

For Sale

# Freestanding Building

+/- 1,600 SF | \$390,000



## 6033 Tyson Lane

Snow Hill, Maryland 21863

### Property Highlights

- +/- 1,600 SF freestanding office/retail building
- 4-acre parcel in Worcester County
- Just off of Route 113
- Former liquor store
- Zoned Agricultural

### Property Description

+/- 1,600 SF freestanding office/retail building situated on 4-acres in Snow Hill, Maryland. The property offers excellent exposure with frontage on Tyson Lane just off of Market Street and Route 113 in Worcester County. The property is currently zoned agricultural and formerly housed a liquor store.

### OFFERING SUMMARY

<b>Sale Price</b>	\$390,000
<b>Lot Size</b>	4.0 Acres
<b>Building Size</b>	1,600 SF

### DEMOGRAPHICS

Stats	Population	Avg. HH Income
<b>1 Mile</b>	557	\$51,535
<b>10 Miles</b>	11,894	\$64,770
<b>30 Miles</b>	281,460	\$65,153

For more information

**Chris Davis**

O: 410 543 5115  
chris@naicoastal.com

**Christian Phillips**

O: 410 543 5115  
christian@naicoastal.com

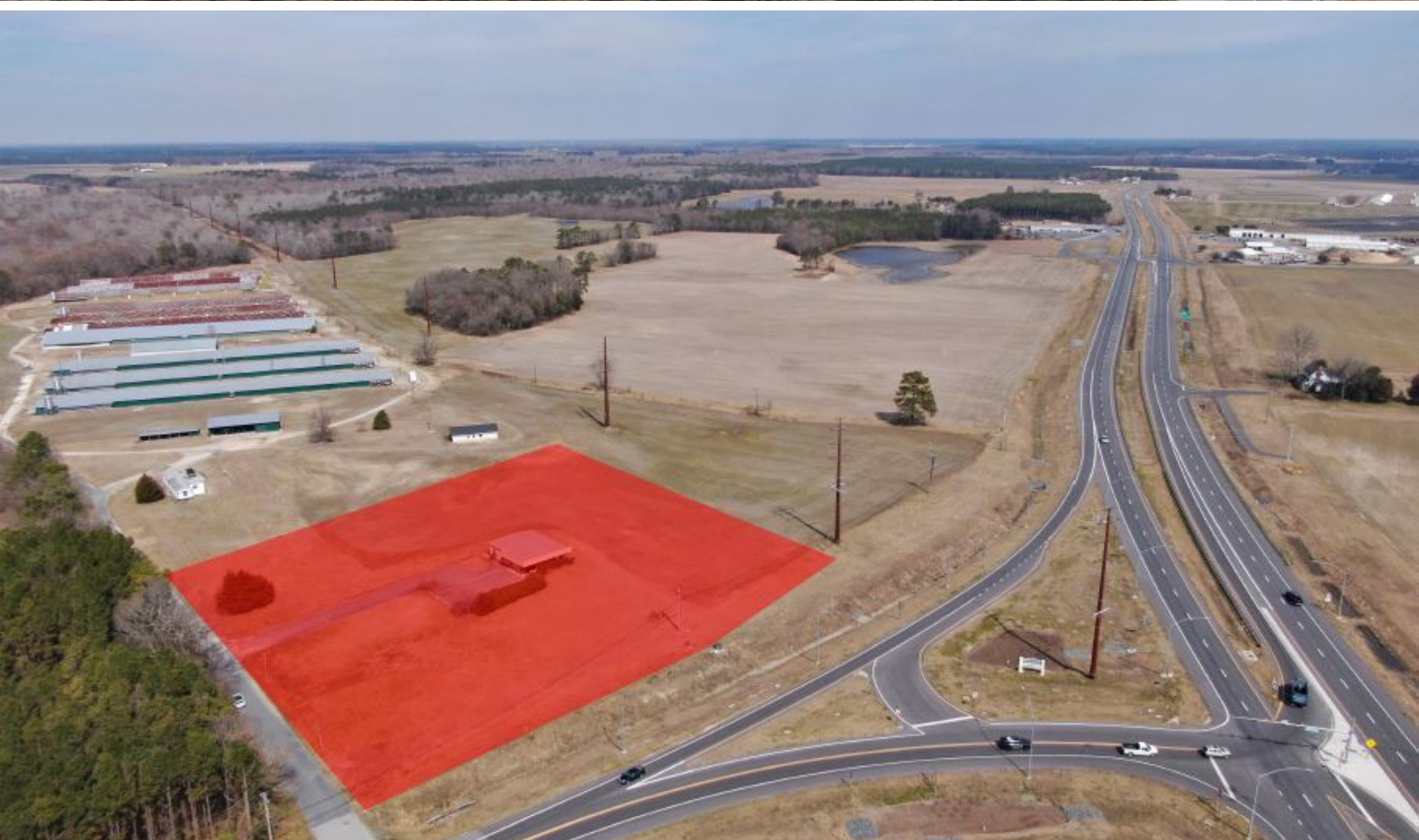
**Tori Brown**

O: 410 543 5115  
tori@naicoastal.com

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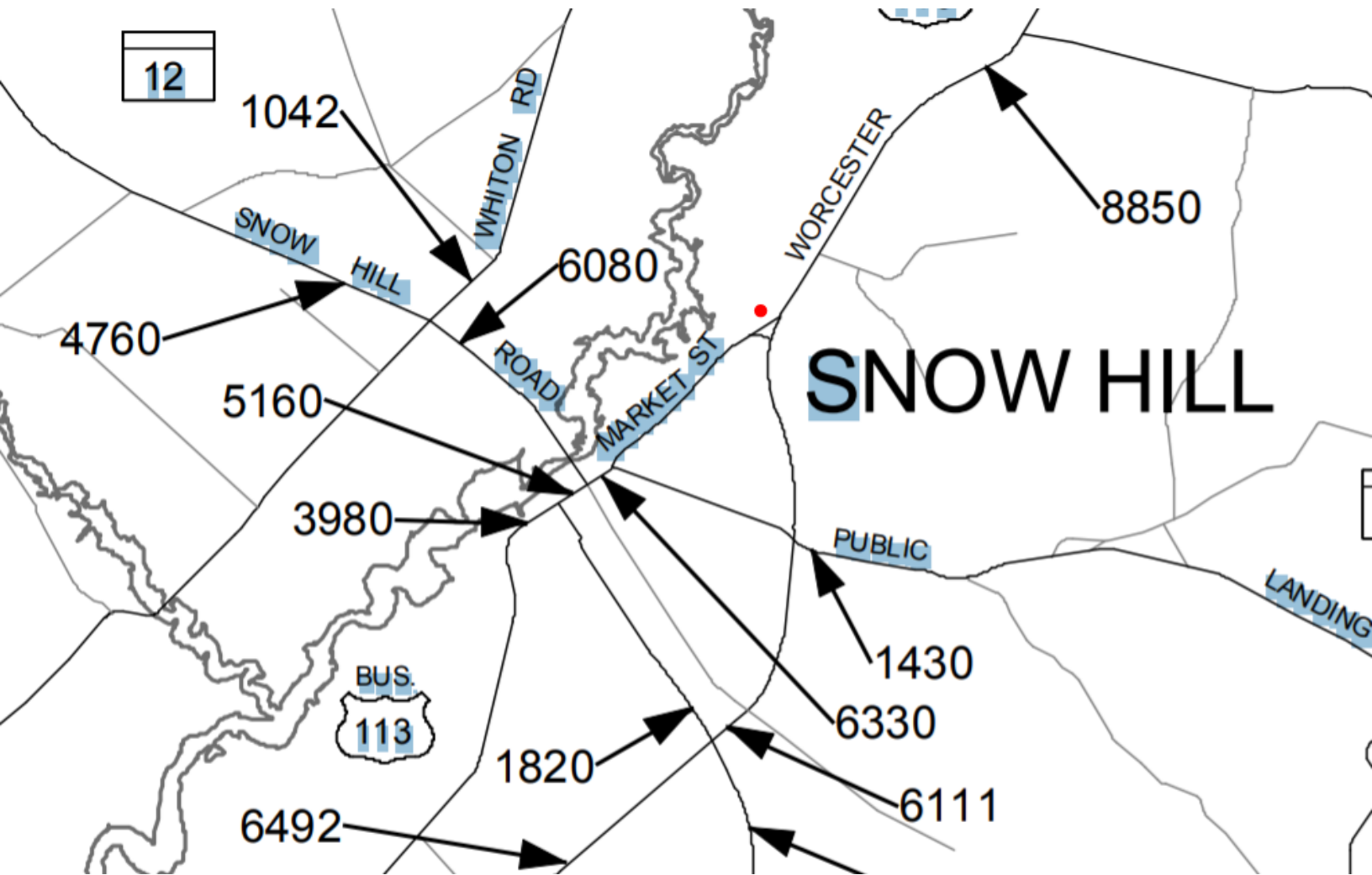
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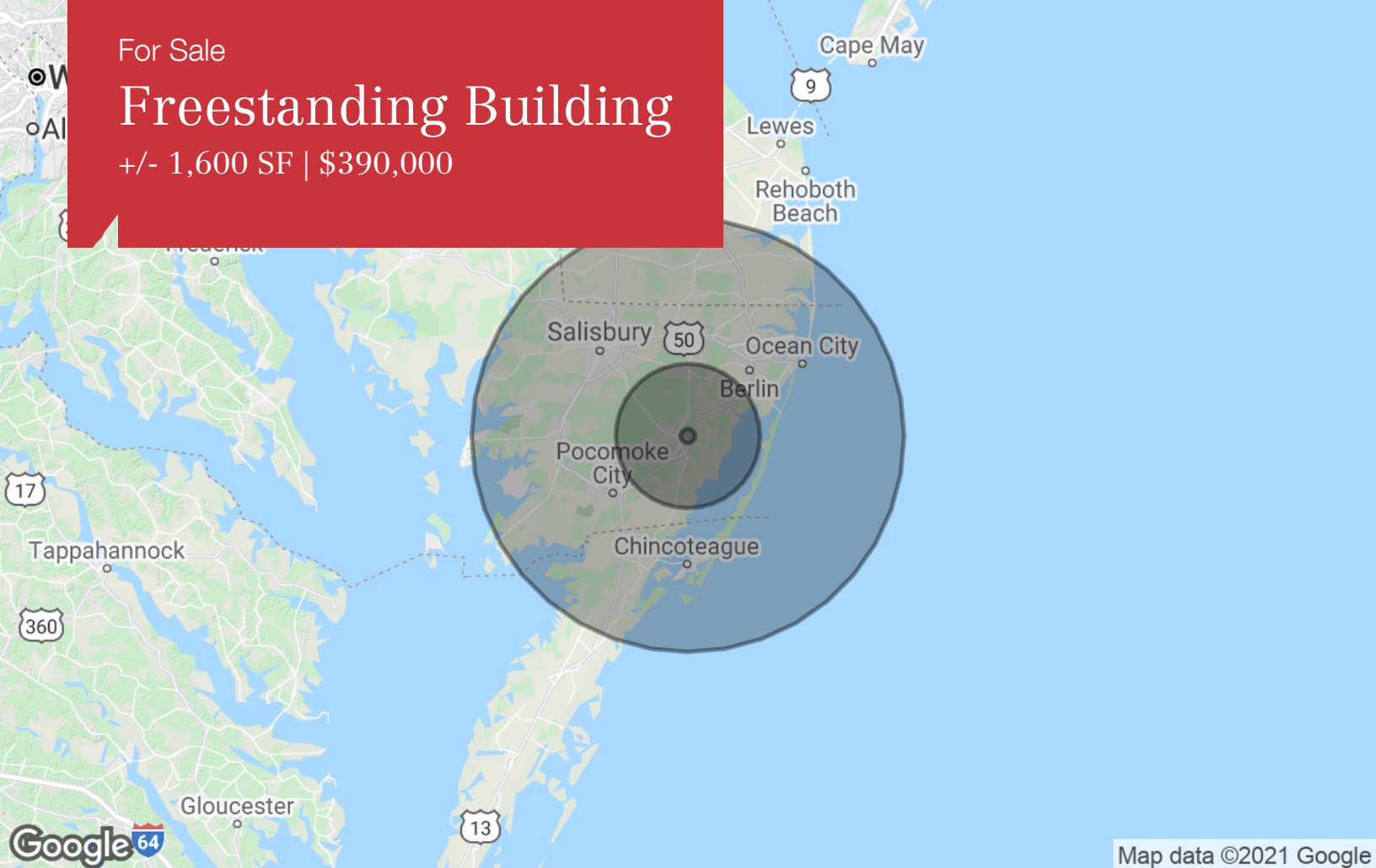
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Map data ©2021 Google

	1 Mile	10 Miles	30 Miles
<b>Population</b>			
TOTAL POPULATION	557	11,894	281,460
MEDIAN AGE	44.6	41.0	40.1
MEDIAN AGE (MALE)	43.5	40.4	38.3
MEDIAN AGE (FEMALE)	45.0	41.5	41.4
<b>Households &amp; Income</b>			
TOTAL HOUSEHOLDS	216	4,557	107,808
# OF PERSONS PER HH	2.6	2.6	2.6
AVERAGE HH INCOME	\$51,535	\$64,770	\$65,153
AVERAGE HOUSE VALUE	\$266,403	\$275,697	\$272,063
<b>Race</b>			
% WHITE	62.7%	77.8%	75.2%
% BLACK	36.7%	21.2%	21.0%
% ASIAN	0.2%	0.5%	1.6%
% HAWAIIAN	0.0%	0.1%	0.1%
% INDIAN	0.2%	0.3%	0.4%
% OTHER	0.2%	0.1%	1.7%
<b>Ethnicity</b>			
% HISPANIC	1.8%	0.9%	4.5%

\* Demographic data derived from 2010 US Census

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## Chris Davis

Principal | Broker

410.543.5115 tel  
443.523.4539 cell  
chris@naicoastal.com

### Education

Davis is a graduate of The University of Nevada Las Vegas with a degree in Marketing.

### Professional Background

Chris Davis is a Principal with NAI Coastal. Davis is a licensed Real Estate Broker in Maryland, Delaware and Florida who specializes in the sale of income producing investment properties in the self storage, hospitality and industrial fields. Davis' primary market is the Delmarva region beginning east of the Chesapeake Bay and extending across Maryland, Delaware and Virginia to the Atlantic Ocean; however, he is knowledgeable in the Northeastern Florida market as well.

With over 25 years of experience in the commercial real estate business, Davis has brokered over \$800 million in volume. Before co-founding NAI Coastal in 2019, Davis brokered deals under the Long & Foster and SVN commercial platforms. He has served on national self storage and hospitality product councils and was ranked in SVN International Corporation's top ten advisors earning him the prestigious Partner's Circle designation in 2015.

Over the course of his career, Davis spearheaded various developmental projects and owned Davis Properties, Inc. and Davis Development Company. Together these entities developed, owned and managed commercial properties such as: business/office parks, climate controlled self storage facilities, warehouse/manufacturing buildings, shopping centers, age restricted retirement communities and a large wedding and hospitality venue.

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## Christian Phillips

Advisor

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christian@naicoastal.com

### Education

Phillips is a graduate of Salisbury University in Salisbury, Maryland.

### Professional Background

Christian Phillips is a Licensed Commercial Real Estate Advisor with NAI Coastal. Aligning himself with The Gillis Gilkerson Team, he provides his clients with over 20 combined years of specialized industrial and medical office knowledge.

Phillips focuses on tenant representation as well as the sale and leasing of commercial and investment properties. After years of involvement with the Gillis Gilkerson team, Phillips is able to offer his clients unique insight into the process of commercial redevelopment and construction. Christian is a member of both the Ocean City Chamber of Commerce and the Salisbury Area Chamber of Commerce and remains an active member of his local community. He enjoys golf, soccer and fishing-- with either a rod or speargun-- and also works for the largest and richest billfish tournament in the world, The White Marlin Open.

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## Tori Brown

Director of Marketing and Operations | Advisor

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240.205.4490 cell  
tori@naicoastal.com

### Education

Brown is a graduate of West Virginia University with a degree in Strategic Communications and Marketing.

### Professional Background

Tori Brown is the Director of Marketing at Gillis Gilkerson, a regional leader in commercial construction and real estate development. She is also the Director of Marketing and Operations, and a Licensed Commercial Real Estate Advisor at NAI Coastal, the Delmarva Peninsula affiliate of NAI Global.

Tori demonstrates dynamic strength in marketing and business operations as she utilizes her background in strategic marketing and communications to help guide both Gillis Gilkerson and NAI Coastal towards growth. For both firms, she leads all marketing and public relations efforts, specializing in content creation, graphic design and copywriting. She is responsible for establishing, maintaining and building the individual brands in ways that increase recognition and emphasize their respective roles within the community.

Since her start in the industry, Tori has consistently played an active role in brokerage transactions while observing and gaining experience in investment analysis, deal flow management, and real estate development. This experience serves as the foundation of her operational role within NAI Coastal which encompasses everything from transaction coordination to organizational growth planning.

Throughout the course of her career, Tori has served on multiple boards and committees pertaining to event planning, community involvement and strategic marketing. Tori is a graduate of West Virginia University and lives in Salisbury, Maryland with her Golden Retriever, Kip.