



## NEARBY RETAILERS



## LAND FOR LEASE

- 1,465 SF freestanding building with .61 acre lot
- At signilized intersection
- Over 34,000 cars per day on Rt 50
- Zoning: General Commercial (GC)
- Good access and visibility



## PAD ON ROUTE 50

8328 OCEAN GATEWAY, EASTON, MD 21601





# CLOSE-UP

## PAD ON ROUTE 50

8328 OCEAN GATEWAY, EASTON, MD 21601



**PHIL RUXTON**

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# PARCEL

## PAD ON ROUTE 50

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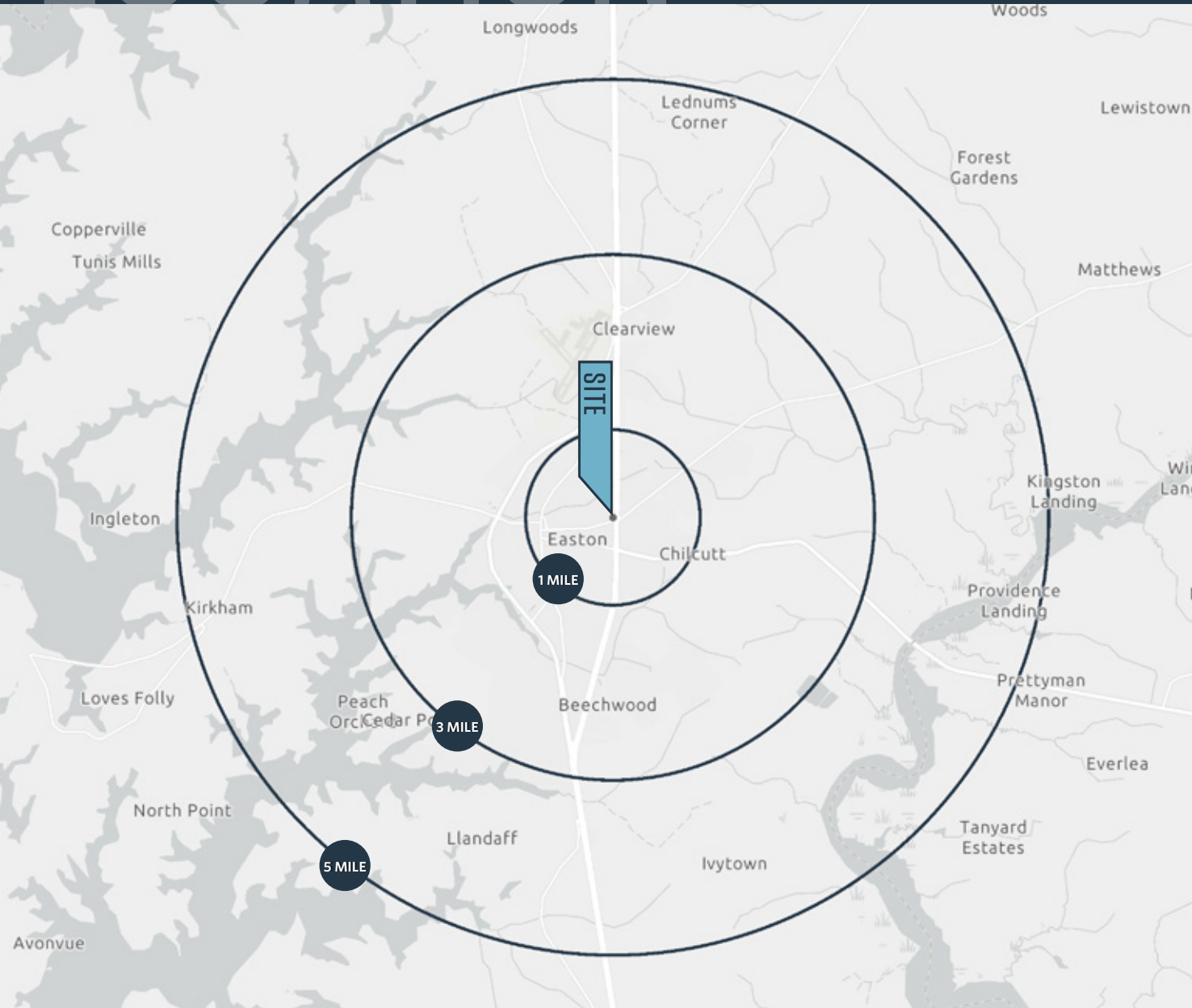
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# LOCATION

## PAD ON ROUTE 50

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### DEMOGRAPHICS | 2025:

1-MILE	3-MILE	5-MILE
Population		
8,008	19,606	22,660
Daytime Population		
11,508	27,274	29,716
Households		
3,159	8,322	9,660
Average HH Income		
\$100,936	\$111,106	\$142,693

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

### TRAFFIC COUNTS | 2022:

Ocean Gateway 33,141 ADT

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## FOR MORE INFORMATION, PLEASE CONTACT:

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