

\$2,400,000 - 3040 Leonardtown Rd, Waldorf

MLS® #1002218182

\$2,400,000

0 Bedroom, 0.00 Bathroom, 3,360 sqft
Commercial Sale on 2.25 Acres

TIDEWATER LOTS SUB, Waldorf, MD

Investment/Redevelopment Opportunity -
Waldorf Opportunity Zone: 2.25 Acres +/-
Zoned WC (Waldorf Central) prominently
located at intersection of US Route 301 (Crain
Highway) and MD Route 5 (Leonardtown
Road). Great visibility with AADT on Crain Hwy
(61,470 vehicles) and Leonardtown Road
(36,170 vehicles). Access to site off both Crain
Highway Northbound & Leonardtown Road.
Existing Building Leased to Tenant,
webuyanycar.com. Sale Subject to Existing
Leases. Sellers will consider subdividing and
selling as two (2) separate 1 - 1.25 Acre +/-
Parcels.

Built in 1979

Essential Information

MLS® #	1002218182
Price	\$2,400,000
Bathrooms	0.00
Square Footage	3,360
Acres	2.25
Year Built	1979
Type	Commercial Sale
Sub-Type	Retail
Status	Active

Community Information

Address	3040 Leonardtown Rd
Subdivision	TIDEWATER LOTS SUB



City	Waldorf
County	CHARLES-MD
State	MD
Municipality	Waldorf
Zip Code	20601

Interior

Heating	Heat Pump - Electric BackUp
Cooling	Heat Pump(s)

School Information

District	CHARLES COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	August 12th, 2018
Days on Market	2653
Zoning	WC

Listing Details

Listing Office	Hooper & Associates
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