



# Frederick County Square

1003 West Patrick Street  
Frederick, MD 21702

Center Type: Community Center  
GLA: 227,000

Leasing Contact

**John Kostyo**

888-977-5016

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## PROPERTY HIGHLIGHTS

- Strong Anchor Lineup: Anchored by Lidl, Ollie's Bargain Outlet, Harbor Freight, and Goodwill.
- Growing Tenant Mix: New additions include Aspen Dental and Starbucks, with Charleys Cheesesteaks coming soon.
- Strategic Highway Location: 227,000 SF shopping center located just west of the interchange of U.S. Route 15 and U.S. Route 40 in Frederick.
- High Traffic Corridor: Positioned along West Patrick Street ("The Golden Mile") with traffic counts of approximately 47,061 VPD.
- Convenient Access: Fully signalized entrance from Route 40 with additional access via Baughmans Lane.

## DEMOGRAPHICS

	1 MI	3 MI	5 MI
POPULATION	21,128	84,725	123,100
HOUSEHOLDS	7,778	33,351	47,463
AVG HH INCOME	\$82,239	\$98,090	\$109,820

## MAJOR TENANTS





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## AVAILABLE SPACES

203 1,975 SF

## COMING AVAILABLE

14 2,085 SF



## CURRENT TENANTS

1A	Harbor Freight Tools	17,202 SF	7A	Advance Auto Parts	31,088 SF	20	Verizon Wireless	6,420 SF
1B	Goodwill	17,094 SF	8	Little Caesars	1,273 SF	21	Mattress Warehouse	6,491 SF
1C	Ollie's Bargain Outlet	35,000 SF	11 & 12	New Tenant Coming Soon	43,543 SF	103	Mai Fresh Nail Salon	2,359 SF
1D	Lidl	27,799 SF	14	Sandy Spring Bank	2,085 SF	103A	Zips Dry Cleaners	4,719 SF
3	Flaming Grill of Tao, Inc.	10,334 SF	15	Burger King	3,362 SF	107	Santa Rosa Restaurant	2,868 SF
5	Rick's Fish & Pet Supply	3,508 SF	16	Gogi-Go Korean BBQ	4,959 SF	200, 202	Gracie Jiu Jitsu	3,084 SF
6	Charley's Philly Steaks	2,780 SF	16A	Aspen Dental	3,500 SF	201	Samir A. Benachenhou, DDS	1,664 SF
			16B	Starbucks	2,289 SF			

This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.

Available ● Coming Available ●