

1012 Magnolia Rd., Joppa, MD 21085

RETAIL PROPERTY FOR SALE



Listing Price: \$449,000.00

- **Building Size:** 759 SF
- **Property Size:** .62 Acres (26,837 SF)
- **Zoned:** B3 Commercial
- Excellent location along Majorly traveled Pulaski Hwy and Magnolia Rd. with traffic signal.
- High visibility
- I 95 within a mile.
- **Available:** Immediately
- Closed Business but still has commercial kitchen equipment. Can be used for any commercial business in the B3 zoning.
- **Parking:** ample

DEMOGRAPHICS

| Population | 3 MILE | 5 MILE |
|------------|--------|--------|
|------------|--------|--------|

| | | |
|------------------------|--------|--------|
| 2016 Total Population: | 42,084 | 91,963 |
|------------------------|--------|--------|

| | | |
|------------------------|-------|-------|
| Pop. Growth 2016-2021: | 2.30% | 2.33% |
|------------------------|-------|-------|

| | | |
|--------------|------|------|
| Average Age: | 37.2 | 38.1 |
|--------------|------|------|

Households

| | | |
|------------------------|--------|--------|
| 2016 Total Households: | 16,393 | 33,913 |
|------------------------|--------|--------|

| | | |
|--------------------------|-----------|-----------|
| Median Household Income: | \$64,414. | \$77,940. |
|--------------------------|-----------|-----------|

| | | |
|----------------------|-----|-----|
| Avg. Household Size: | 2.7 | 2.7 |
|----------------------|-----|-----|



Area Map:



CONTACT:

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DISCLAIMER: The information provided herein was furnished by Seller indicated above & evidenced by the Exclusive Agreement. Broker makes no representations as to the accuracy or reliability of said information. We recommend financial & legal counsel be available to assist you throughout the transaction due to the significance of this data.

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