

34 N CANNON AVE

Hagerstown, MD 21740
Washington County

11,110 SF ON 1.07 AC AVAILABLE



NEARBY RETAILERS



FORMER CVS FOR LEASE

- Former CVS on 1.07 acres — well-suited for medical, service, or discount/value retail backfill, or pad site redevelopment opportunity.
- Free-standing building positioned just off E. Washington St (24,800+ vehicles daily), with strong neighborhood access and connectivity to major corridors.
- Zoned CG- Flexible zoning allowing for a wide range of retail, medical, and service uses — including pad site redevelopment with drive-thru potential.

LEASED BY:

klnb

Michael Ginsburg
mginsburg@klnb.com
443-632-2041

Rachel Klein
rklein@klnb.com
443-632-2087

100 West Road, Suite 505, Towson, MD 21204
klnb.com

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AVAILABLE SPACE:

- 11,110 SF on 1.07 AC

LOCATION & DEMOGRAPHICS



[DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2024

E Washington St	24,852 ADT
National Pike	10,622 ADT
N Cannon Ave	3,835 ADT

	1-MILE	3-MILES	5-MILES			
	Population				Households	
	18,581	67,616	96,989		7,946	28,065
						38,939
	Daytime Population				Average Household Income	
	20,606	81,452	109,453		\$56,328	\$80,935
						\$88,356

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CLOSE-UP AERIAL



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For More Information, Please Contact:

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mginsburg@klnb.com
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