

FOR LEASE | RETAIL SPACE & PAD SITE AVAILABLE SPACE

DORCHESTER SQUARE SHOPPING CENTER

2733 DORCHESTER SQUARE, CAMBRIDGE, MD 21613



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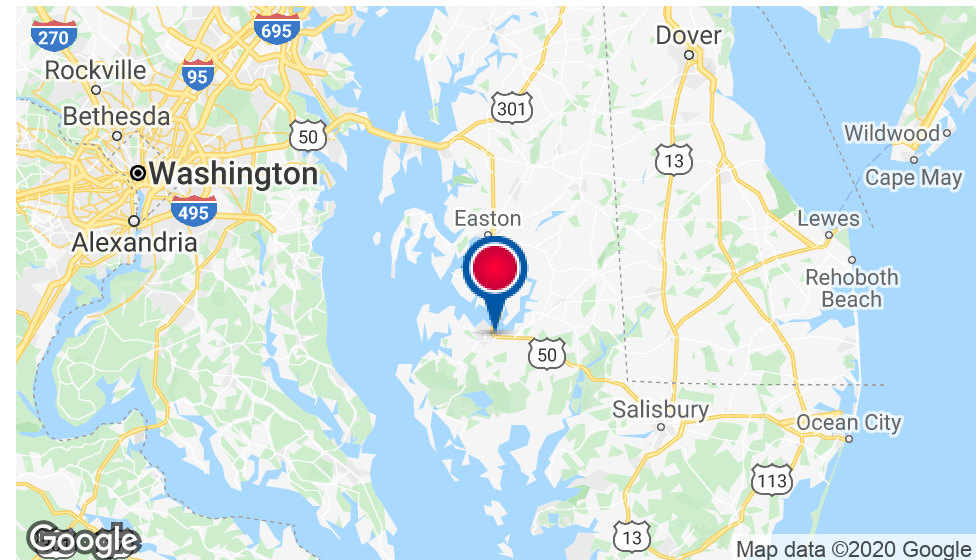
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Executive Summary



PROPERTY HIGHLIGHTS

- * Anchored by Walmart Supercenter
- * Located at the signalized intersection of Maryland Route 50 & Route 16
- * 36,000 vehicles per day
- * 26 acre site with outparcel, fronting Route 50
- * Directly across Route 50 from the 400 room Hyatt Regency Chesapeake Bay Resort
- * 13,600 of contiguous sf available for lease
- * 0.411 acre pad site that could house up to a 4,000 SF for a non food service building, available for sale or lease



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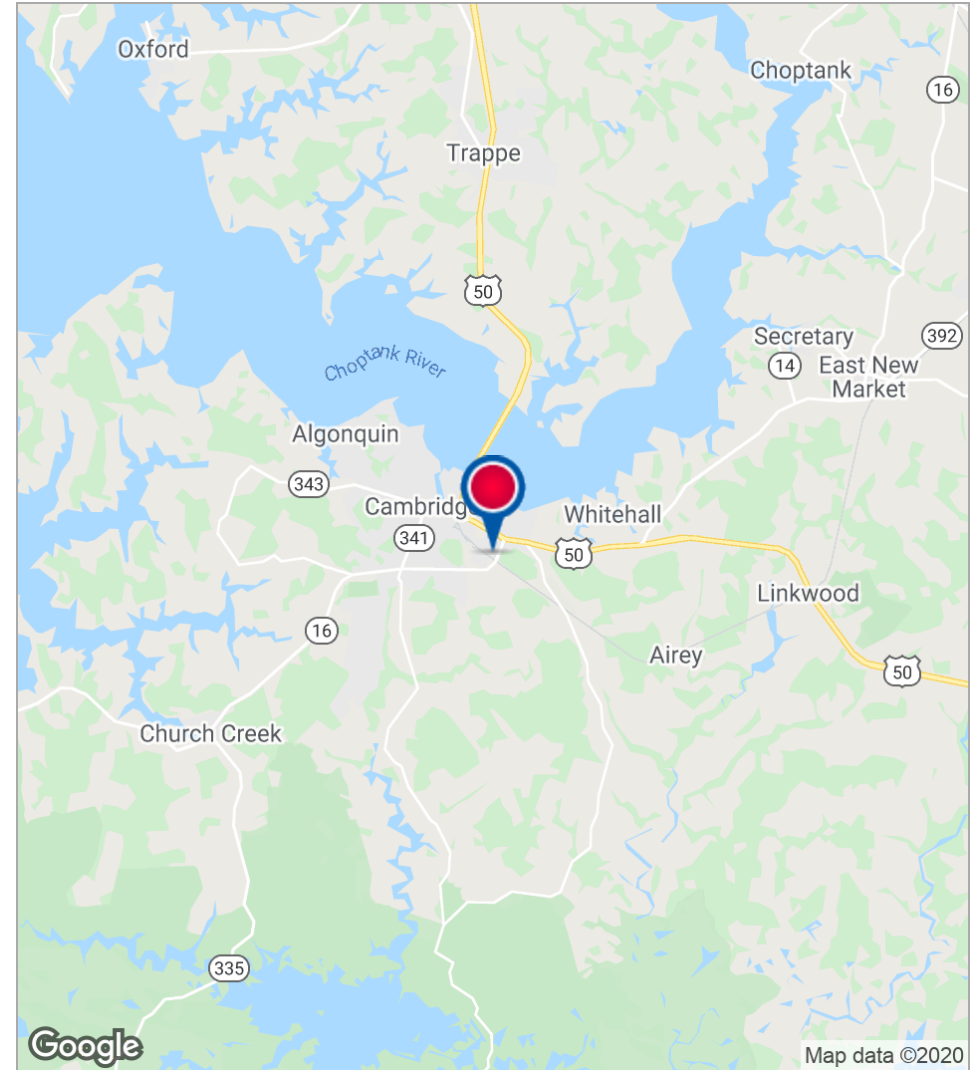
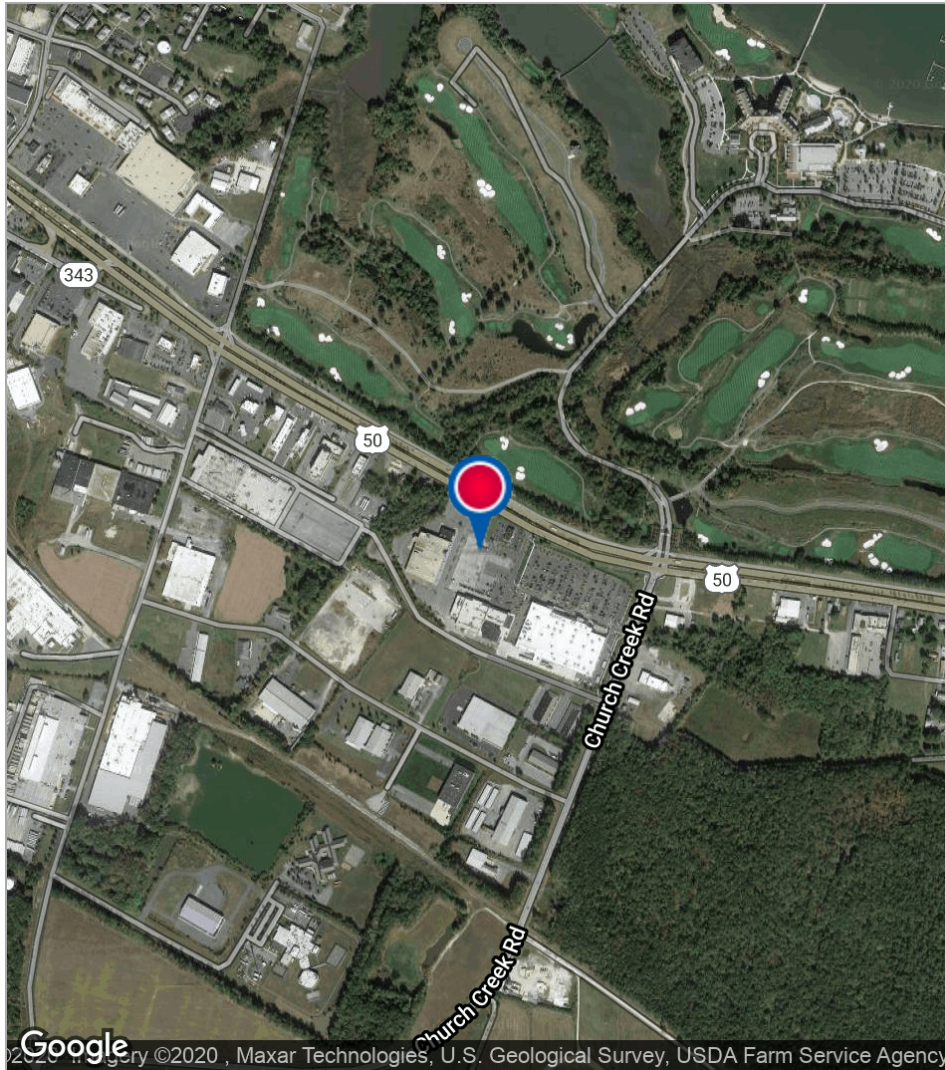
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Location Maps



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Aerial



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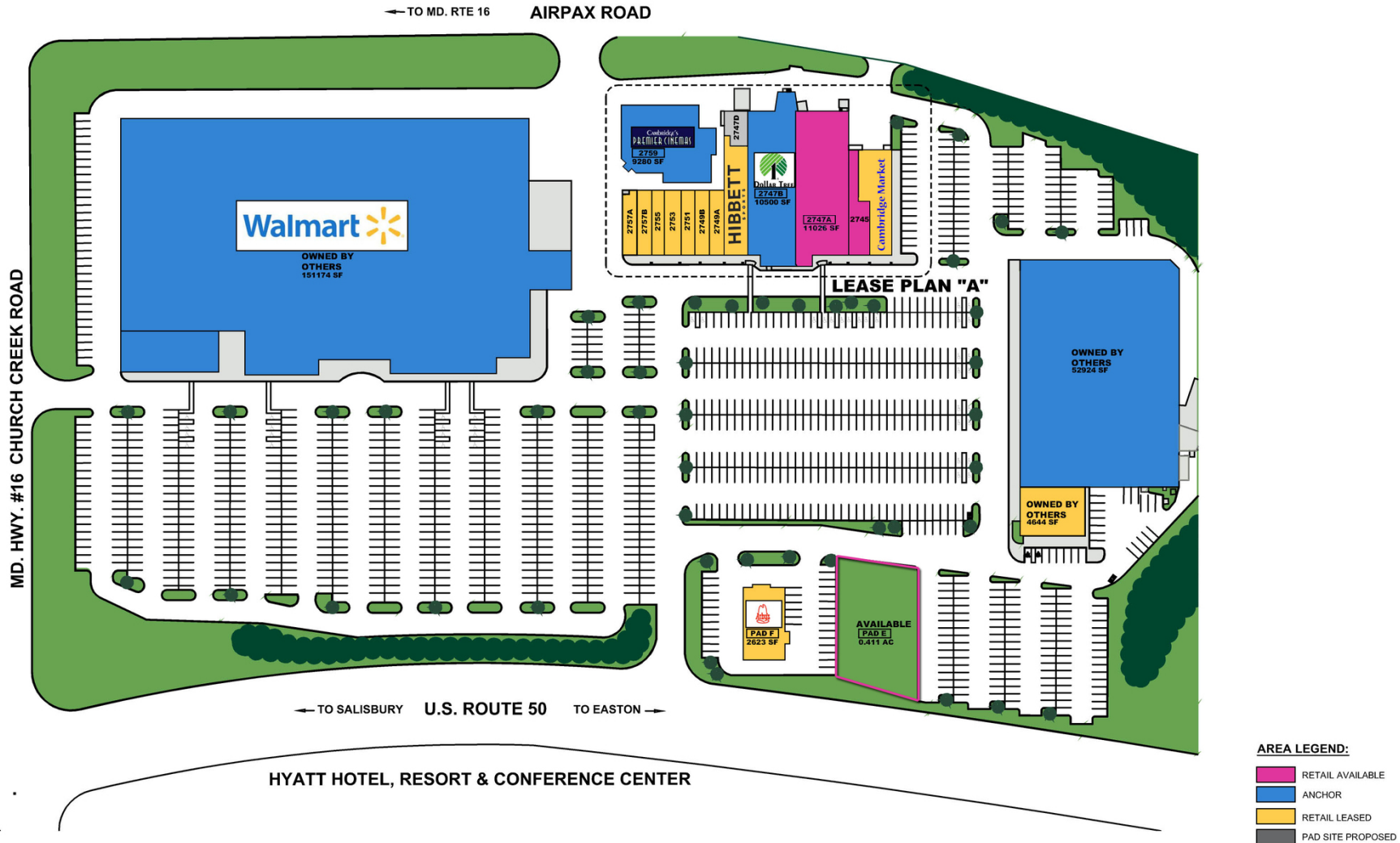
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Site Plan



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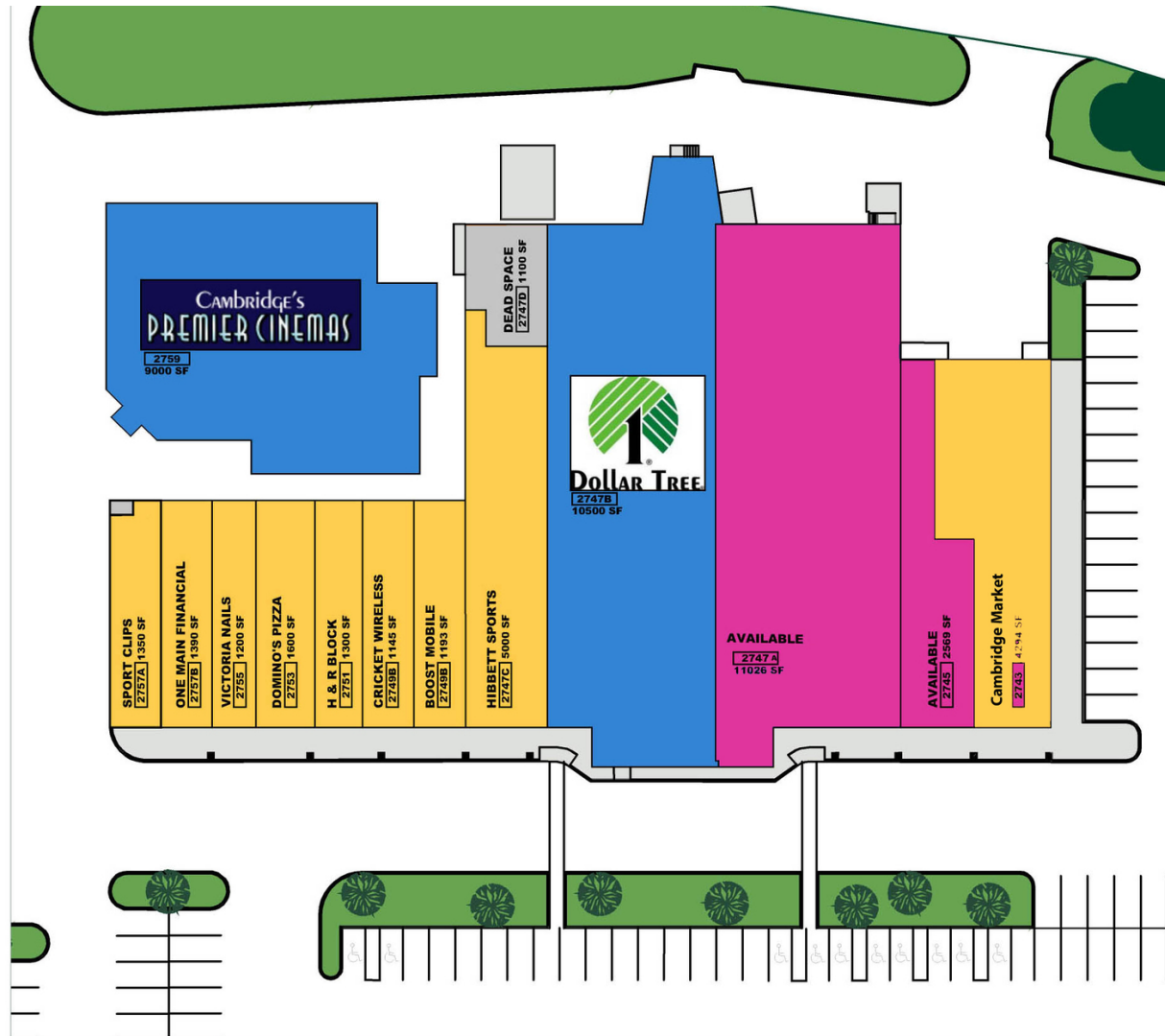
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Lease Plan



LEASE PLAN "A"

AREA LEGEND:

- RETAIL AVAILABLE
- ANCHOR
- RETAIL LEASED
- PAD SITE PROPOSED

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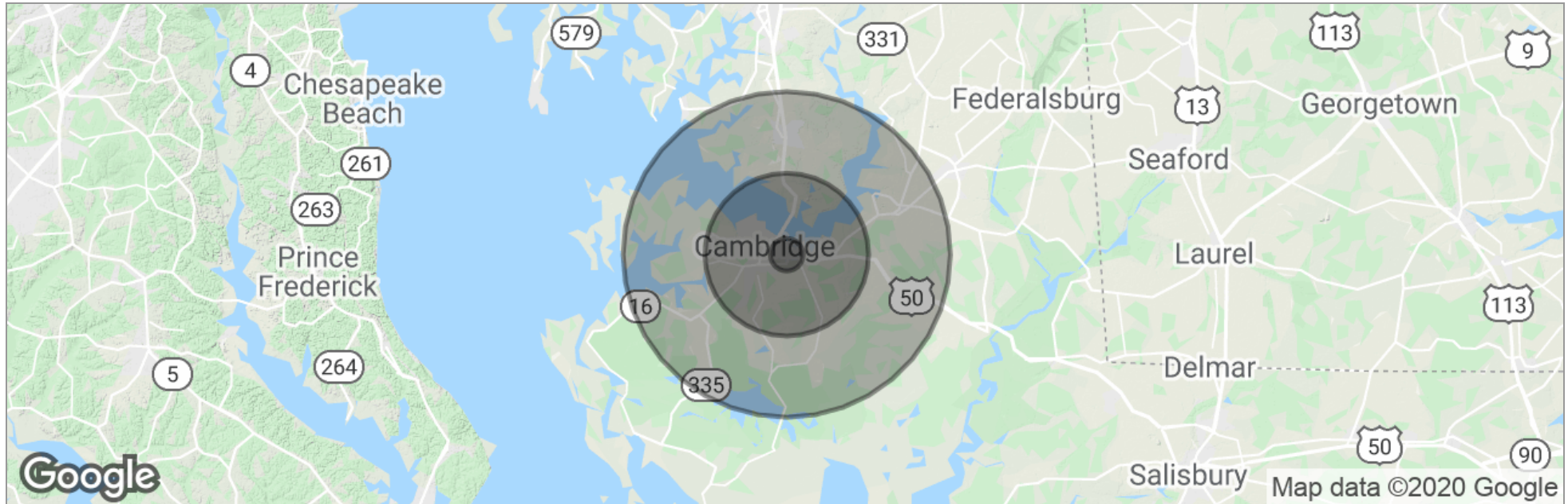
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Demographics Map



	1 Mile	5 Miles	10 Miles
Total Population	1,266	16,497	26,978
Population Density	403	210	86
Median Age	45.5	41.1	42.5
Median Age (Male)	41.5	37.8	40.3
Median Age (Female)	45.9	41.5	43.0
Total Households	607	7,103	11,450
# of Persons Per HH	2.1	2.3	2.4
Average HH Income	\$55,644	\$51,581	\$61,462
Average House Value	\$330,253	\$278,477	\$347,808

* Demographic data derived from 2010 US Census

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