

3185 CRAIN HIGHWAY ■ WALDORF, MARYLAND



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3185 Crain Highway

WALDORF, MD 20603

1 +/- Acre Pad Site Available



Property Highlights

- 1 +/- acre pad site available for ground lease or build to suit
- Potential Drive Thru opportunity
- Direct access to heavily traveled Crain Highway (Route 301) 62,262 AAWDT
- Cross access with Best Buy
- Great branding opportunity

Demographics (2015 Estimated)

	1 Mile	3 Mile	5 Mile
Population	3,993	65,939	86,587
Average HH Income	\$102,138	\$98,313	\$102,887
Daytime Population	4,169	31,467	34,942
Estimated Households	1,412	23,857	31,141

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RETAIL CONCEPTUAL LAYOUT



FAST FOOD CONCEPTUAL LAYOUT

