

SHOPS AT BRETON BAY

40845 Merchants Lane, Leonardtown, MD 20650



SPACE AVAILABLE

- 100% Leased & Occupied



DEMOGRAPHICS

	Estimated Population:		
	1 MILE - 4,540	3 MILES - 6,341	5 MILES - 15,933
	2028 Population Projections:		
	1 MILE - 4,621	3 MILES - 6,512	5 MILES - 16,278
	Average Household Income:		
	1 MILE - \$115,986	3 MILES - \$124,303	5 MILES - \$114,417
	Average Daily Traffic Counts:		
	Point Lookout Road (Route 5) - 20,315		

PROPERTY OVERVIEW

The Shops at Breton Bay is a well-established neighborhood shopping center, anchored by Weis Markets and Ace Hardware. Located along Route 5, the property benefits from strong daily traffic exposure, signalized access, and high visibility to both local residents and regional traffic moving through the area.

LEASING CONTACT

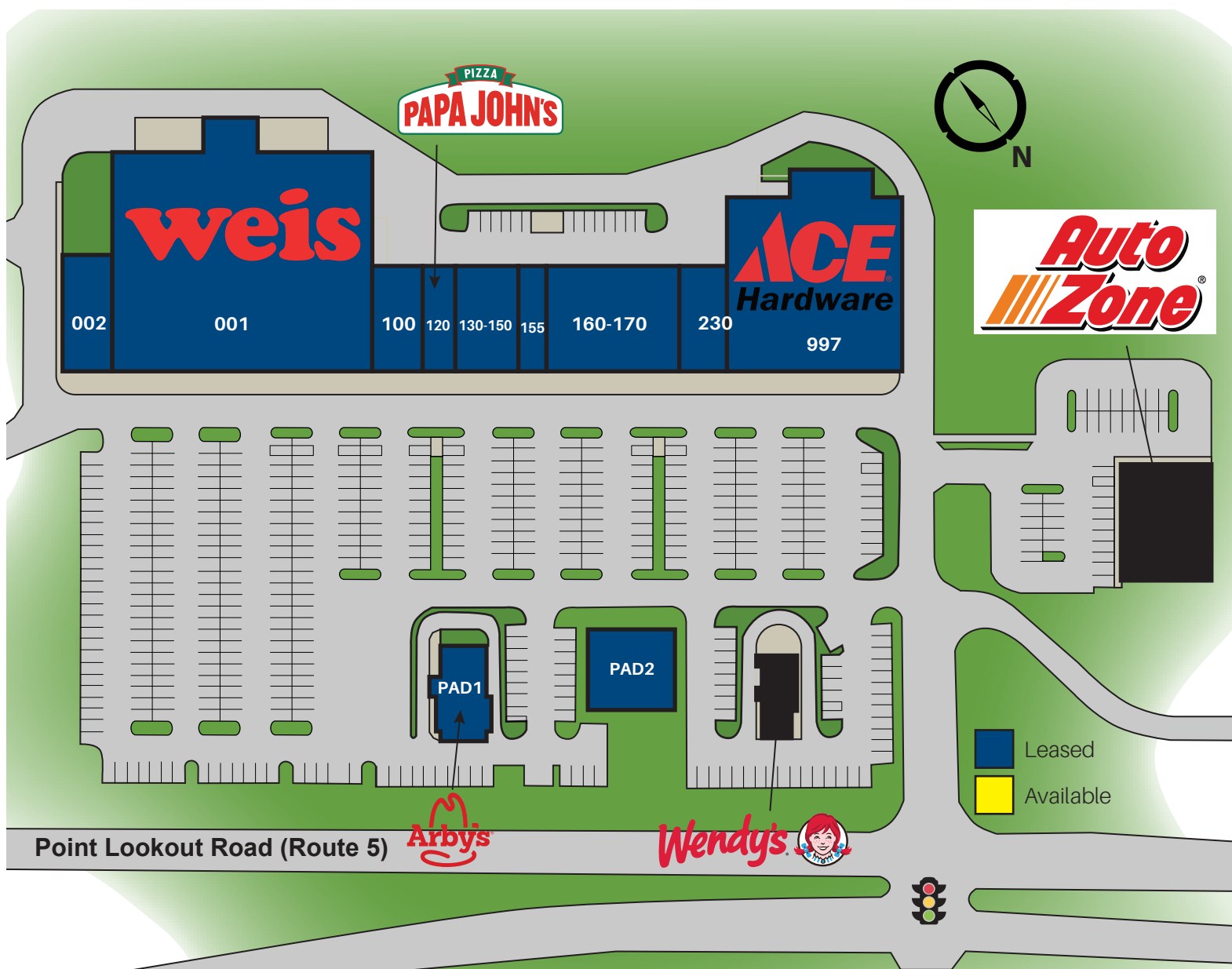
Joe Waters
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JOIN



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SUITE	TENANT	SQ. FEET	SUITE	TENANT	SQ. FEET
002	Fine Wine & Spirits	5,000	160-170	Method Gym	12,150
001	Weis	41,778	230	Hong Kong Buffet	3,690
100	Earthwise Pet	3,600	997	Ace Hardware	22,655
120	Papa John's	1,800	PAD1	Arby's	3,200
130-150	CAO Physical Therapy	4,500	PAD2	Weis Gas (Coming Soon)	-
155	Daisy Nails & Spa	1,350	TOTAL 99,723 SF		

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