



Located in Patuxent Crossing Shopping Center
LEASE EXPIRATION DATE : MAY 31, 2028
 61,400 SF Available for Sublease

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RETAIL FOR SUBLEASE

- Lease dated July 7, 1999 [as amended, modified, and assigned, the "Lease"]
- Landlord: CEDAR PCP-SAN SOUCI, LLC, a Delaware limited liability company
- Tenant: SHOPPERS FOOD WAREHOUSE CORP., an Ohio corporation
- Approximately 61,400 square feet, vacant building
- Lease Expiration Date 5/31/2028

RYAN MINNEHAN

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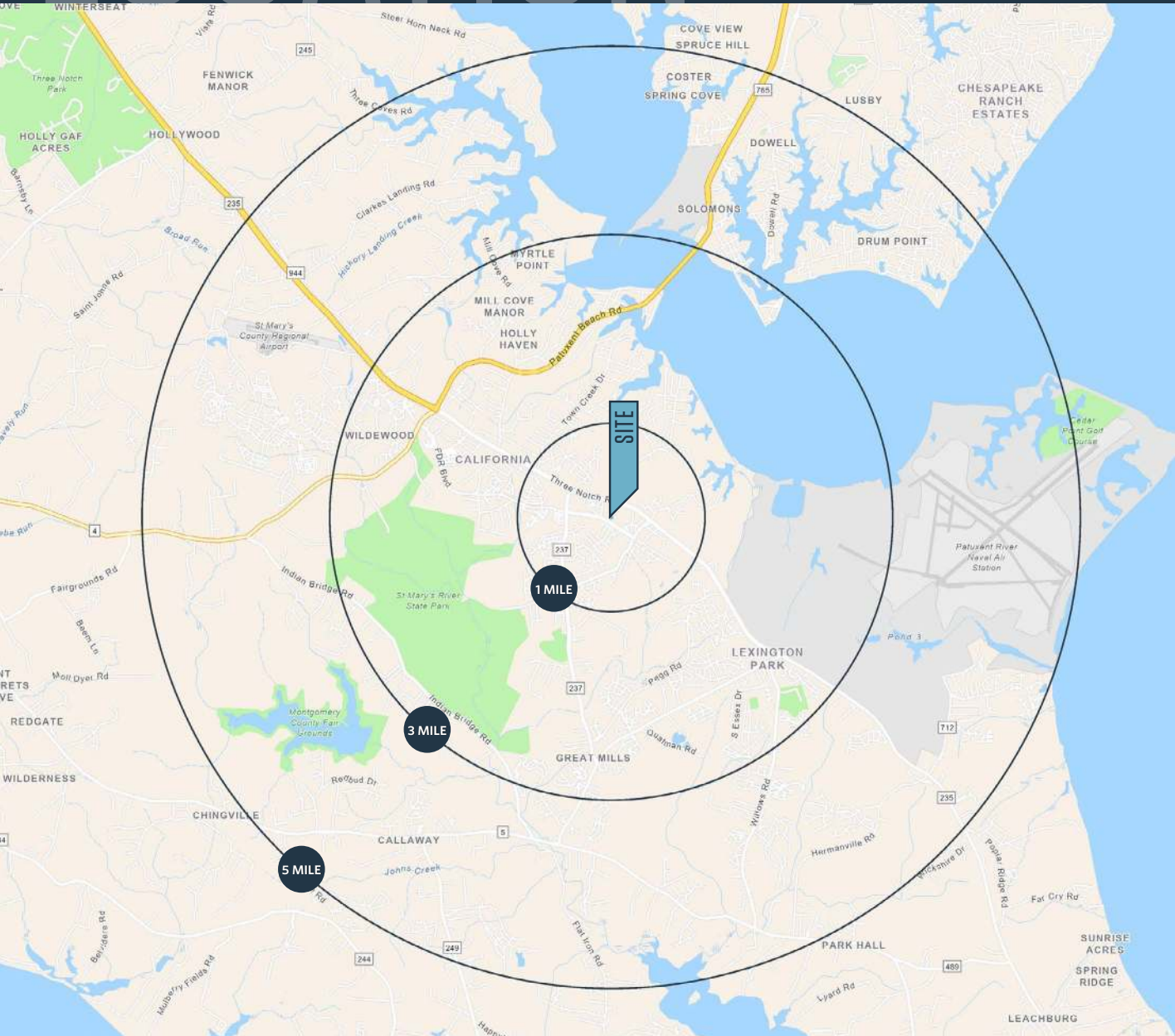
MATT COPELAND

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LOCATION

22599 MACARTHUR BLVD

CALIFORNIA, MD 20619, ST. MARY'S COUNTY



PROPERTY HIGHLIGHTS:

Approximately 61,400 square feet,
vacant building

DEMOGRAPHICS | 2024:

1-MILE	3-MILE	5-MILE
Population		
4,900	26,651	56,555
Daytime Population		
6,213	26,703	65,240
Households		
1,935	10,532	22,357
Average HH Income		
\$140,085	\$119,522	\$132,132

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Three Notch Road 31,500 ADT

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MARKET

22599 MACARTHUR BLVD

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CLOSE UP

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FOR MORE INFORMATION, PLEASE CONTACT:

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CLICK TO VIEW PROPERTY WEBSITE

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