



# Long Meadow Shopping Center

1545 Potomac Avenue (Route 60) Hagerstown, Maryland

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## Property Overview

### Type

Open-Air Shopping Center

### Vital Statistics

- Across from shopping center with Lowe's and Weis Markets

### GLA

174,328 sf

- High growth area

### Parking

1,000

### Traffic

Two way average daily traffic 18,585 cars per day

### Area Retailers

|                           |           |
|---------------------------|-----------|
| Family Farm and Home      | 30,000 sf |
| Pennsylvania Dutch Market | 20,000 sf |
| CVS                       | 13,225 sf |
| Dollar General            | 9,987 sf  |
| McDonald's                | 3,904 sf  |



## Area Demographics



### Population

1 Mile: 8,600  
3 Mile: 56,600  
5 Mile: 87,000



### Daytime Population

1 Mile: 6,000  
3 Mile: 44,500  
5 Mile: 71,000



### Median Age

1 Mile: 20-49  
3 Mile: 20-49  
5 Mile: 20-49



### Number of HH

1 Mile: 3,500  
3 Mile: 23,000  
5 Mile: 35,600



### Average HH Income

1 Mile: \$102,600  
3 Mile: \$86,900  
5 Mile: \$92,000



### Median HH Income

1 Mile: \$68,500  
3 Mile: \$60,300  
5 Mile: \$65,400



# Long Meadow Shopping Center Hagerstown, Maryland

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| Suite            | Tenant                    | Sq. Ft.                  |
|------------------|---------------------------|--------------------------|
| 1. 1505          | Savers                    | 24,395 sf                |
| <b>2. 1509</b>   | <b>Available</b>          | <b>(20' x 100')</b>      |
| <b>2,000 sf</b>  |                           |                          |
| 3. 1511          | Long Meadow Cleaners      | 2,100 sf                 |
| <b>4. 1513</b>   | <b>Available</b>          | <b>(21' x 100')</b>      |
| <b>2,100 sf</b>  |                           |                          |
| 5. 1515          | Long Meadow Liquors       | 7,400 sf                 |
| <b>6. 1519</b>   | <b>Available</b>          | <b>(75' x 160')</b>      |
| <b>12,000 sf</b> |                           |                          |
| <b>7. 1525</b>   | <b>Available</b>          | <b>(37.6' x 125')</b>    |
| <b>4,706 sf</b>  |                           |                          |
| <b>8. 1527</b>   | <b>Available</b>          | <b>(28.8' x 100')</b>    |
| <b>2,880 sf</b>  |                           |                          |
| <b>9. 1529</b>   | <b>Available</b>          | <b>(33.62' x 100')</b>   |
| <b>3,362 sf</b>  |                           |                          |
| <b>10. 1531</b>  | <b>Available</b>          | <b>(20' x 100')</b>      |
| <b>2,000 sf</b>  |                           |                          |
| 11. 1533         | China Wok                 | 2,840 sf                 |
| 12. 1539         | Family Farm and Home      | 30,000 sf                |
| <b>13. 1545</b>  | <b>Available</b>          | <b>2,760 sf</b>          |
| 13A.             | K & K Hearing             | 1,038 sf                 |
| 14. 1551         | Rooster Moon Coffee House | 1,860 sf                 |
| 15. 1555         | Weyira Olive Oil          | 800 sf                   |
| 16. 1557         | Long Meadow Barber Shop   | 800 sf                   |
| 17. 1561         | The 301                   | 1,954 sf                 |
| 18. 1563         | Nail Palace               | 1,440 sf                 |
| <b>19. 1567</b>  | <b>Available</b>          | <b>(50' x 109' irr.)</b> |
| <b>5,430 sf</b>  |                           |                          |
| <b>20. 1571</b>  | <b>Available</b>          | <b>(18' x 109')</b>      |
| <b>1,976 sf</b>  |                           |                          |
| 21. 1573         | Shear Image Hair Salon    | 1,440 sf                 |
| 22. 1579         | Dollar General            | 9,987 sf                 |
| 23. 1583         | Pennsylvania Dutch Market | 20,000 sf                |
| 24.              | The Fulton Bank           | 2,500 sf                 |
| 25.              | CNB Bank                  | 3,300 sf                 |
| 26.              | CVS                       | 13,225 sf                |
| 27.              | Sheetz - Coming Soon!     | 6,131 sf                 |
| 28.              | McDonald's                |                          |

