

# PAD SITE *Williamsport, MD*

6504 Virginia Ave, Hagerstown, MD

3.75 Acres of Highway Interchange  
Zoned Property right off I-81 Exit 2.

Great Convenience store and/or fast  
food site



## HIGHLIGHTS

- Located within 1.5 miles of a new Amazon Direct Delivery Operation with up to 500 delivery vans
- Space available: 3.75 AC
- Situated across the street from Homewood Retirement Home with over 352 residents
- 120 apartment units located behind site



For leasing information:

Rob Ferree

p. 301-223-1090

e. rferree@dmbowman.com

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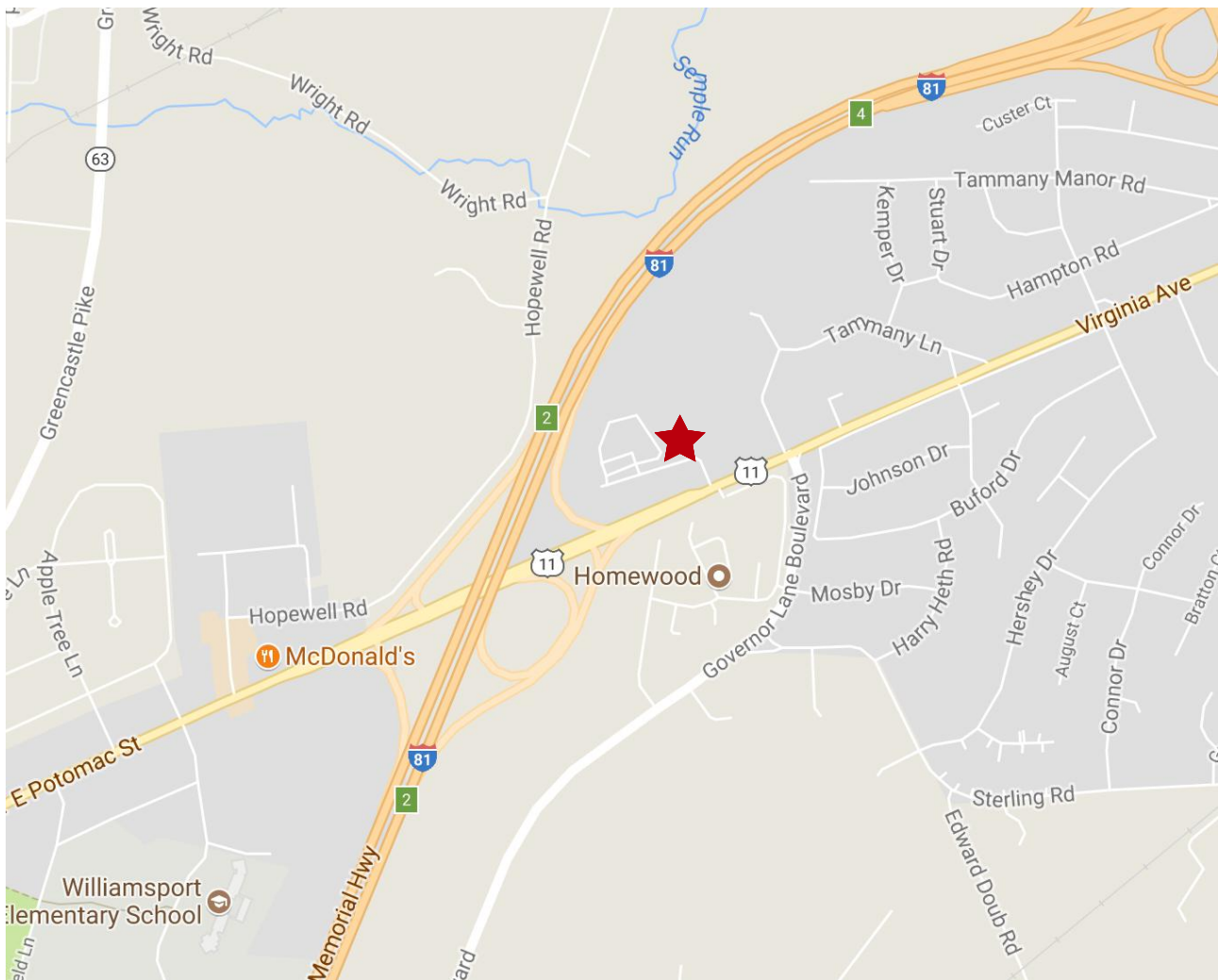
6504 Virginia Ave, Hagerstown, MD

Excellent access off Exit 2 on I-81.  
This site is located on a primary  
route between Williamsport and  
Hagerstown.

## TRAFFIC COUNTS

US 11- 15,630 VPD

I-81- 62,351 VPD



## DEMOGRAPHICS

	3 miles	5 miles	Trade Area
Population	15,149	56,018	261,486
Avg. HH Income	\$59,374	\$65,720	\$55,142



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## Concept

