



RETAIL PAD SITES

HARNEY ROAD & ROUTE 140 | TANEYTOWN, MARYLAND 21787

FOR
LEASE



RESIDENTIAL/COMMERCIAL
DEVELOPMENT PLANNED

PAD SITE 1: 0.9 AC ±

PAD SITE 2: 1.6 AC ±



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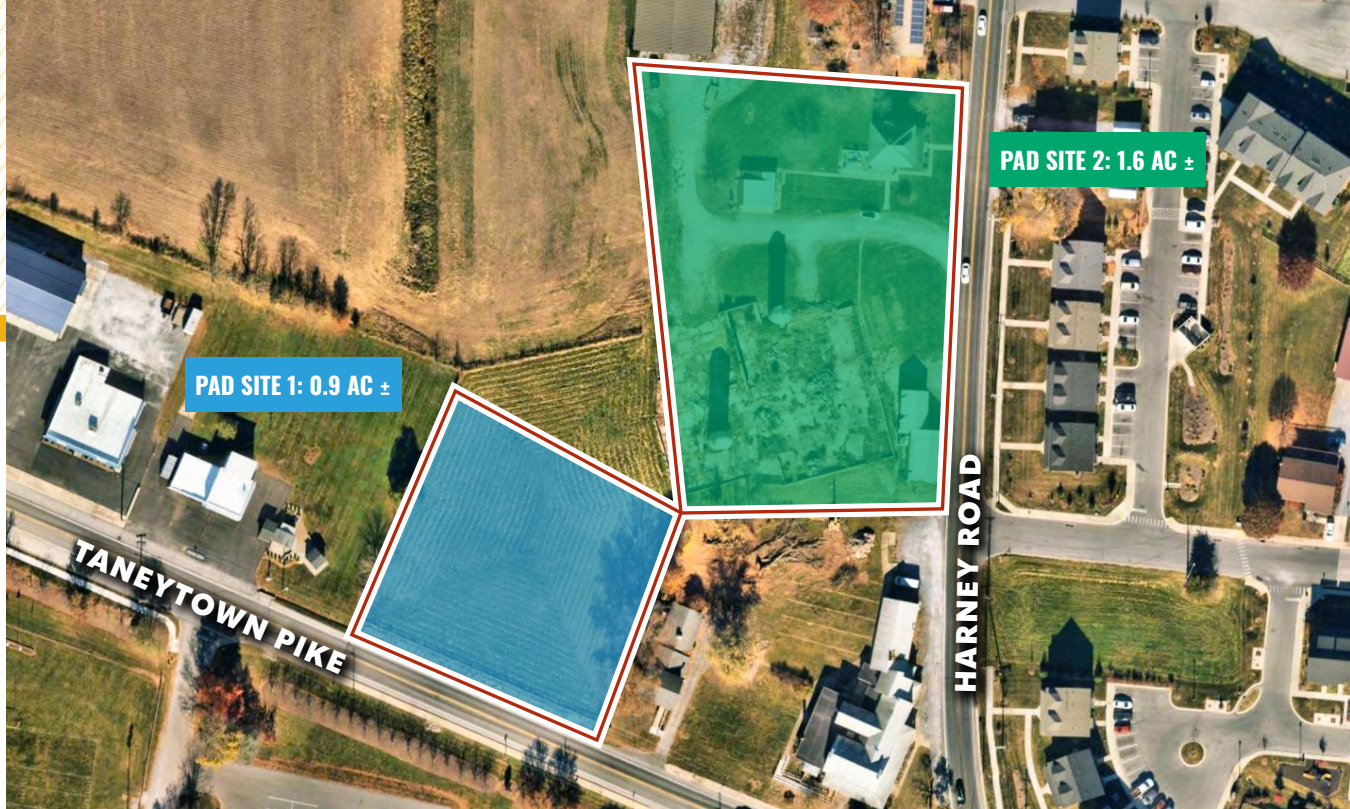
COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Two retail pad sites available for lease
- 5,970 AADT on Taneytown Pike (MD-140)
- 2,044 AADT on Harney Road
- Level sites
- Public utilities to be made available
- Site located in a growing residential market
- Residential/commercial development planned for remaining acreage

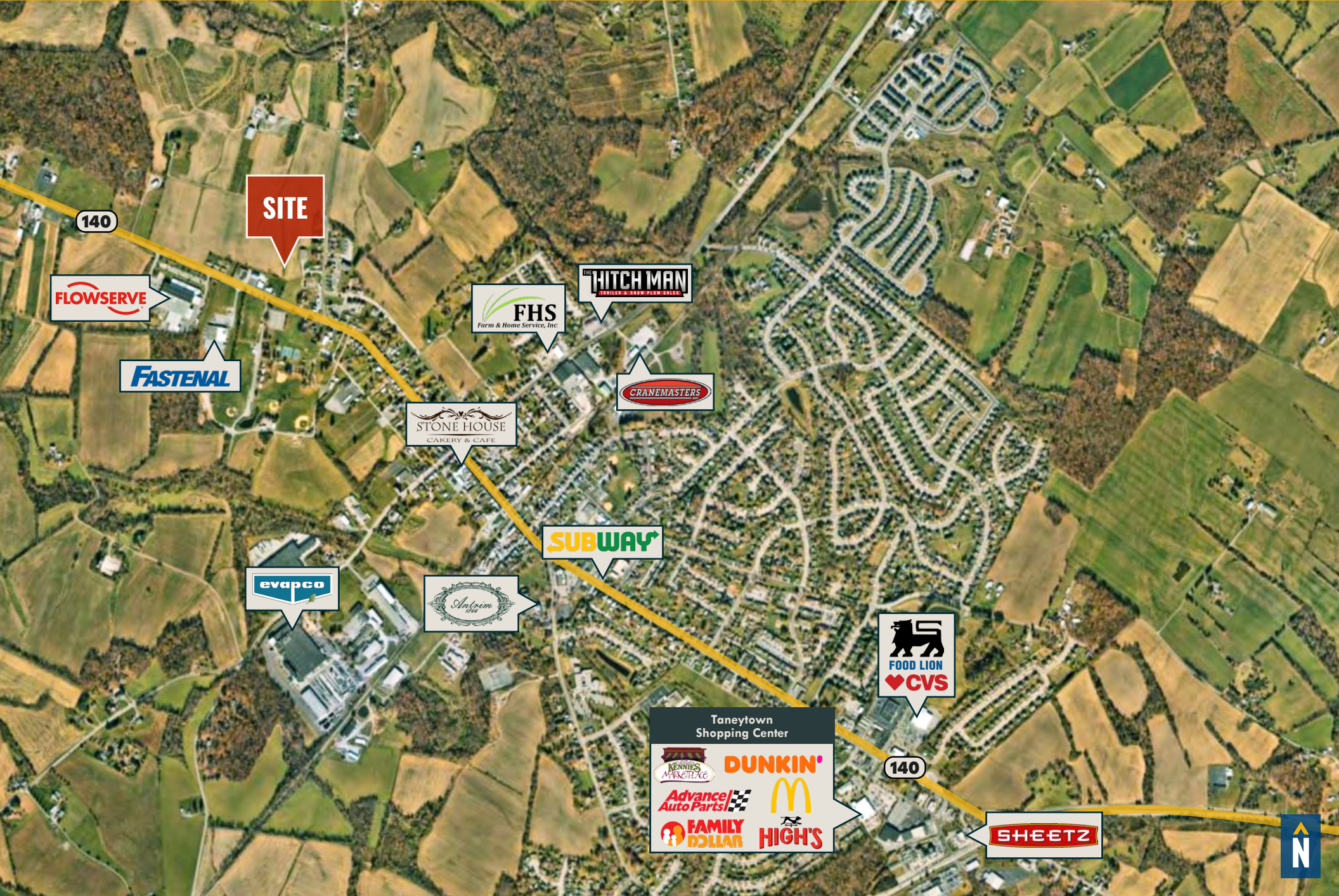
AVAILABLE:	34 ACRES ±
TRAFFIC COUNT:	2,044 AADT (HARNEY ROAD)
	5,970 AADT (TANEYTOWN PIKE)
RENTAL RATE:	NEGOTIABLE



SKETCH PLAN



MARKET AERIAL



140

SITE

FLOWSERVE

FASTENAL

FHS
Farm & Home Service, Inc.

THE HITCH MAN
TRAILER & SNOW BLOW SERVICES

CRANEMASTERS

STONE HOUSE
CAKERY & CAFE

SUBWAY

evapco

Antique

FOOD LION
CVS

Taneytown Shopping Center

DUNKIN'

McDonald's

FAMILY DOLLAR **HIGH'S**

Advance Auto Parts

KENNEDY MARKETING

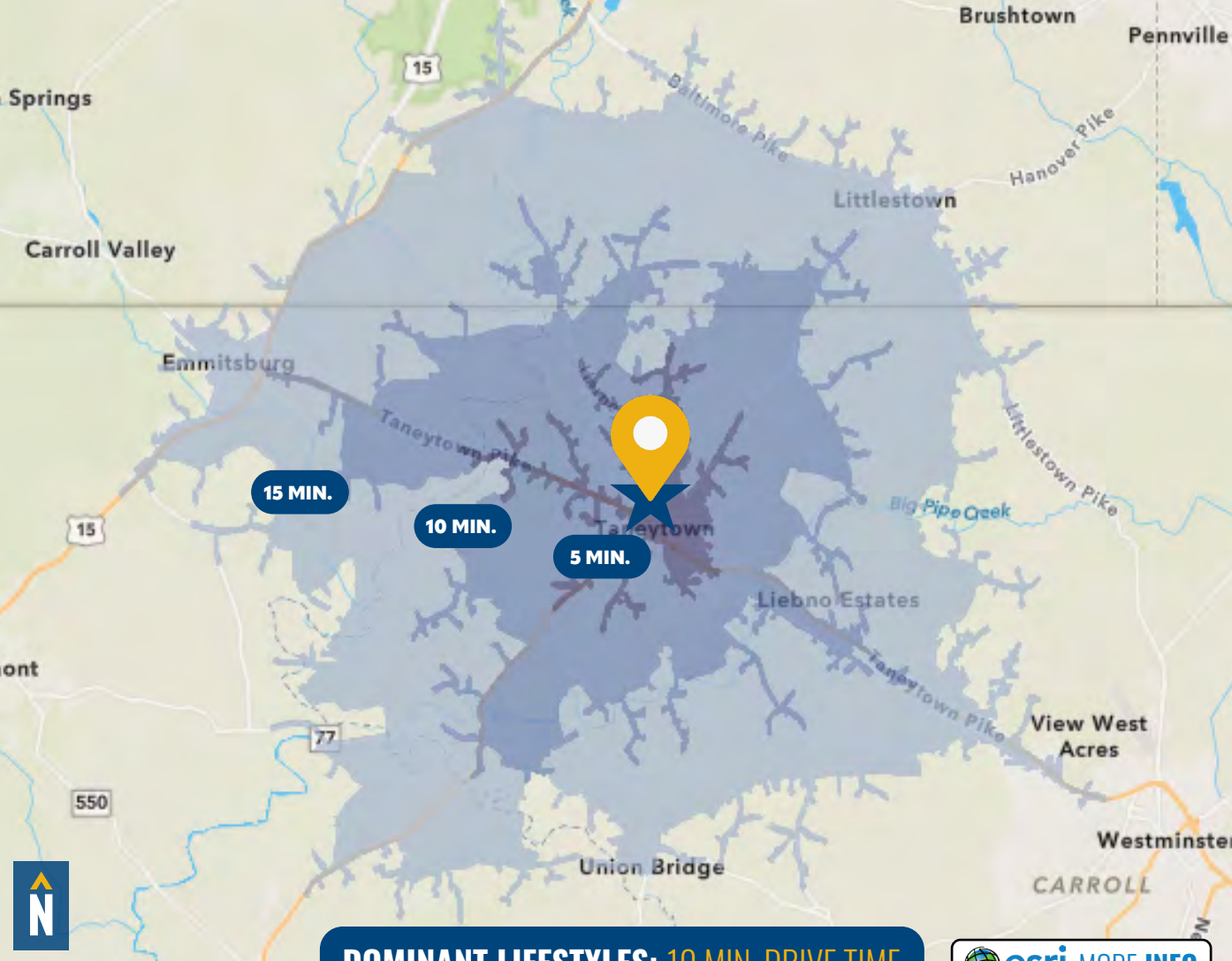
140

SHEETZ



DEMOGRAPHICS

2025



DOMINANT LIFESTYLES: 10 MIN. DRIVE TIME

[esri MORE INFO](#)

26% LOYAL LOCALS

MEDIAN
AGE: 46.4
HH INCOME: \$77,226

These residents are predominantly aged 65 and above, and many are widowed or married without children living at home. They often visit large retail establishments for food and home supplies.

23% FLOURISHING FAMILIES

MEDIAN
AGE: 39.0
HH INCOME: \$111,751

Most householders are between the ages of 35 and 64, consisting of mainly large families with children. They are often employed in professional roles, and frequent large retail hardware and hobby stores.

20% MODERATE METROS

MEDIAN
AGE: 38.1
HH INCOME: \$70,055

These neighborhoods are young and growing with, many working in healthcare, retail, office/administration, or sales with middle-tier incomes. Clothing, groceries and electronics are typical purchases.



RESIDENTIAL POPULATION



DAYTIME POPULATION



AVERAGE HOUSEHOLD INCOME



NUMBER OF HOUSEHOLDS



MEDIAN AGE



[FULL DEMOS REPORT](#)

FOR MORE INFO **CONTACT:**

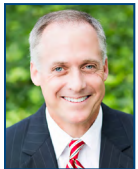


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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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