

## NEARBY RETAILERS



## RETAIL LAND FOR SALE

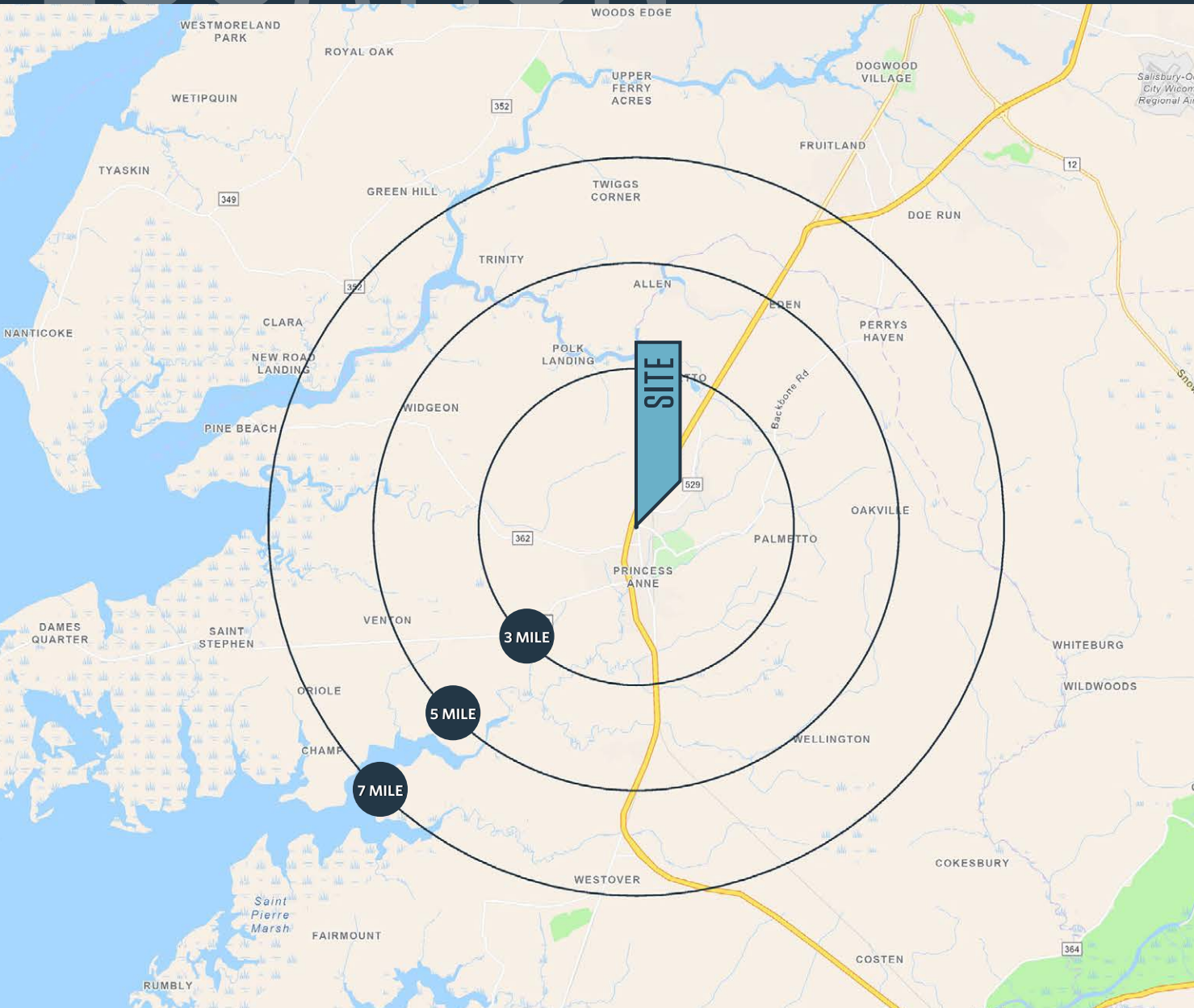
- Size: 1.11 AC
- Excellent access and visibility off US-13 (Ocean Hwy)
- Multiple ingress and egress points
- C-2 Zoning
- Ideal for fast food, automotive, car wash, bank and convenience oriented retail
- Close proximity to the University of Maryland Eastern Shore



# LOCATION

## 12302 SOMERSET AVE

PRINCESS ANNE, MD 21853, SOMERSET COUNTY



### PROPERTY HIGHLIGHTS:

**SIZE:** 1.11 ac

**ZONING:** C-2

### DEMOGRAPHICS | 2024:

3-MILE	5-MILE	7-MILE
Population		
7,202	12,920	15,514
Daytime Population		
6,579	9,068	10,928
Households		
2,332	3,305	4,374
Average HH Income		
\$51,790	\$59,702	67,807

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

### TRAFFIC COUNTS | 2023:

Ocean Hwy 29,113 ADT

**COOPER HENRY**

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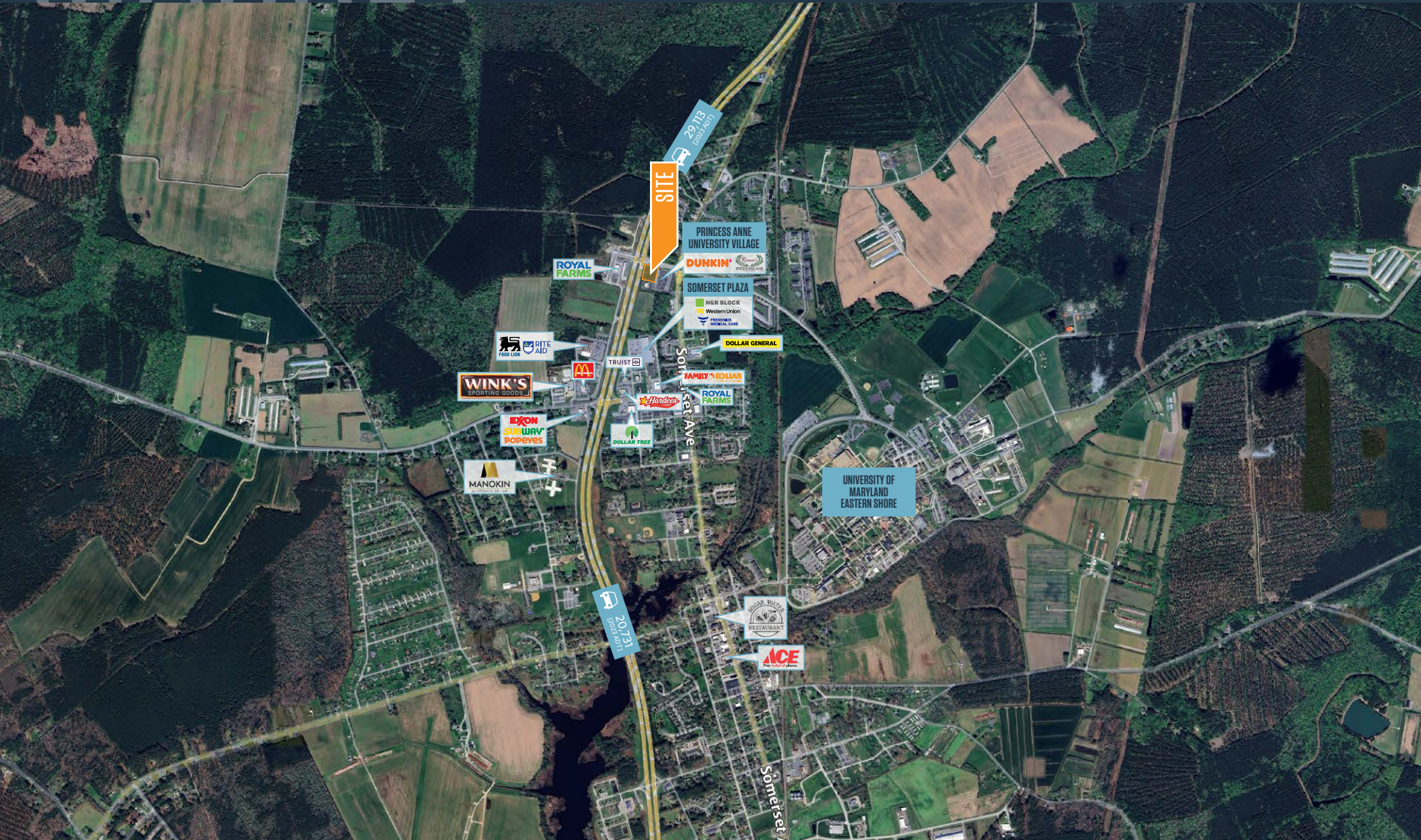
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# MARKET

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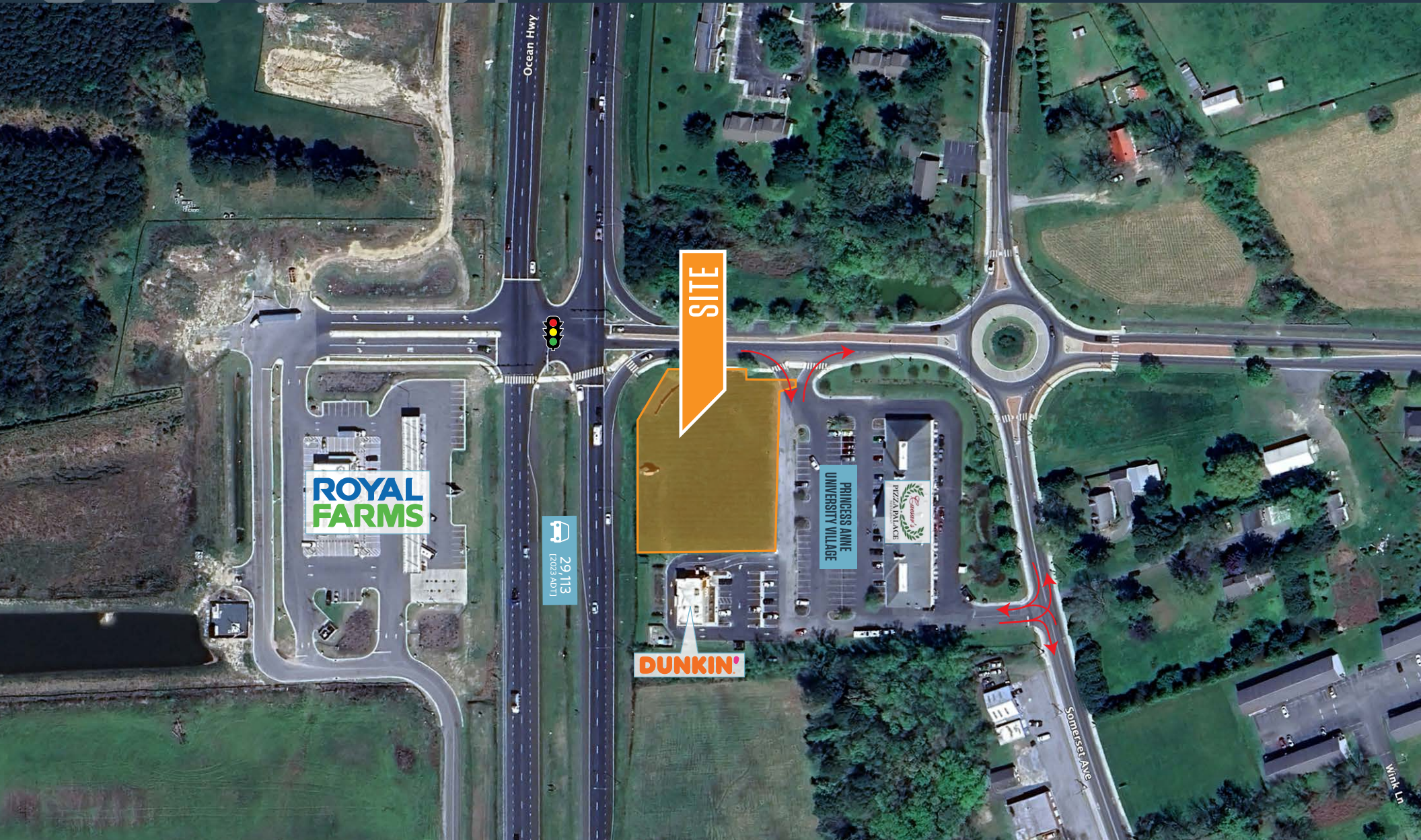
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# CLOSEUP

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**FOR MORE INFORMATION, PLEASE CONTACT:**

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**CLICK TO VIEW PROPERTY WEBSITE**

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