



JOIN THESE RETAILERS



RETAIL FOR LEASE

- 1,450 Sf Martial Arts Studio Available for Lease
- 3,000 SF Endcap Space Available With Potential For Outdoor Seating.
- Direct Exposure To Over 23,000 Cars Per Day On Buckeystown Pike.
- Strong Daily Needs Anchors Including Common Market Co-Op and OneLife Fitness.
- Located In The Rapidly Growing South Frederick Corridor.

MASON BERNSTEIN

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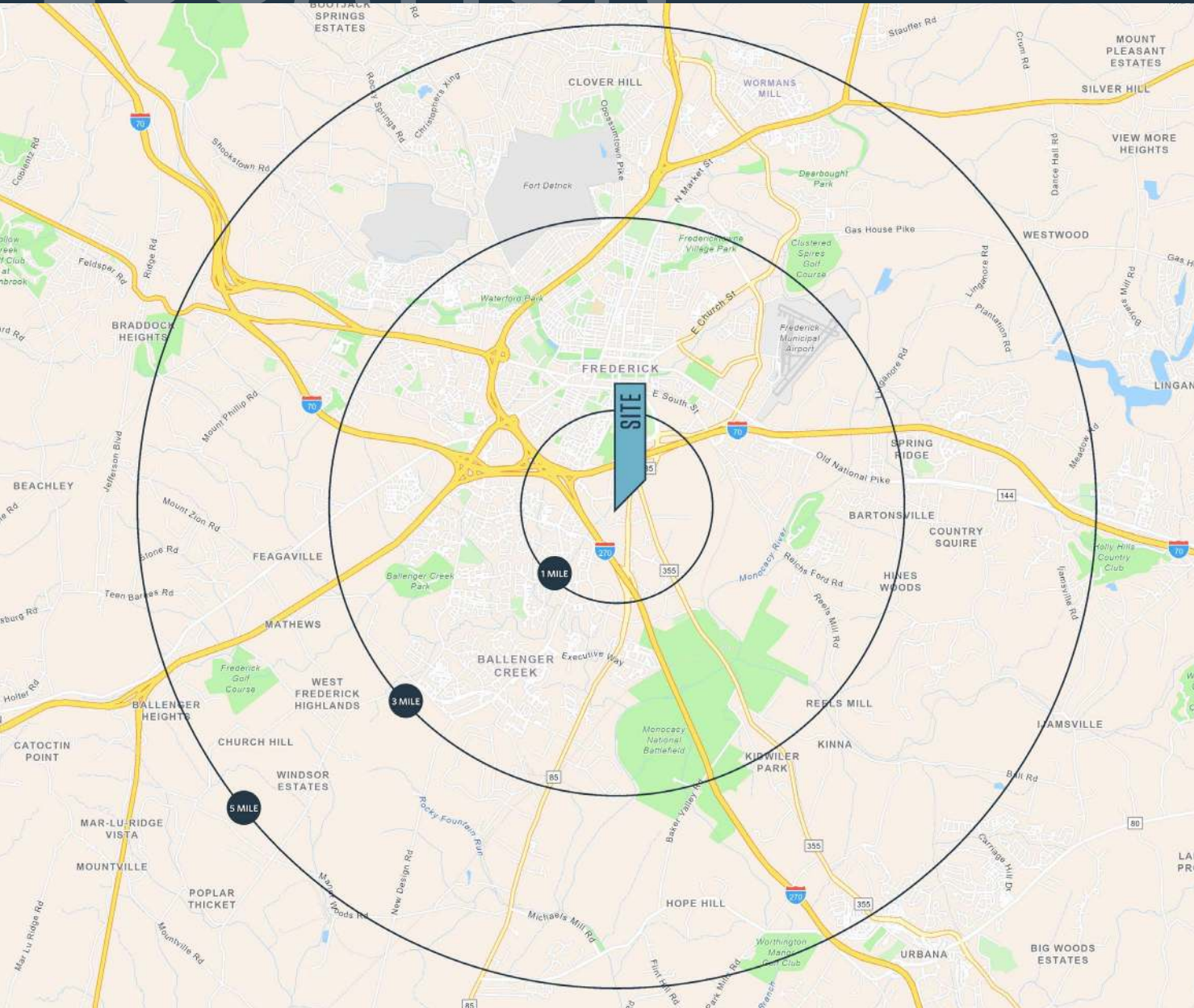
RYAN MINNEHAN

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LOCATION

EVERGREEN SQUARE

5728 BUCKEYSTOWN PIKE, FREDERICK, MD 21704, FREDERICK COUNTY



AVAILABLE SPACES:

- 3,000 SF
- 1,450 SF

DEMOGRAPHICS | 2024:

| | 1-MILE | 3-MILE | 5-MILE |
|--------------------|----------|-----------|-----------|
| Population | 5,577 | 74,212 | 131,602 |
| Daytime Population | 14,724 | 92,112 | 149,648 |
| Households | 2,291 | 29,294 | 50,352 |
| Average HH Income | \$99,520 | \$118,002 | \$129,963 |

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

| | |
|--------------------------|-------------|
| Buckeystown Pike [MD-85] | 23,062 ADT |
| I-70 | 106,662 ADT |
| I-270 | 111,350 ADT |

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MARKET

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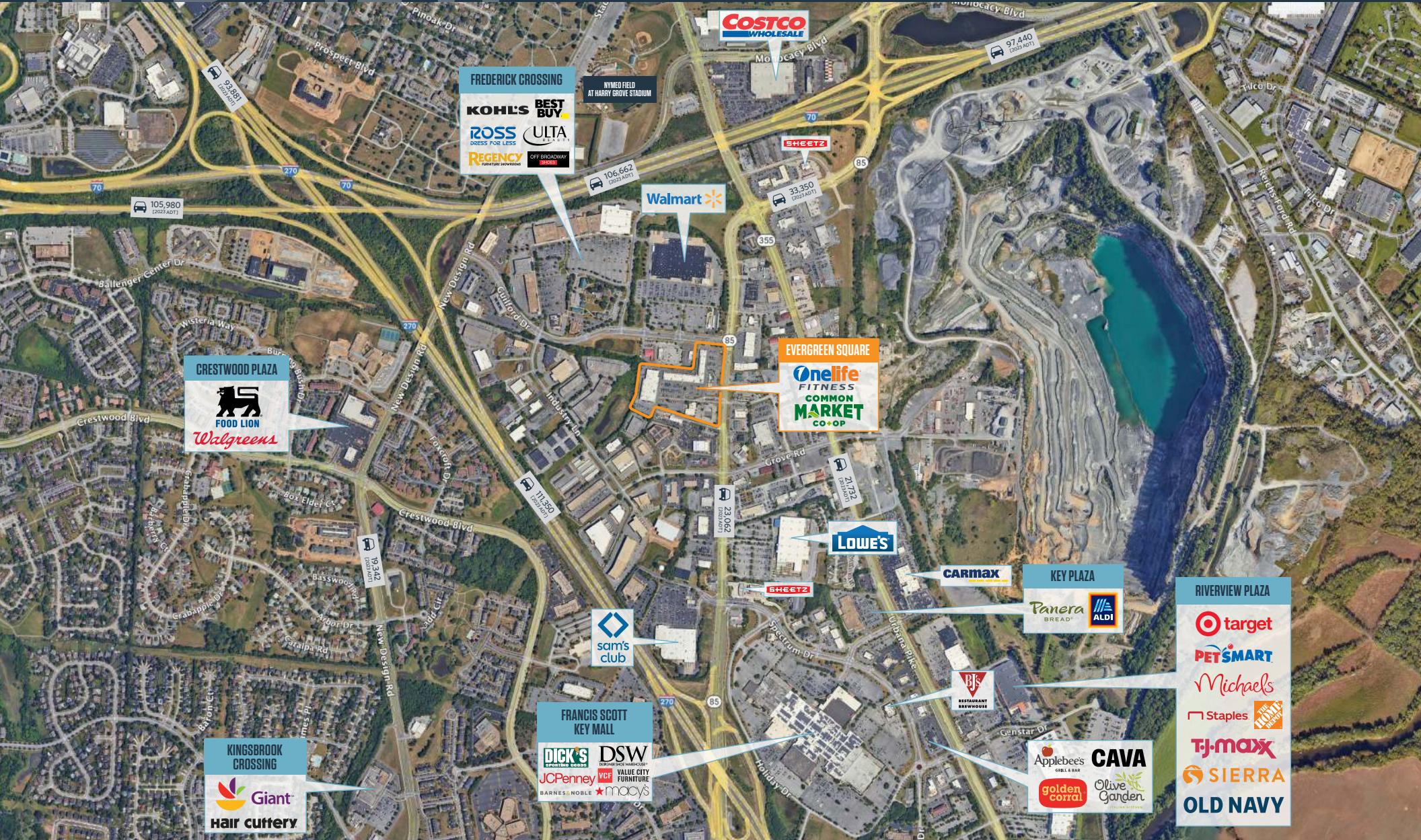
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MIDVIEW

EVERGREEN SQUARE

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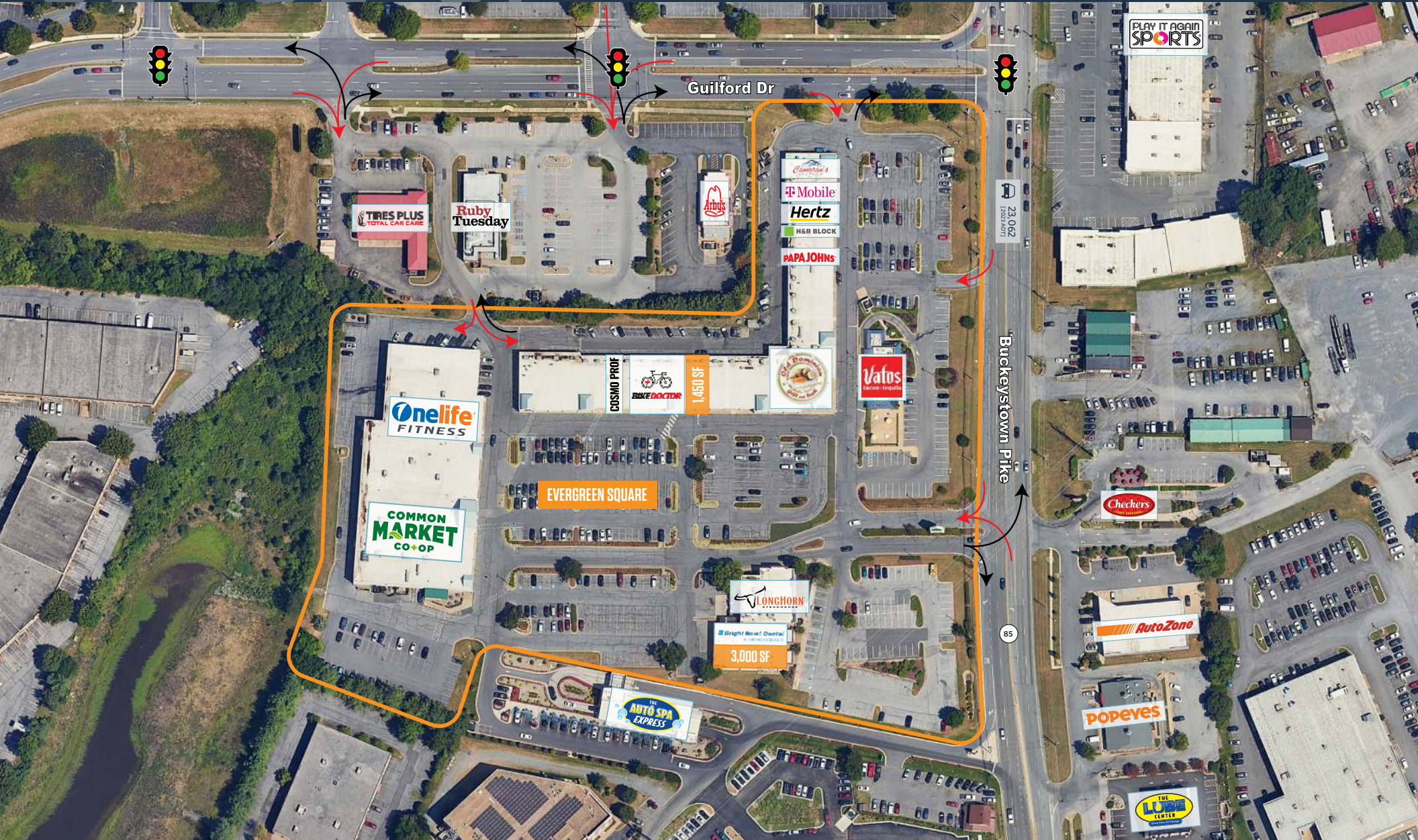
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CLOSE-UP

EVERGREEN SQUARE

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SITE PLAN

EVERGREEN SQUARE

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3,000 SF

EVERGREEN SQUARE

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3,000 SF AVAILABLE



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FOR MORE INFORMATION, PLEASE CONTACT:

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