

# Fruitland Plaza

206 N Fruitland Boulevard - Fruitland, MD 21826

±9,983 SF Available For Lease | Last Space Remaining!



**Questions? Contact Us.**

**Melissa Lippe**

MLippe@jcbarprop.com

p. 610-206-3319

c. 215-264-6964

**Rob Gothier, III**

rg3@jcbarprop.com

p. 717-296-1800

c. 717-712-4601

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## Highlights

- Food Lion anchored center with great co-tenancy like Aaron's, Off Street Sports, and Lucia's Fine Furniture
- ±1.00 AC and ±2.00 AC Pad Sites available perfectly suited for storage, fast food, financial institution or medical
- Located on on N Fruitland Boulevard with 18,861 AADT
- ±2.00 AC Available for future development
- GLA ±93,575 SF

### Join These and Local Area Retailers

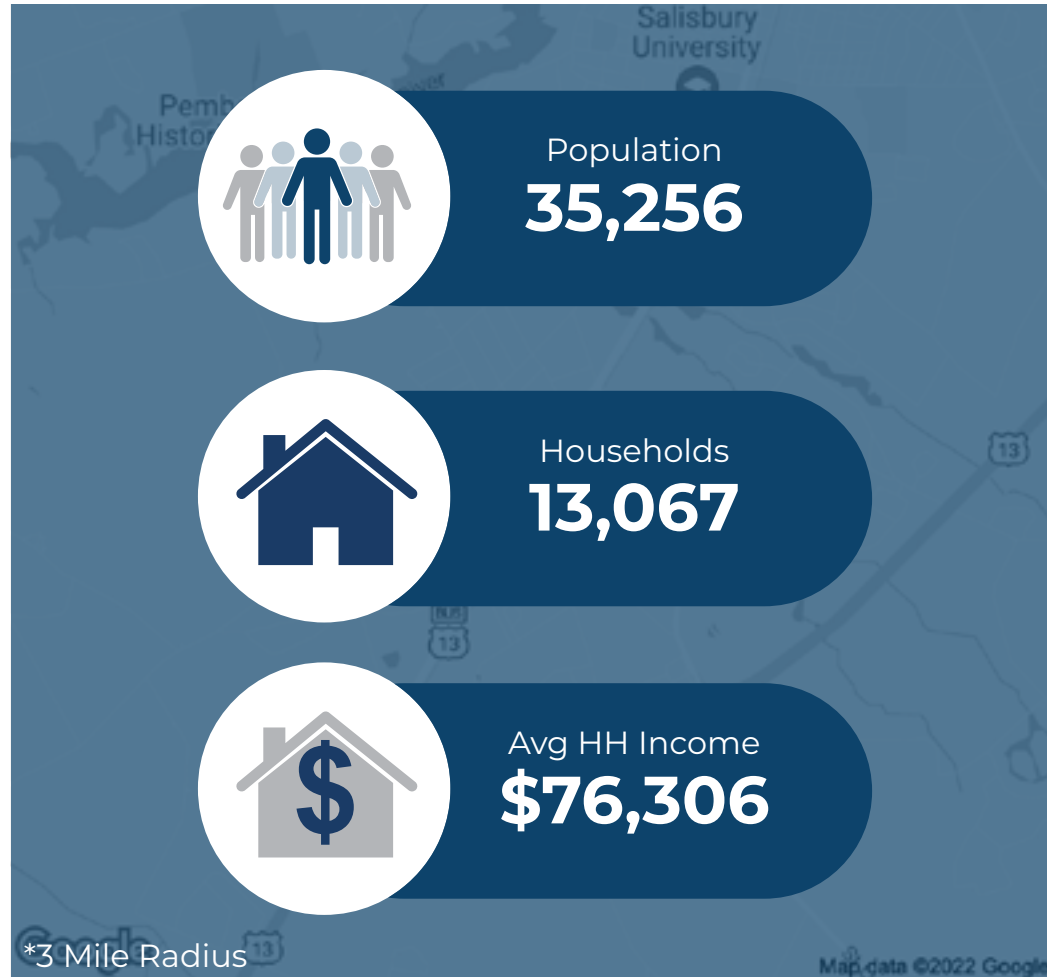


Aaron's

Walmart\*



Demographic	1 Mile	3 Miles	5 Miles
Population	5,868	35,256	67,186
Households	2,275	13,067	25,632
Avg HH Income	\$74,670	\$76,306	\$76,593
Daytime Employees	1,489	13,939	24,288



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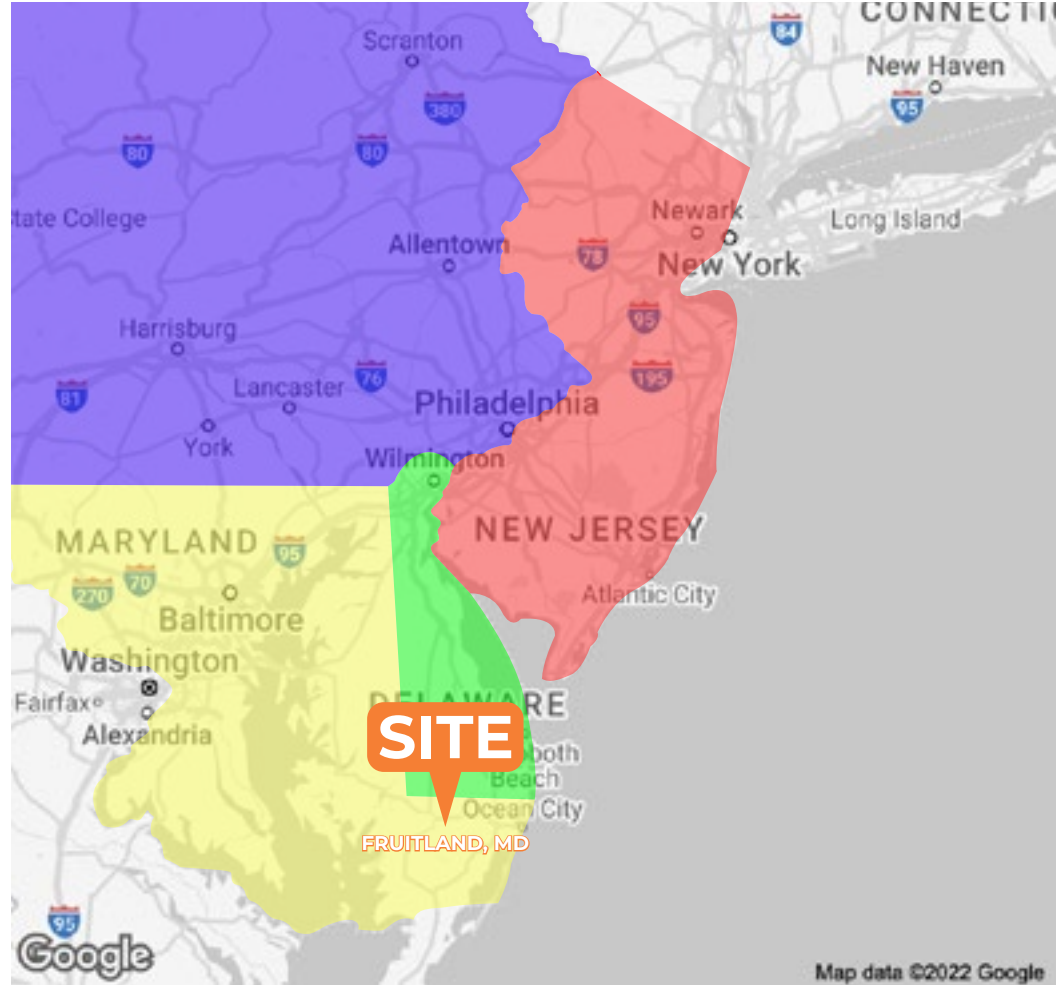
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## About Fruitland Plaza

Fruitland Plaza is anchored by the 39,000 SF Food Lion Located on the southwest corner of N Fruitland Boulevard (U.S. Route 13) with 18,861 AADT and Clyde Avenue in rapidly expanding Fruitland, MD, which is 1 mile South of Salisbury, MD.

Fruitland Plaza has a GLA of ±93,575 SF with only one space remaining at ±9,812 square feet. Additionally, there is a 1-acre pad site available, which fronts the major roadway of N Fruitland Boulevard, and a 2-acre pad site available which fronts Clyde Avenue.

The top employers for the area are Peninsula Regional Medical Center, Salisbury University, Perdue Farms, and Walmart.



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Unit	Tenant	Square Footage
1	Food Lion	±39,451 SF
2	Aaron's	±8,872 SF
2-Rear	Off Street Sports	±12,000 SF
2B	Just Nails and Spa	±2,000 SF
2C	Ridgeview Vape and Smoke Shop	±2,075 SF
2D	Beauty World	±3,706 SF
2E	AVAILABLE	±9,983 SF
3	Wraparound MD	±9,812 SF
4	Lucia's Fine Furniture	±3,194 SF
PAD C	Lucky Star Restaurant	±2,500 SF
PAD E	AVAILABLE	±1 AC
LAND	AVAILABLE	±1-2 AC

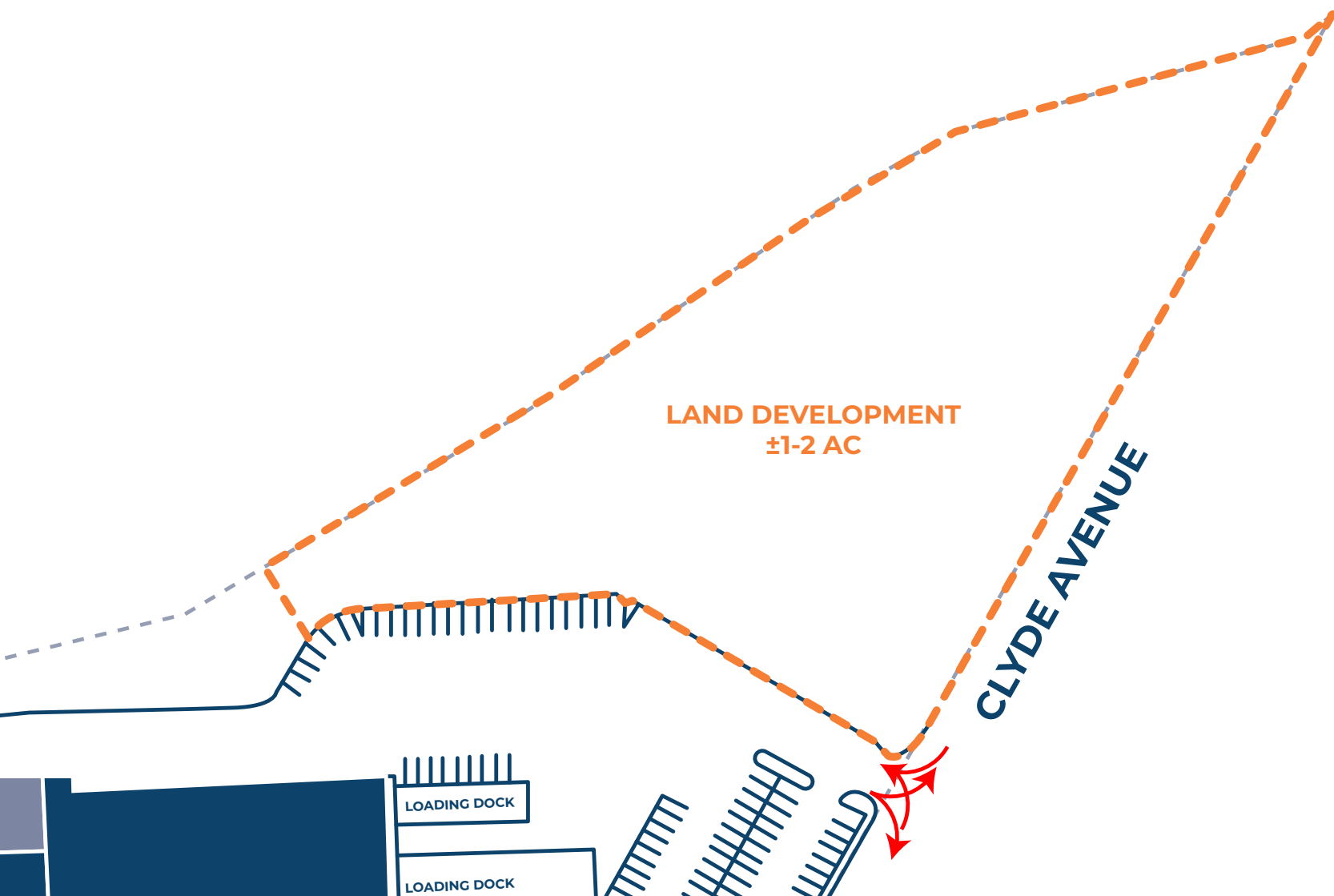
For land development  
see next page



## Site Plan

# Fruitland Plaza - Land Development

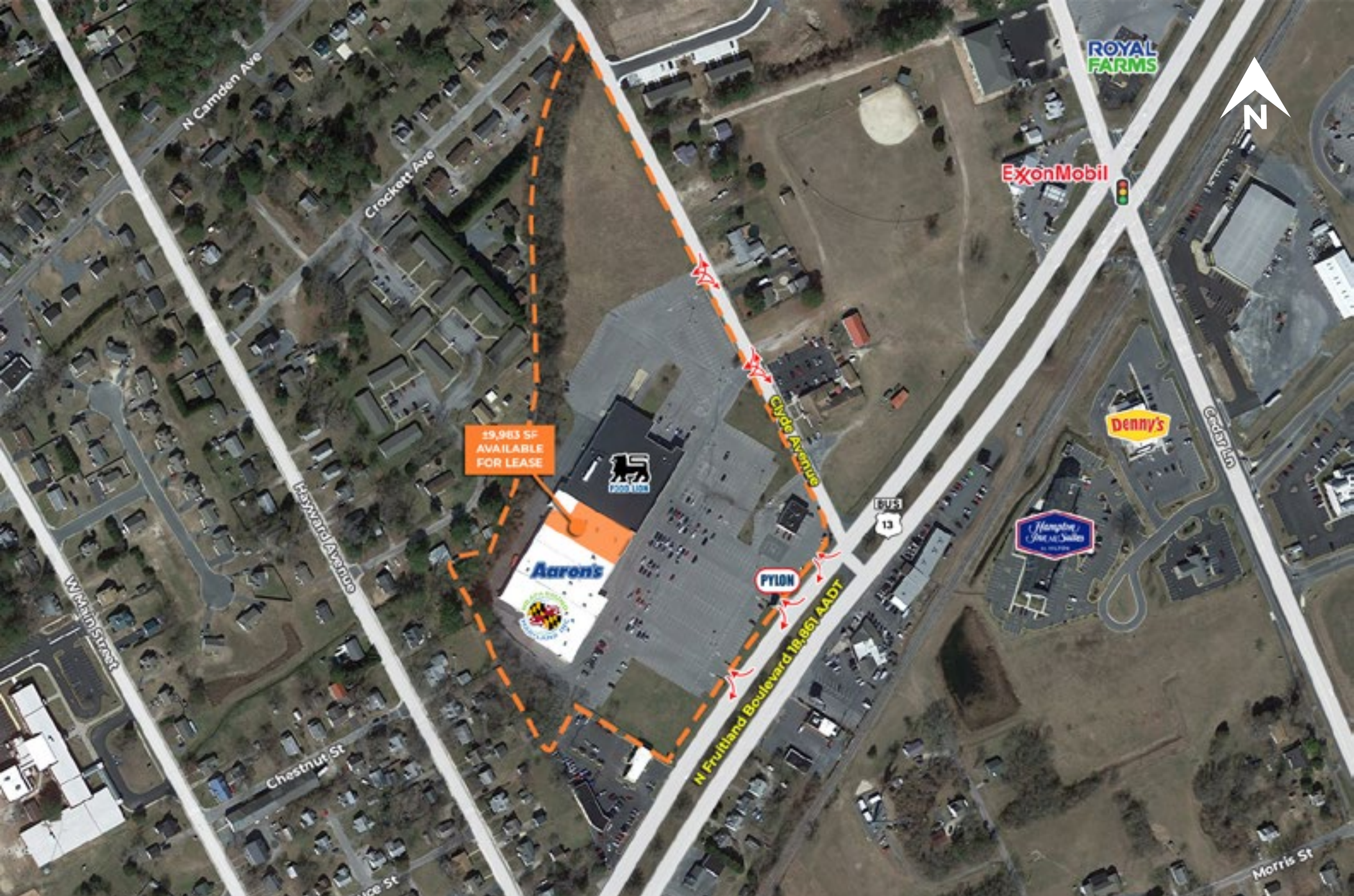
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## Site Plan

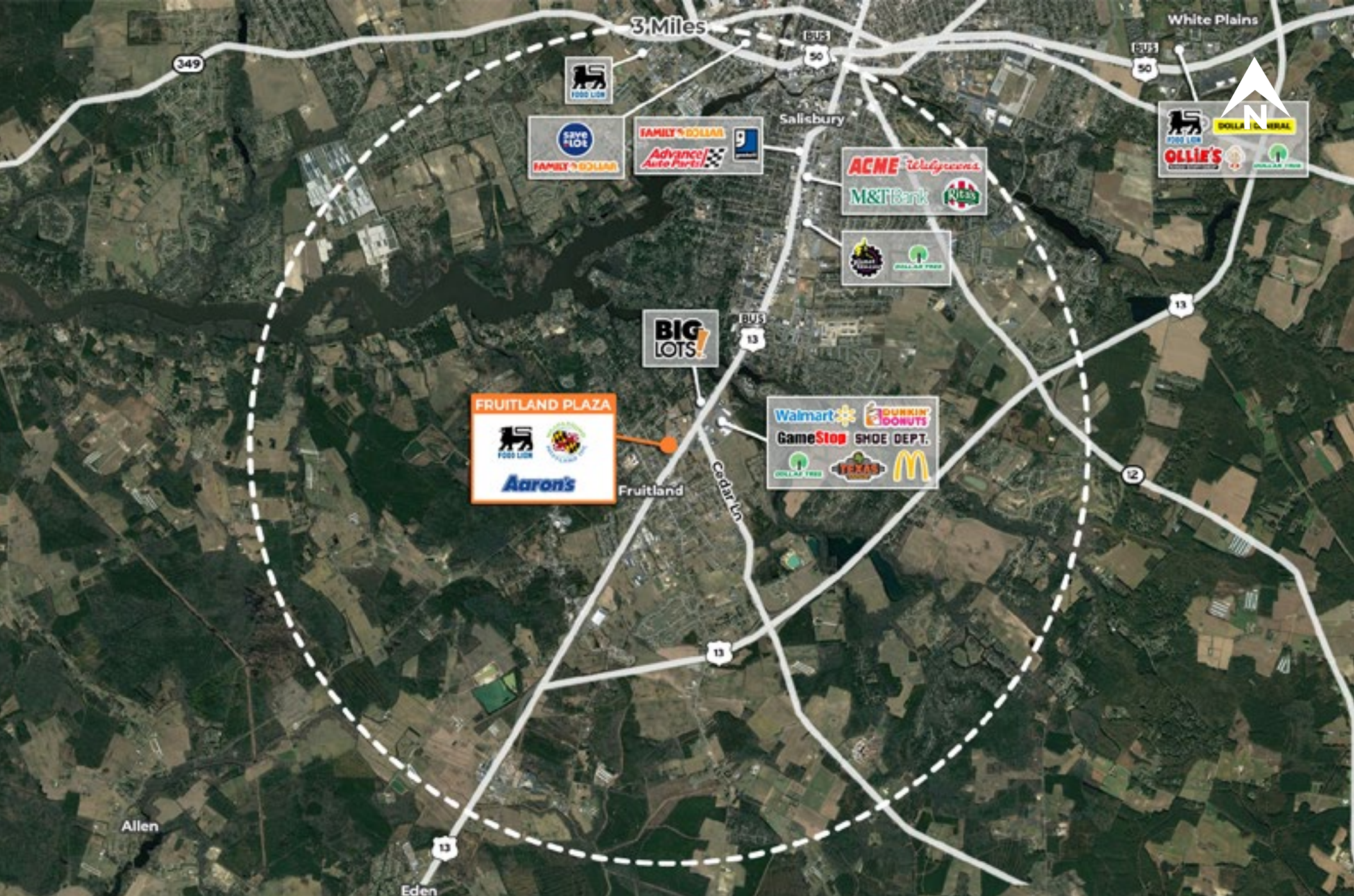






# Local Aerial





# Market Aerial