

11735 H G TRUEMAN ROAD

LUSBY, MD

3.67 AC AVAILABLE

Patuxent Appeal
Elementary Campus
712 students

11735 H G
Trueman Road

Lusby Hills Shopping Center

 Giant  Great Clips  Domino's

 Starbucks  Ledo pizza

 Auto Zone

Walgreens

Lusby Town Center

 weis  DUNKIN'  HAIR CUTTERY

Village
Commercial
District

Village
Commercial
District

ROUSBY HALL ROAD 7,146 VPD

H G TRUEMAN 9,581 VPD

RAPPAPORT
CULTIVATING PLACES

11735 H G TRUEMAN ROAD

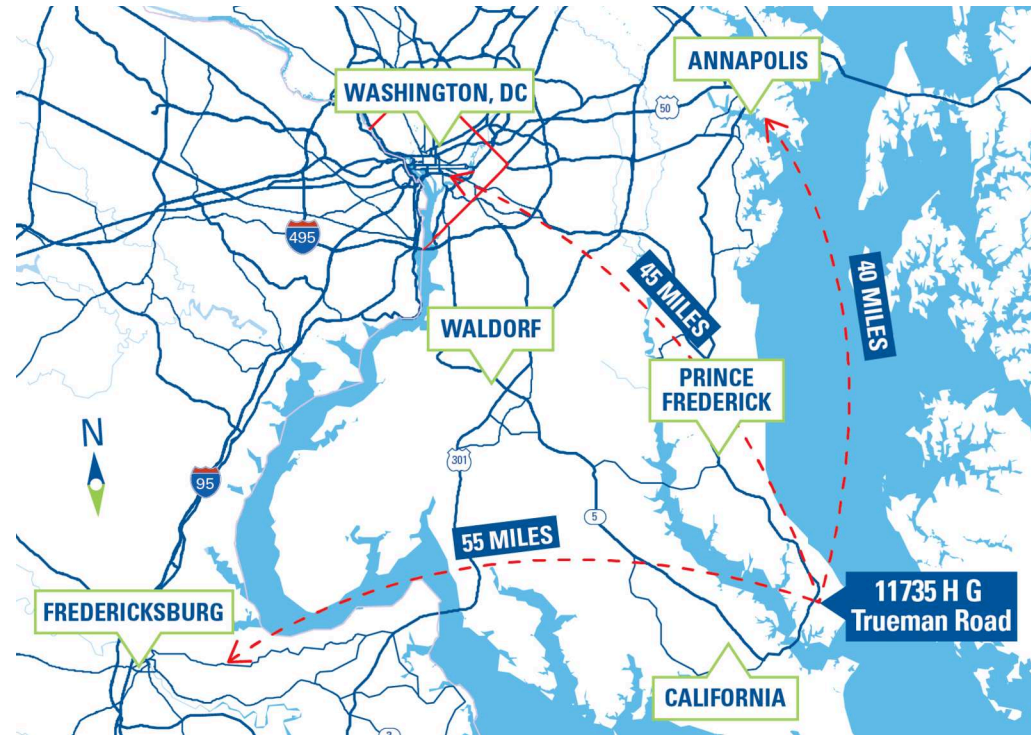
LUSBY, MD

- 3.67 acres, high-visibility pad site available
- Adjacent to a high-traffic Giant Food anchored shopping center and across from a Weis anchored shopping center
- 2 existing curb cuts ideal for accommodating multiple tenants
- Drive-thru uses are by right on this pad
- Very permissive commercial zoning (includes retail, restaurant, entertainment, civic, office, small-scale manufacturing, etc.)

DEMOGRAPHICS 2025

	7 MIN	15 MIN	20 MIN
 POPULATION	20,311	30,650	47,365
 DAYTIME POPULATION	3,599	8,786	15,869
 HOUSEHOLD INCOME	\$145,821	\$148,523	\$153,319
 TRAFFIC COUNTS	9,581 on H G Trueman Road		

AREA RETAILERS





11735 H G TRUEMAN ROAD
LUSBY, MD

11735 H G
Trueman Road

Lusby Hill Shopping Center
Domino's Giant Starbucks

Lusby Center
weis DUNKIN' H&M

Lusby

Solomans Towne Center
weis CVS pharmacy

4

Gov. Thomas
Johnson Bridge

Solomon's Island

California

235

Lexington Exchange
Walmart

First Colony Center
Giant LOWE'S Target

Wildwood Center
belk JCPenney

Saint Mary's Marketplace
Starbucks Harris Teeter

South Plaza
BEST BUY ROSS petco

Laurel Glen Shopping Center
HOBBY LOBBY PETSMART Advance Auto Parts

Walmart

FIREHOUSE SUBS
CHIPOTLE

CVS pharmacy

Lexington Village
KOHLS DICK'S Sporting Goods

Patuxent Crossing
Marshalls JOANN HomeGoods

PATUXENT RIVER

Patuxent River
Naval Air Station
20,000+ Employees

THREE NOTCH ROAD

Lexington Park

LUSBY TRADE AREA

11735 H G TRUEMAN ROAD | LUSBY, MD

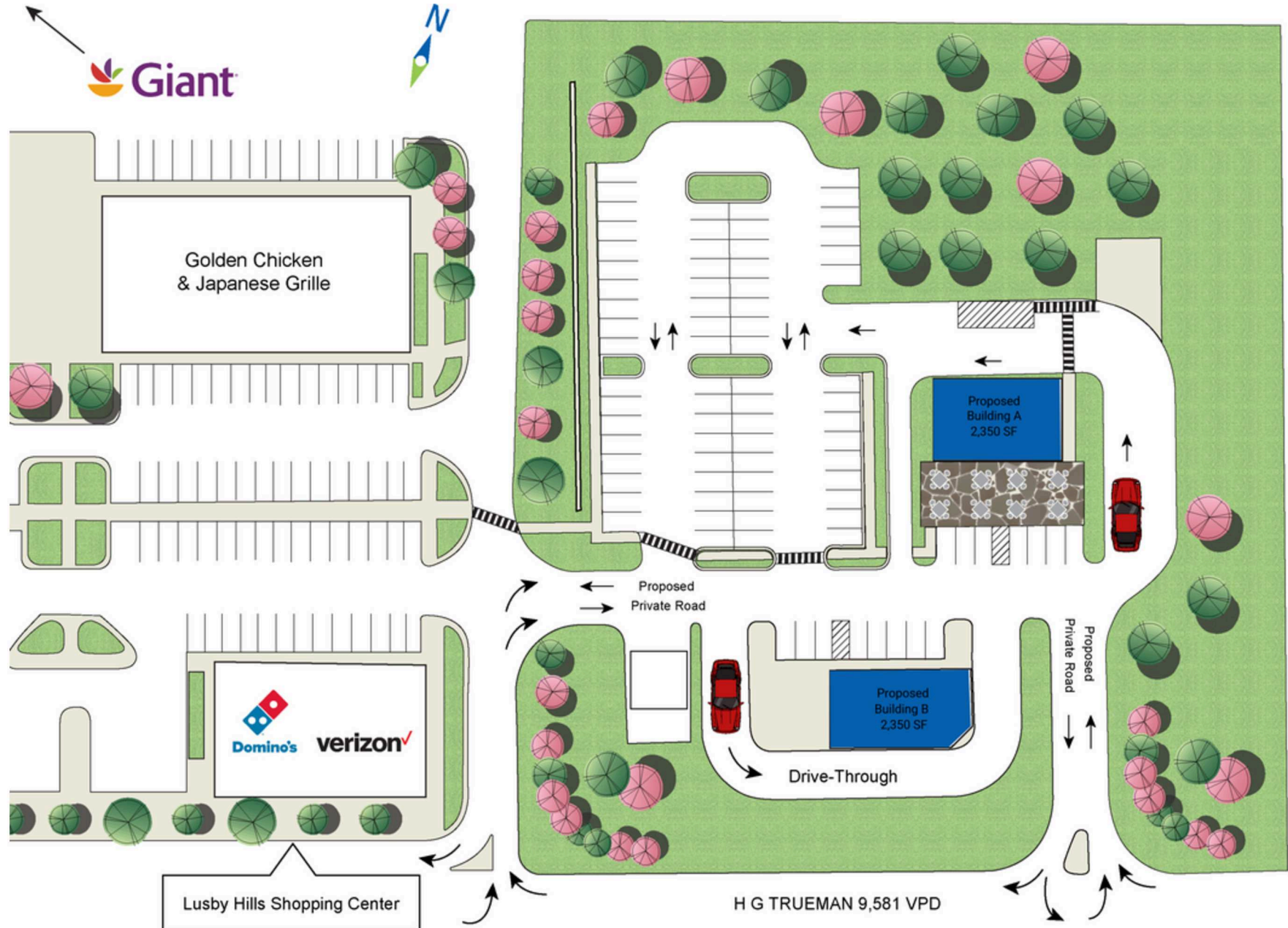
LUSBY TRADE AREA



SITE PLAN

11735 H G TRUEMAN ROAD | LUSBY, MD

LUSBY TRADE AREA





11735 H G TRUEMAN ROAD | 11735 H G TRUEMAN ROAD, LUSBY, MD

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