

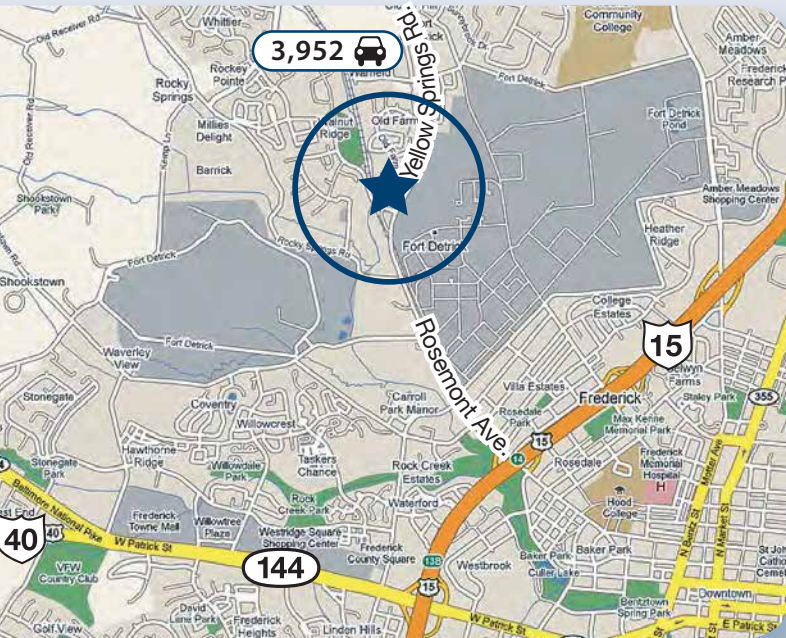
WALNUT RIDGE SHOPPING CENTER

2060 YELLOW SPRINGS ROAD, FREDERICK, MARYLAND 21702

NEIGHBORHOOD RETAIL CENTER SERVING FREDERICK, MD AREA

SPACE FOR LEASE

- Inline space available to serve small businesses
- Pad site for lease with flexible design and drive-thru options ideal for fast-food restaurants or financial services, or single-use building for medical or dental office
- Center anchored by Food Lion grocery store
- Captive & growing residential market adjacent to center
- Located across the street from the front gate to Frederick's largest employer - Fort Detrick/National Cancer Institute
- Located minutes from Rte. 15 in Frederick County, the 3rd fastest-growing county in Maryland



CENTER FACTS

TYPE

Community Retail Center

LOCATION

Yellow Springs Road, Frederick, MD/Frederick County

SIZE 52,000 square feet

PARKING SPACES 284

SERVING Frederick, Baltimore and Washington, DC

TENANTS Goddard School, Edible Arrangements, Restaurants

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	8,530	75,870	117,368
Households	3,380	29,447	45,347
Average HH Income	\$79,479	\$75,325	\$82,783

SMART IDEAS. SENSIBLE SOLUTIONS.



COMPASS REAL ESTATE
COMMERCIAL SALES & LEASING

PATTI REYNOLDS

cell 443.838.8925

preynolds@cre360.com

www.cre360.com

WALNUT RIDGE SHOPPING CENTER

2060 YELLOW SPRINGS ROAD, FREDERICK, MARYLAND 21702



Walnut Ridge Shopping Center is a popular, grocery-anchored shopping center offering a combination of services and restaurants serving the growing communities surrounding Frederick. Accessible from Route 15 and Rosemont Avenue in Frederick, Maryland, this vibrant area is home to a growing base of destination and convenience shoppers drawing from nearby neighborhood communities, Fort Detrick and beyond. The center enjoys a mix of retail services and restaurants including Food Lion grocery store, several restaurants and various retail goods and services. Join the tenant community at Walnut Ridge Shopping Center today!



SMART IDEAS. SENSIBLE SOLUTIONS.



COMPASS REAL ESTATE
COMMERCIAL SALES & LEASING

PATTI REYNOLDS cell 443.838.8925 | preynolds@cre360.com | www.cre360.com

8480 Baltimore National Pike, Suite 415, Ellicott City, Maryland, 21043



While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein & make no warranty of any kind, express or implied, with respect to the property or any other matters.