

For Lease

Medical/Office Building

2,500 - 16,000 SF | \$18.00 SF/yr



499 Idlewild Avenue

Easton, Maryland 21601

Property Highlights

- 16,000 SF Medical/Professional Office
- Brand New Construction
- Medical Office Corridor
- Direct Frontage on Idlewild

Property Description

499 Idlewild Avenue is a 20,000 SF brand new medical/professional office building located within Easton, MD's medical corridor. +/- 16,000 SF of the class A building remains available for lease with flexible unit sizing, layouts, and tenant customization options available. Minimum divisible: 2,500 SF, maximum contiguous: 16,000 SF.

OFFERING SUMMARY

Available SF	2,500 - 16,000 SF
Lease Rate	\$18.00 SF/yr (NNN)
Lot Size	2.19 Acres

DEMOGRAPHICS

Stats	Population	Avg. HH Income
5 Miles	23,132	\$77,621
10 Miles	39,180	\$86,463
20 Miles	118,654	\$78,476

For more information

Bradley Gillis

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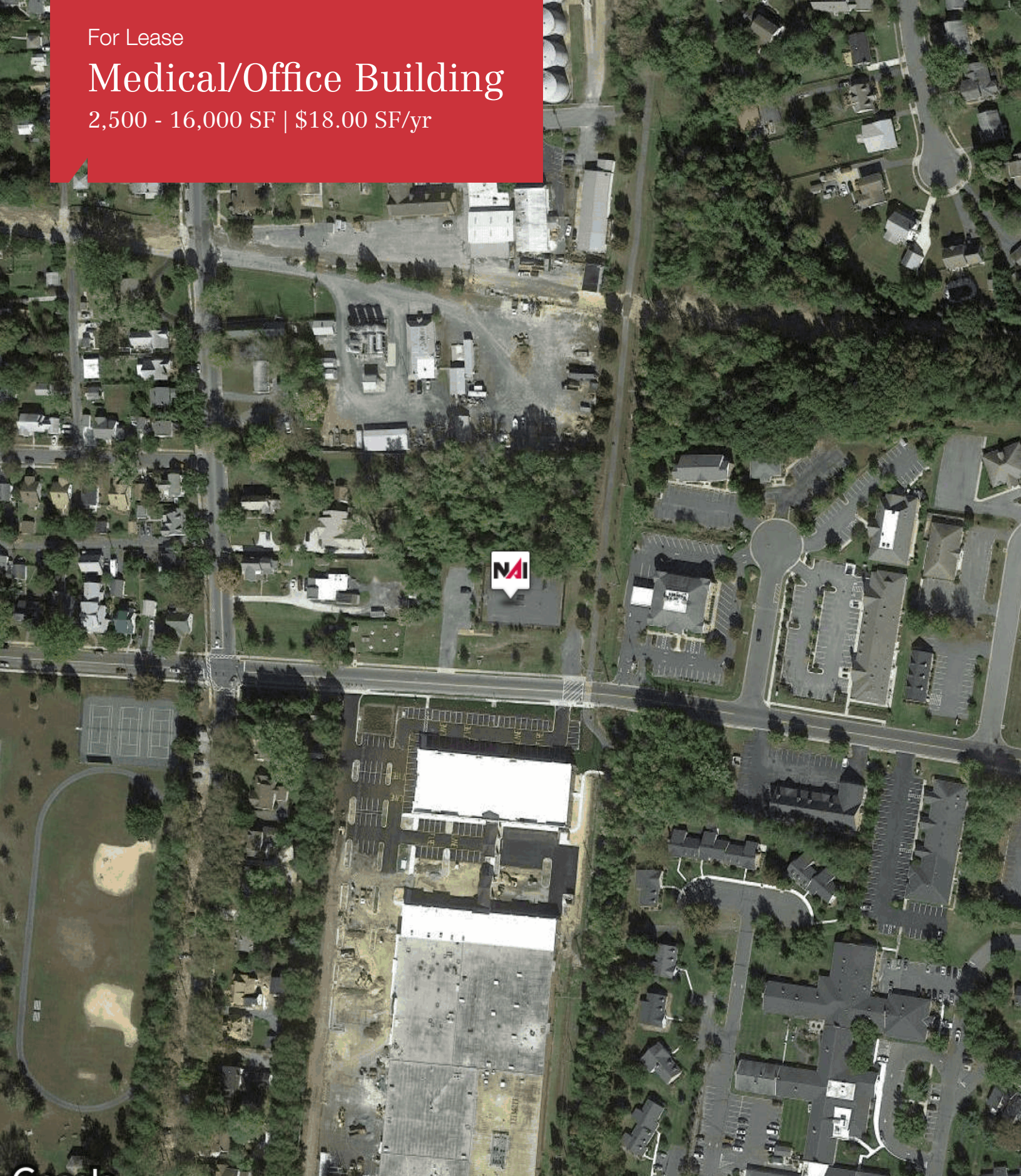
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Google

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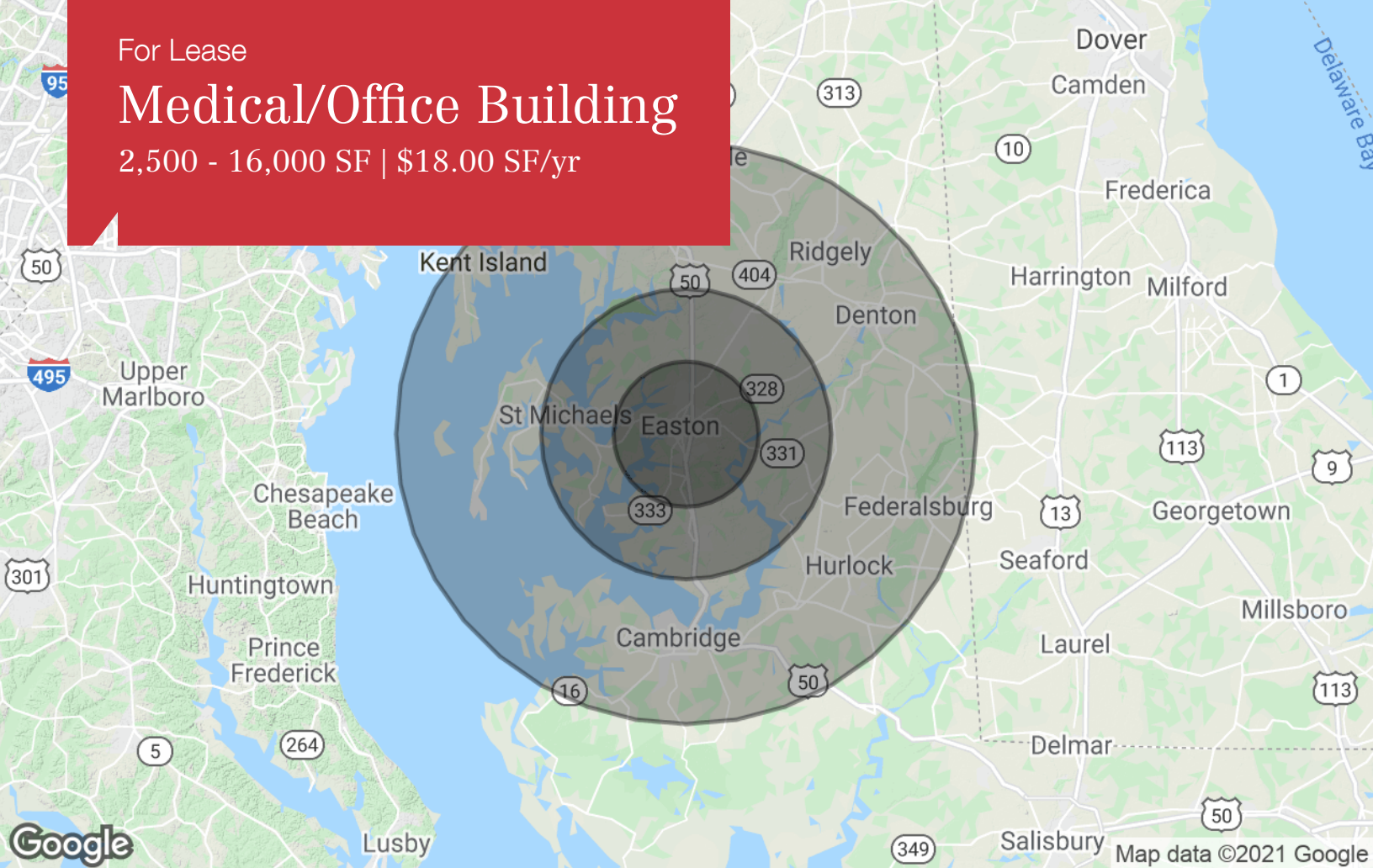
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	5 Miles	10 Miles	20 Miles
Population			
TOTAL POPULATION	23,132	39,180	118,654
MEDIAN AGE	43.9	45.2	43.3
MEDIAN AGE (MALE)	41.7	43.8	41.8
MEDIAN AGE (FEMALE)	45.4	46.1	44.1
Households & Income			
TOTAL HOUSEHOLDS	9,580	16,000	47,328
# OF PERSONS PER HH	2.4	2.4	2.5
AVERAGE HH INCOME	\$77,621	\$86,463	\$78,476
AVERAGE HOUSE VALUE	\$373,272	\$420,523	\$388,137
Race			
% WHITE	78.9%	82.5%	78.2%
% BLACK	18.6%	15.6%	19.3%
% ASIAN	1.5%	1.1%	0.9%
% HAWAIIAN	0.4%	0.2%	0.1%
% INDIAN	0.1%	0.0%	0.4%
% OTHER	0.9%	0.7%	1.1%
Ethnicity			
% HISPANIC	7.6%	5.4%	3.8%

* Demographic data derived from 2010 US Census

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Bradley Gillis

Principal

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Education

Gillis is a graduate of Hawaii Pacific University in Honolulu, Hawaii.

Professional Background

Brad Gillis is a Principal with NAI Coastal and Gillis Gilkerson Construction and Development Company. Gillis is known for consistently adding value to commercial real estate and has an extensive history of closing sale and lease deals across the Delmarva region. He specializes in the sale and lease of medical and professional offices, industrial properties and income producing investments.

Brad's group has brokered over 350 commercial real estate transactions and participated in a volume exceeding \$500 million in brokerage and development deals. Before co-founding NAI Coastal in 2019, he utilized the SVN platform where he was consistently ranked amongst the company's top producers, internationally. Since the beginning of his real estate career in 2004, he has worked with several notable clients including Peninsula Regional Medical Center, Nanticoke Memorial Hospital, University of Maryland Medical System, Salisbury University Foundation, Walgreens, CVS, Zoetis and Safran.

Active in his community, Gillis is a past President of the Salisbury Area Chamber of Commerce; to date, he is the youngest person to have served in this role as the Chamber's President. He is also a member of the Salisbury Wicomico Economic Development, Greater Salisbury Committee, and serves on the Salisbury University Perdue School of Business Executive Council. Gillis holds the commercial real estate industry's most prestigious designation, Certified Commercial Investment Member (CCIM).