



# THE SHOPS AT LAKE LINGANORE

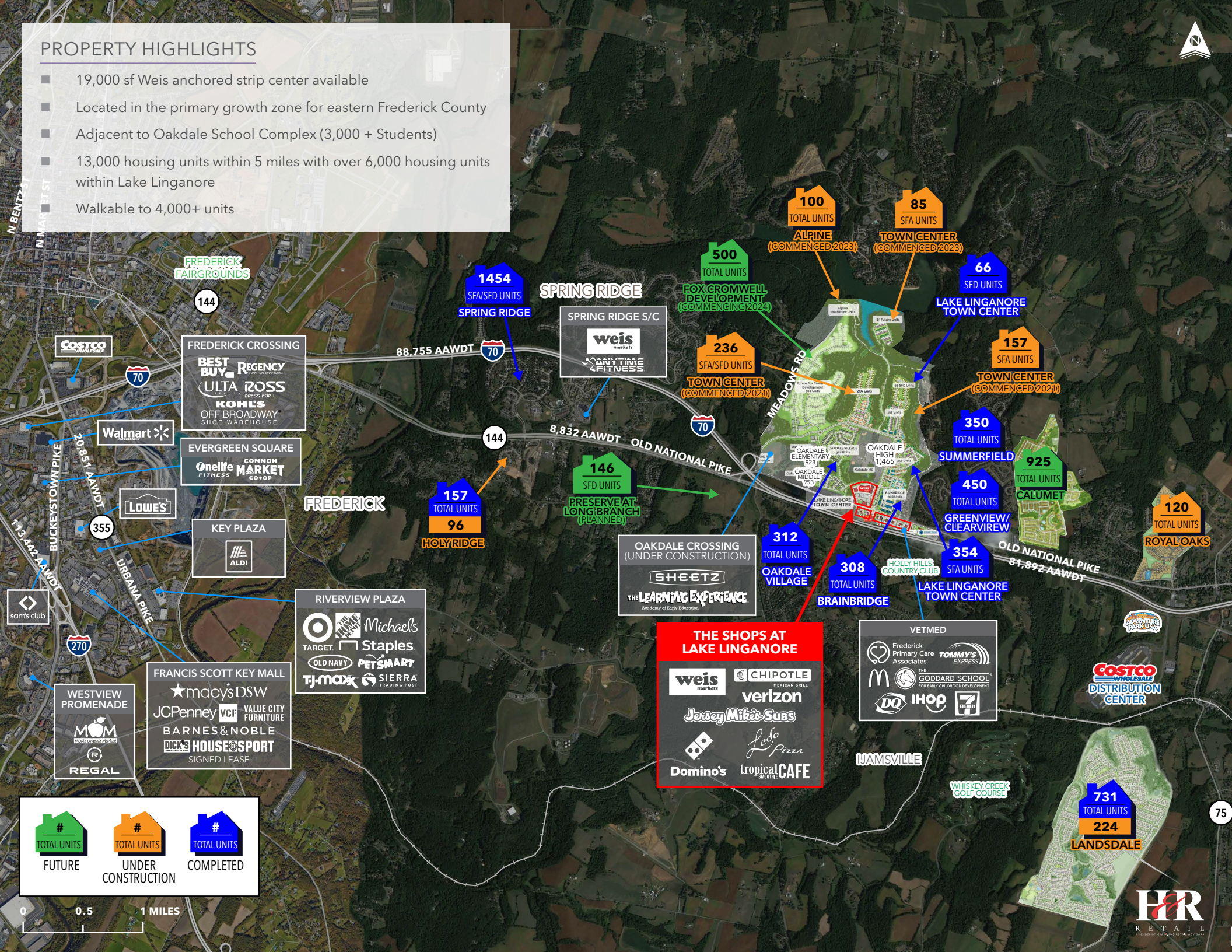
NEW MARKET, MD 21754



1,094 - 2,395 SF AVAILABLE

# PROPERTY HIGHLIGHTS

- 19,000 sf Weis anchored strip center available
- Located in the primary growth zone for eastern Frederick County
- Adjacent to Oakdale School Complex (3,000 + Students)
- 13,000 housing units within 5 miles with over 6,000 housing units within Lake Linganore
- Walkable to 4,000+ units



FREDERICK FAIRGROUNDS

144

COSTCO WHOLESALE

FREDERICK CROSSING  
 BEST BUY REGENCY  
 ULTA ROSS  
 KOHL'S  
 OFF BROADWAY SHOE WAREHOUSE

1454 SFA/SFD UNITS  
 SPRING RIDGE

SPRING RIDGE

weis markets  
 ANYTIME FITNESS

500 TOTAL UNITS  
 FOX CROMWELL DEVELOPMENT  
 (COMMENCING 2024)

100 TOTAL UNITS  
 ALPINE  
 (COMMENCED 2023)

85 SFA UNITS  
 TOWN CENTER  
 (COMMENCED 2023)

66 SFD UNITS  
 LAKE LINGANORE TOWN CENTER

236 SFA/SFD UNITS  
 TOWN CENTER  
 (COMMENCED 2021)

157 SFA UNITS  
 TOWN CENTER  
 (COMMENCED 2021)

Walmart

EVERGREEN SQUARE  
 Onelife FITNESS  
 COMMON MARKET CO-OP

144

8,832 AAWDT  
 OLD NATIONAL PIKE

146 SFD UNITS  
 PRESERVE AT LONG BRANCH  
 (PLANNED)

312 TOTAL UNITS  
 OAKDALE VILLAGE

350 TOTAL UNITS  
 SUMMERFIELD

450 TOTAL UNITS  
 GREENVIEW/CLEARVIEW

925 TOTAL UNITS  
 CALUMET

LOWE'S

KEY PLAZA  
 ALDI

157 TOTAL UNITS  
 96 HOLY RIDGE

FREDERICK

OAKDALE CROSSING (UNDER CONSTRUCTION)  
 SHEETZ  
 THE LEARNING EXPERIENCE

308 TOTAL UNITS  
 BRAINBRIDGE

354 SFA UNITS  
 LAKE LINGANORE TOWN CENTER

120 TOTAL UNITS  
 ROYAL OAKS

sams club

RIVERVIEW PLAZA  
 TARGET  
 Michaels  
 Staples  
 OLD NAVY  
 PETS MART  
 TJ-MAXX  
 SIERRA TRADING POST

THE SHOPS AT LAKE LINGANORE  
 weis markets  
 CHIPOTLE MEXICAN GRILL  
 verizon  
 Jersey Mike's Subs  
 Domino's  
 Ledo Pizza  
 tropical CAFE

VETMED  
 Frederick Primary Care Associates  
 TOMMY'S EXPRESS  
 THE GODDARD SCHOOL  
 FOR EARLY CHILDHOOD DEVELOPMENT  
 MCDONALD'S  
 IHOP  
 7 ELEVEN

COSTCO WHOLESALE DISTRIBUTION CENTER

WESTVIEW PROMENADE  
 MOM MICHIGAN CHERRY MARKET  
 REGAL

FRANCIS SCOTT KEY MALL  
 macy's DSW  
 JCPenney VCF  
 VALUE CITY FURNITURE  
 BARNES & NOBLE  
 DICK'S SPORTS  
 HOUSE OF SPORT  
 SIGNED LEASE

# TOTAL UNITS  
 FUTURE

# TOTAL UNITS  
 UNDER CONSTRUCTION

# TOTAL UNITS  
 COMPLETED

0 0.5 1 MILES

HR RETAIL  
 PROVIDER OF QUALITY DEVELOPMENT

75



HOPEWELL STREET

EAGLEHEAD DRIVE

OLD NATIONAL PIKE (MD 144)

6,641 AAWDT

**weis**  
markets

Outdoor PATIO

Ledo Pizza

Lake Linganore Dental

Domino's

Lake Linganore Nails

verizon

Outdoor PATIO

Jersey Mike's Subs

tropical CAFE

THE UPS STORE

UNIT 145  
1,094 SF

UNIT 140  
1,301 SF

myeye DR

PROPOSED PYLON

CHIPOTLE

CHASE

weis  
gas n go



Site Plan Key

- LEASED
- AVAILABLE
- AT LEASE
- NOT A PART

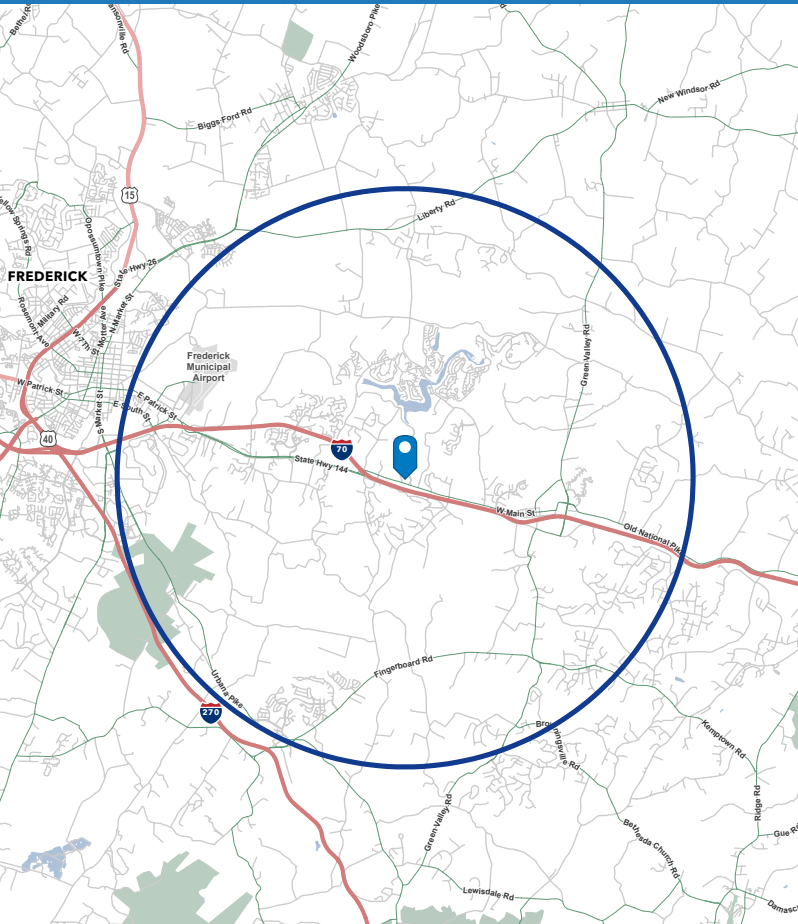




# NEW MARKET, MD

## DEMOGRAPHIC PROFILE (2025)

The Shops at Lake Linganore  
5 mile ring

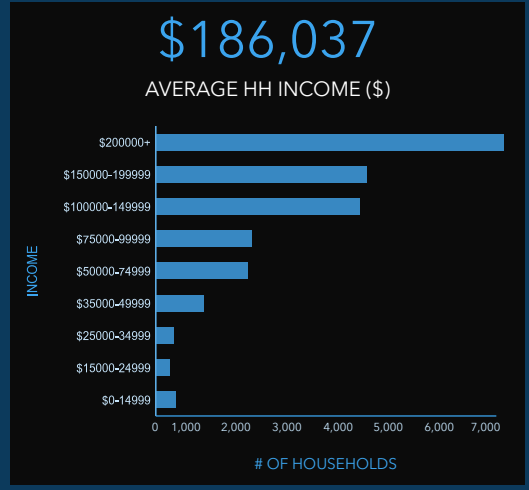


### KEY FACTS

<b>63,497</b> Population	<b>38.2</b> Median Age	<b>21,243</b> Households
<b>EDUCATION</b>		
<b>15%</b> High School Diploma	<b>30%</b> Bachelor's Degree	<b>28%</b> Graduate/Professional Degree

### INCOME

	<b>\$162,504</b> Median Household Income
	<b>\$62,216</b> Per Capita Income



### BUSINESS

	<b>1,689</b> Total Businesses
	<b>53,796</b> Daytime Population
	<b>92</b> Food Srv & Drinking Places

### TAPESTRY SEGMENTS

**H2 Boomburbs**  
5,856 (27.6%) of households

Close to one in five employed residents works in mining, oil and gas extraction, or quarrying industries. Economic BedRock is a very rural, primarily Southern market. Married-couple families reside in over half of the households, with a quarter of households that live in mobile homes. This socially conservative group earns a living working with their hands. In addition to mining, construction and agriculture are common industries for employment. They take pride in the appearance of their homes and their vehicles. Budget-minded residents enjoy home cooking, but nothing too fancy. This is a gregarious group that values time spent with friends.

- Residents tend to shop at club stores and make purchases using online platforms
- Spending centers around children, including clothing, medicine, toys, and entertainment. Residents pay for garden maintenance, home cleaning, and pet care services.
- They tend to purchase internet-connectable televisions, all-in-one printers, home security systems, smart thermostats, and lighting systems.
- Budgeted vacations are taken within the US, not abroad.

**L1 Savvy Suburbanites**  
3,296 (15.4%) of households

Open space, undeveloped land, and farmland characterize Rural Bypasses. These families live within small towns along country back roads and enjoy the open air in these sparsely populated neighborhoods. Their country lifestyle focuses on the outdoors, gardening, hunting, and fishing. They are more likely to own a satellite dish than a home computer. Although most households do have a connection to the internet, use is very limited. Those who are not yet retired work in blue-collar jobs in the agriculture or manufacturing industries.

- Residents frequently use credit cards, and they seldom have outstanding monthly balances.
- They tend to invest a significant amount of resources on home improvement and landscaping. Residents have a variety of investment and retirement accounts.
- Households tend to have access to cell phones and the internet to stay connected.
- Residents tend to engage with their communities through fundraising and local politics. Vacation destinations often include beaches and national parks.

**L2 Professional Pride**  
8,228 (38.7%) of households

Senior Escapas neighborhoods are heavily concentrated in the warmer states of Florida, California, and Arizona. These areas are highly seasonal, yet owner occupied. Many homes began as seasonal getaways and now serve as primary residences. Forty percent are mobile homes; half are single-family dwellings. About half are in unincorporated and more rural areas. Over a quarter of the population are 65-74 years old. Most are white and fairly conservative in their political and religious views. Residents enjoy watching TV, going on cruises, playing Bingo, golfing, boating, and fishing. They are very conscious of their health and buy specialty foods and dietary supplements.

- Residents tend to shop at large retail establishments. They often buy organic foods and frequent fast-casual restaurants.
- Home improvement and remodeling projects are common, and homeowners often seek professional assistance for lawn maintenance and landscaping.
- Their houses are equipped with modern technology such as smart home devices and appliances.
- Residents tend to prioritize fitness and recreational activities, and they often support youth athletics and participate in sports.



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