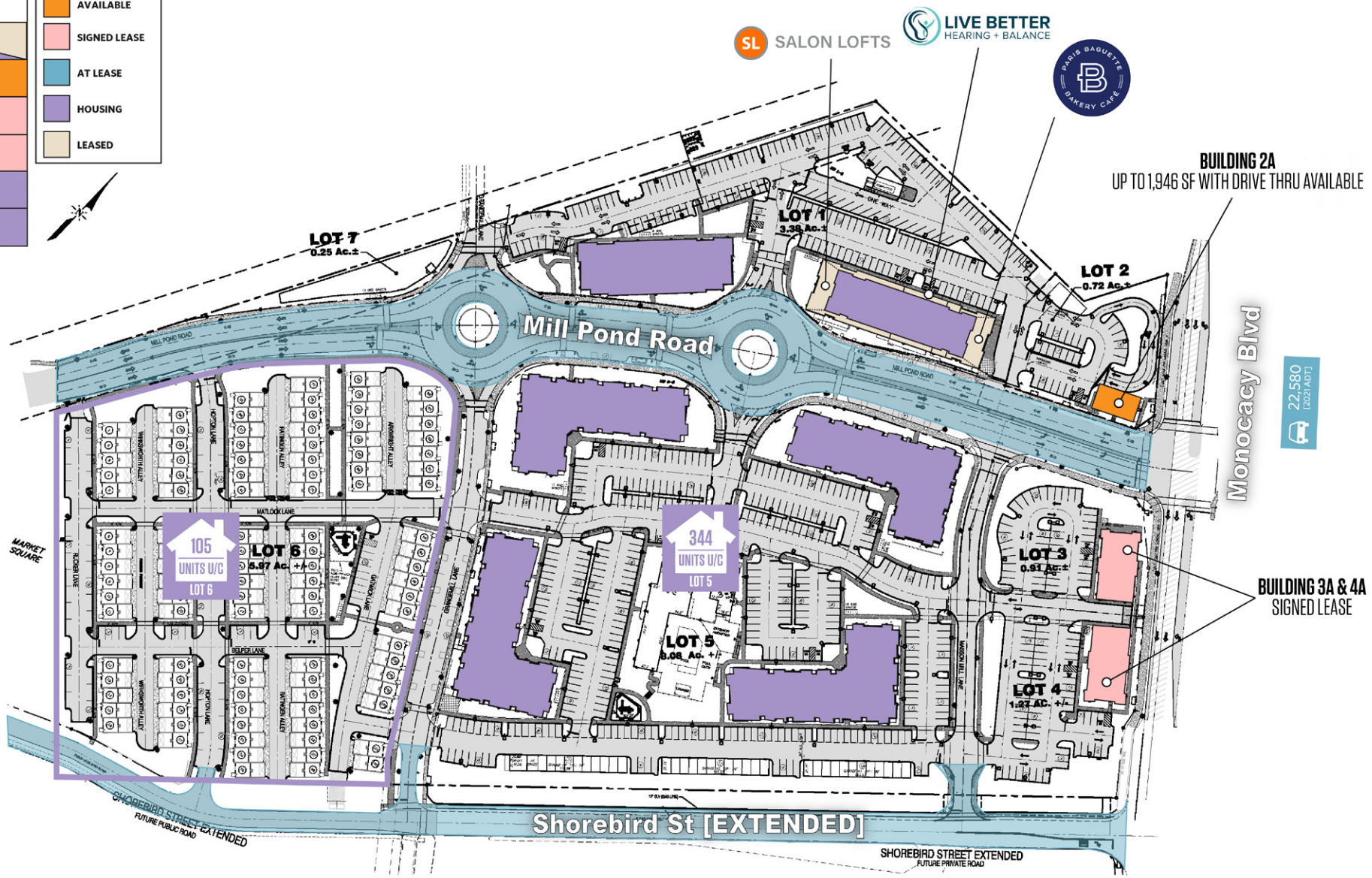
SITE PLAN

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LOT	ACRES
1	3.38 ±
2	0.72 ±
3	0.91 ±
4	1.27 ±
5	8.08 ±
6	5.97 ±

- AVAILABLE
- SIGNED LEASE
- AT LEASE
- HOUSING
- LEASED



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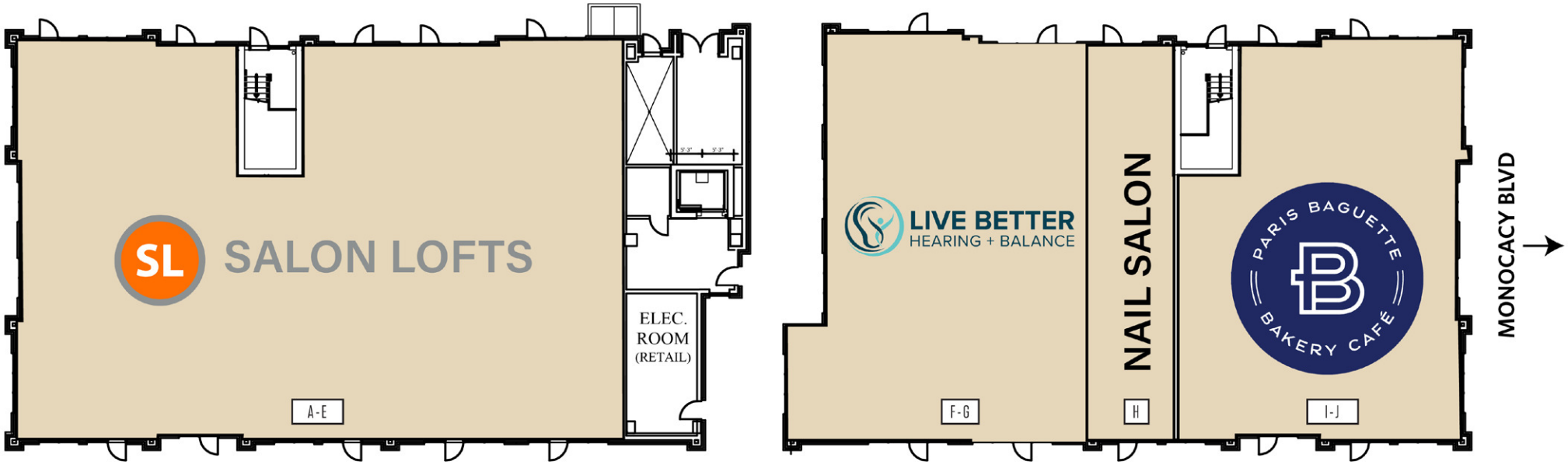
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BLDG - 1B

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KEY

- AVAILABLE
- AT LEASE
- LEASED

RENTABLE SQUARE FEET	
A	1,561 SF
B	1,278 SF
C	1,257 SF
D	1,412 SF
E	1,338 SF
F & G	3,230 SF
H	1,100 SF
I & J	3,012 SF
TOTAL RENTABLE AREA: 14,197	

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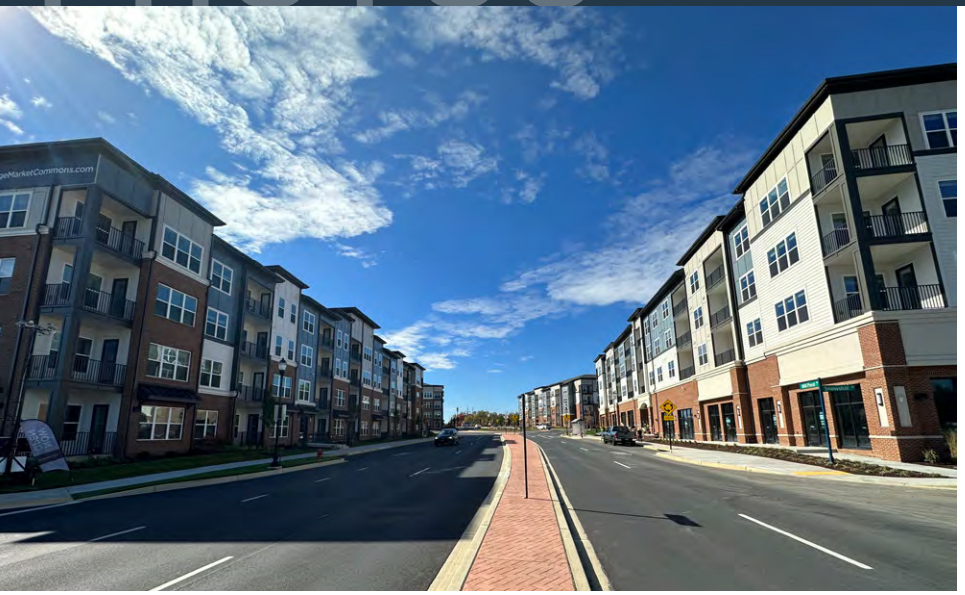
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PHOTOS

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