



# South Cumberland Marketplace

1050 E Industrial Ave  
Cumberland MD 21502



# HIGHLIGHTS

- Anchored By: WMHS, Planet Fitness, Save-A-Lot, Dollar General
- High Traffic: 12,225 AADT
- Parking lot to be resurfaced May 2019

Suite	Tenant	Square Feet	Rent Per SF (Annual)	Lease Type	Notes
2	Retail-Available	4375			
5	Retail-Available	2000			Landlord will divide down upon request at there expense. The utility burden of this space is considerably eased with a ~3 year-old, 15 Ton HVAC unit. Additional space of ~2000 SF can be created, bringing the total area leased to ~4000 SF
14	Industrial/Flex-Available	7040	\$4.60	Modified Gross	Raw, unfinished industrial flex space. 7040 SF on ground floor. Additional storage space on sub level above, approx 5600 SF, stairway access only. Space is contiguous with space 20, 4072 SF.
20	Industrial/Flex-Available	4072	\$4.60	Modified Gross	Raw, unfinished industrial flex space, 16 ft clear height. Space is contiguous with space 14, 7040 SF.



## POPULATION

1 MILE	3 MILE	5 MILE
6,760	25,837	41,568



## AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILE	5 MILE
\$44,437	\$51,483	\$57,424



## NUMBER OF HOUSEHOLDS

1 MILE	3 MILE	5 MILE
3,001	10,697	16,048

Site Description

CURRENT OCCUPANCY	91.81 %
TOTAL TENANTS	14
GLA (SF)	102,660
YEAR BUILT	1969
YEAR RENOVATED	2014
NUMBER OF PARKING SPACES	500
PARKING RATIO	4.87
NUMBER OF INGRESSES	3
NUMBER OF EGRESSES	3

TENANT INFORMATION

MAJOR TENANT/S	Planet Fitness, WMHS, Save-A-Lot, Dollar General
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## Locator Map

South Cumberland Marketplace is a 110,000 SF shopping center anchored by Planet Fitness, Dollar General, Save-A-Lot and the Western Maryland Health System.

Located on the heavily trafficked Industrial Blvd (AADT 12k~) with a commanding 700 FT frontage, South Cumberland Marketplace is at the heart of a vibrant tenant mix including fast service restaurants, grocery stores, auto parts and pharmacies.





SOUTH CUMBERLAND MARKETPLACE  
SITE PLAN

1	Save A Lot	14,175 SF
2	AVAILABLE	4,375 SF
3	American Cancer Society	1,250 SF
4	Subway	1,500 SF
5	AVAILABLE	2,000 SF
6	Dollar General	11,125 SF
7	U.S. Cellular	2,080 SF
8	Fastenal	6,700 SF
9	Cumberland Hot Stove Bingo	12,595 SF
10	Goodwill	9,350 SF
11	Planet Fitness	20,790 SF
14	AVAILABLE	7,040 SF
15	WMHS Occupational Medicine	3,185 SF
16	Healthcare 1st Federal Credit Union	2,160 SF
17	WMHS Primary Care	2,103 SF
18	Optimal Health Care	2,240 SF
19	Western Maryland Health Systems (WMHS)	5,000 SF
20	AVAILABLE	4,072 SF

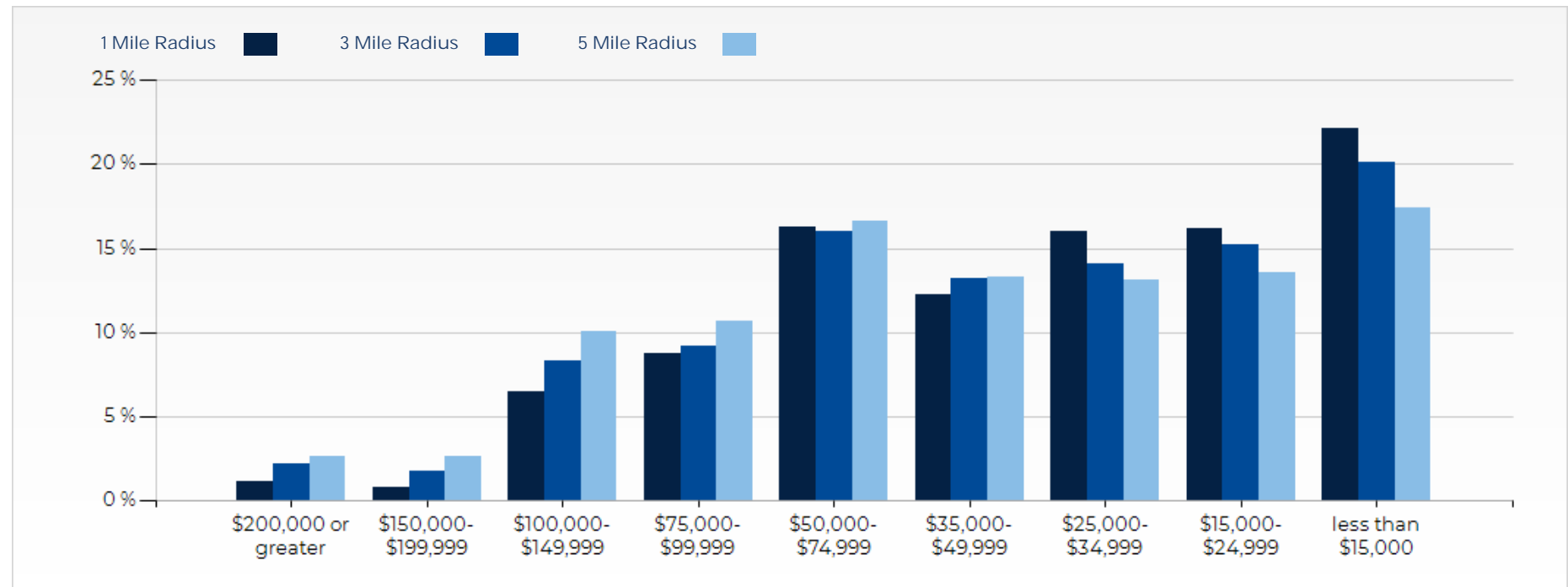
Western Maryland  
Health System

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	7,605	27,880	42,434
2010 Population	7,190	27,046	43,030
2017 Population	6,760	25,837	41,568
2022 Population	6,510	25,163	40,627
2017 African American	342	2,410	4,738
2017 American Indian	26	78	105
2017 Asian	39	309	500
2017 Hispanic	76	717	872
2017 White	6,092	22,148	35,059
2017 Other Race	25	88	125
2017 Multiracial	234	786	1,015
2017-2022: Population: Growth Rate	-3.75 %	-2.65 %	-2.30 %

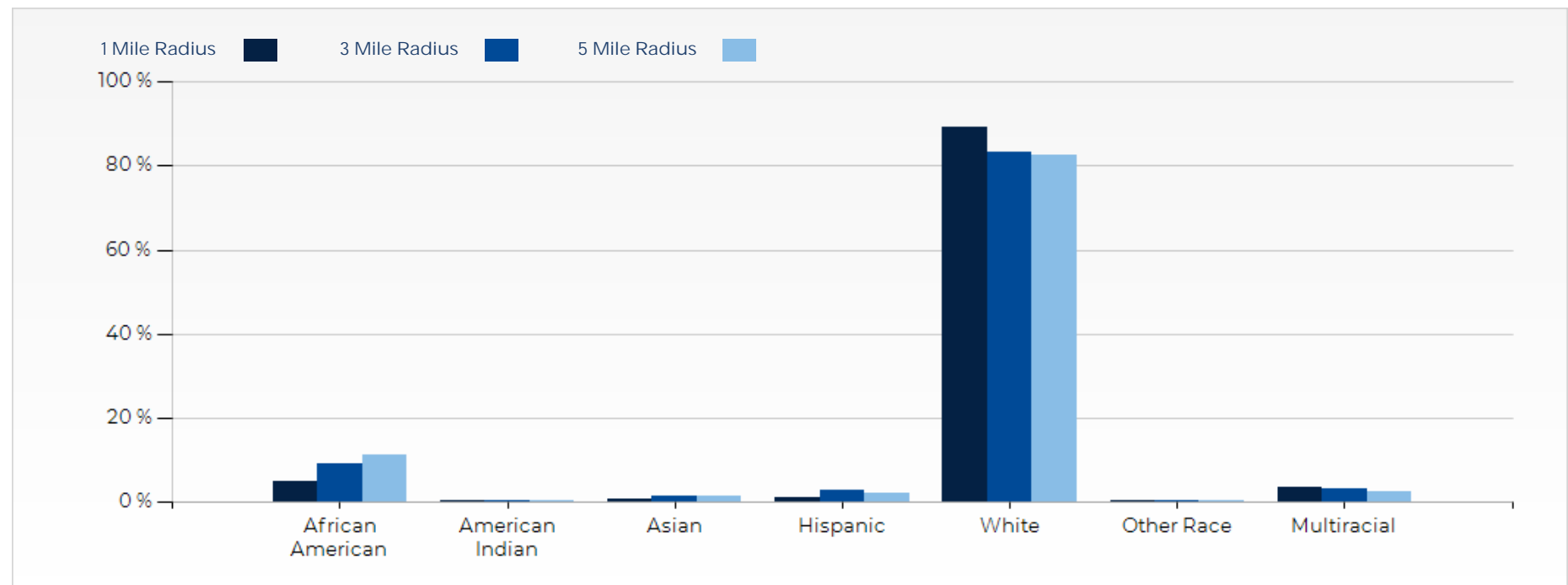
2017 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	665	2,153	2,788
\$15,000-\$24,999	486	1,627	2,180
\$25,000-\$34,999	481	1,504	2,112
\$35,000-\$49,999	367	1,408	2,133
\$50,000-\$74,999	488	1,713	2,664
\$75,000-\$99,999	262	983	1,718
\$100,000-\$149,999	194	886	1,615
\$150,000-\$199,999	23	189	413
\$200,000 or greater	33	233	425
Median HH Income	\$31,567	\$35,496	\$40,504
Average HH Income	\$44,437	\$51,483	\$57,424

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	3,728	13,274	18,937
2010 Total Households	3,185	11,134	16,573
2017 Total Households	3,001	10,697	16,048
2022 Total Households	2,890	10,393	15,634
2017 Average Household Size	2.24	2.21	2.27
2000 Owner Occupied Housing	2,020	7,130	11,487
2000 Renter Occupied Housing	1,280	4,369	5,305
2017 Owner Occupied Housing	1,623	6,087	10,311
2017 Renter Occupied Housing	1,378	4,610	5,736
2017 Vacant Housing	646	2,326	2,912
2017 Total Housing	3,647	13,023	18,960
2022 Owner Occupied Housing	1,623	6,094	10,265
2022 Renter Occupied Housing	1,267	4,299	5,369
2022 Vacant Housing	759	2,661	3,376
2022 Total Housing	3,649	13,054	19,010
2017-2022: Households: Growth Rate	-3.75 %	-2.85 %	-2.60 %

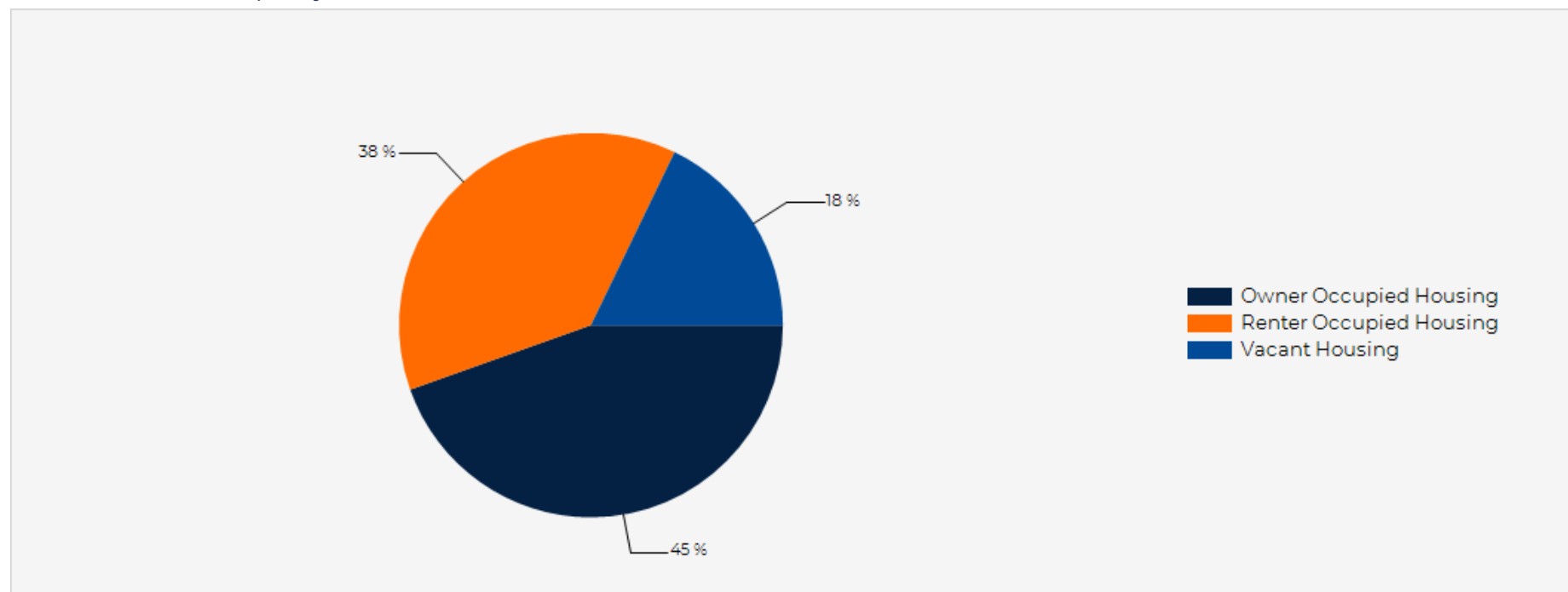
2017 Household Income



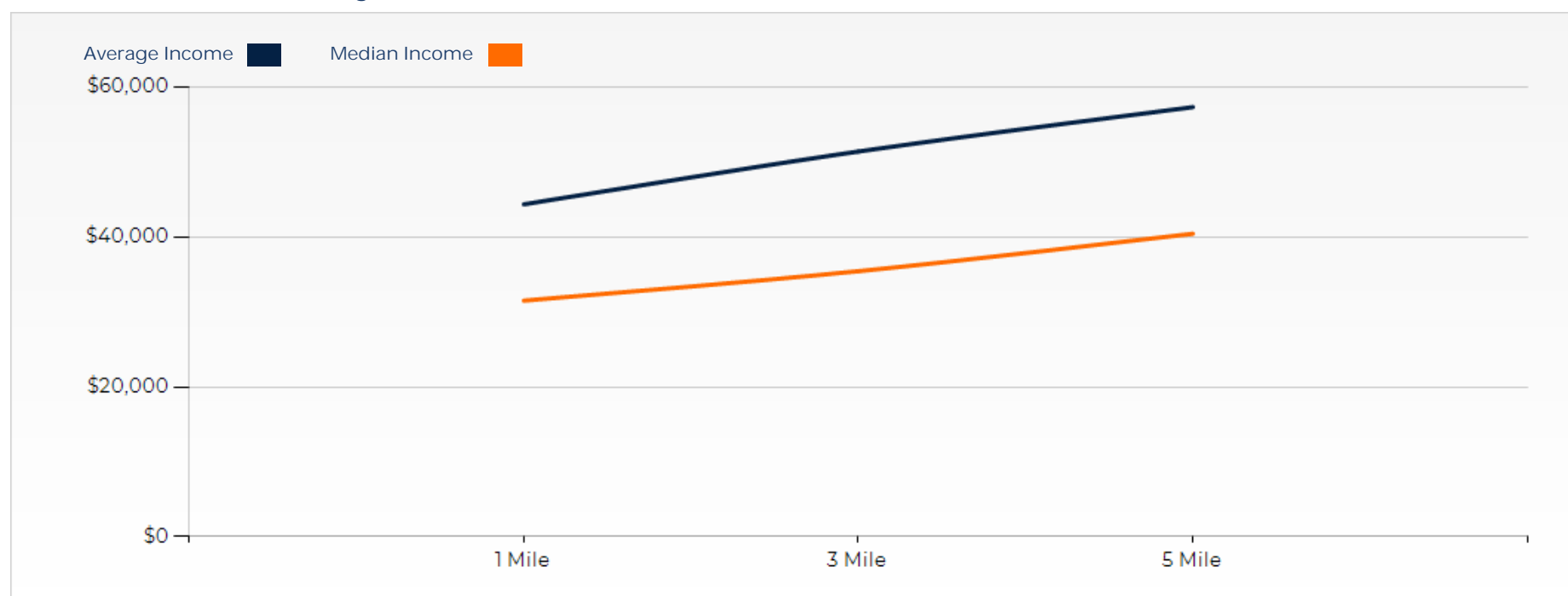
2017 Population by Race



2017 Household Occupancy - 1 Mile Radius



2017 Household Income Average and Median





# South Cumberland Marketplace

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