



KOHL'S PAD SITE - GROUND LEASE ONLY

17145 COLE ROAD | HAGERSTOWN, MD (STORE# 987)



AREA ANCHORS

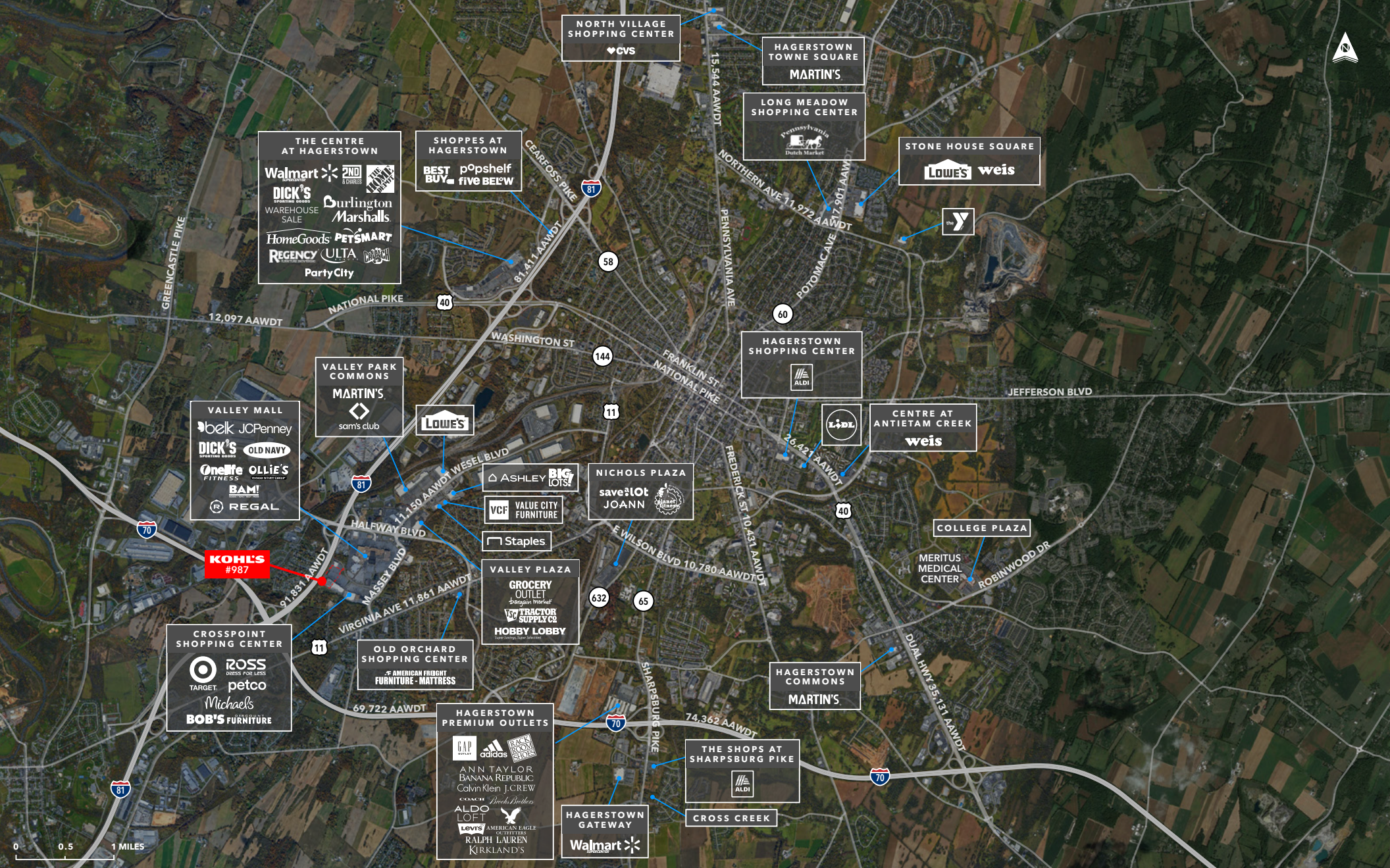
A MEMBER OF
CHAINLINKS
RETAIL ADVISORS

PROPERTY HIGHLIGHTS

- Up to 0.70 acre pad (location is approximate)
- 8,930 AAWDT on Massey Boulevard
- Co-tenants include: Ross, DSW, Bob's Discount Furniture, Target, Michaels, Petco, David's Bridal

DEMOGRAPHICS (2024)

	TOTAL POPULATION	AVERAGE HH INCOME	NUMBER OF HOUSEHOLDS	CONSUMER SPENDING
1 MILE	5,134	\$80,367	1,981	\$46.9M
3 MILE	34,242	\$78,749	13,880	\$319.8M
5 MILE	82,680	\$81,205	33,374	\$787.9M



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