

FOR LEASE
Build-to-Suit Opportunity



550 Solomons Island Road North

Prince Frederick, Maryland
20678

For more information

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Property Highlights

- Built-to-suit opportunity
- Zoned Town Center - fast food uses allowed
- 0.53 acres (22,949 SF) available
- Highly visible location off of major north/south highway (Route 4)
- Site offers easy on/off access
- Average daily traffic on Route 4 - 43,910 vehicles (MD SHA 2018)

Demographics

	1 Mile	5 Miles	10 Miles
Total Households	265	6,990	22,165
Total Population	814	21,527	66,104
Average HH Income	\$94,618	\$109,861	\$109,873

OFFERING SUMMARY

Available SF	0.53 Acres
Lease Rate	\$75,000.00 per year (Ground)
Lot Size	0.53 Acres

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