



ROUTE  OCEAN GATEWAY 34,871 VPD

8493 Ocean Gateway
Easton, MD

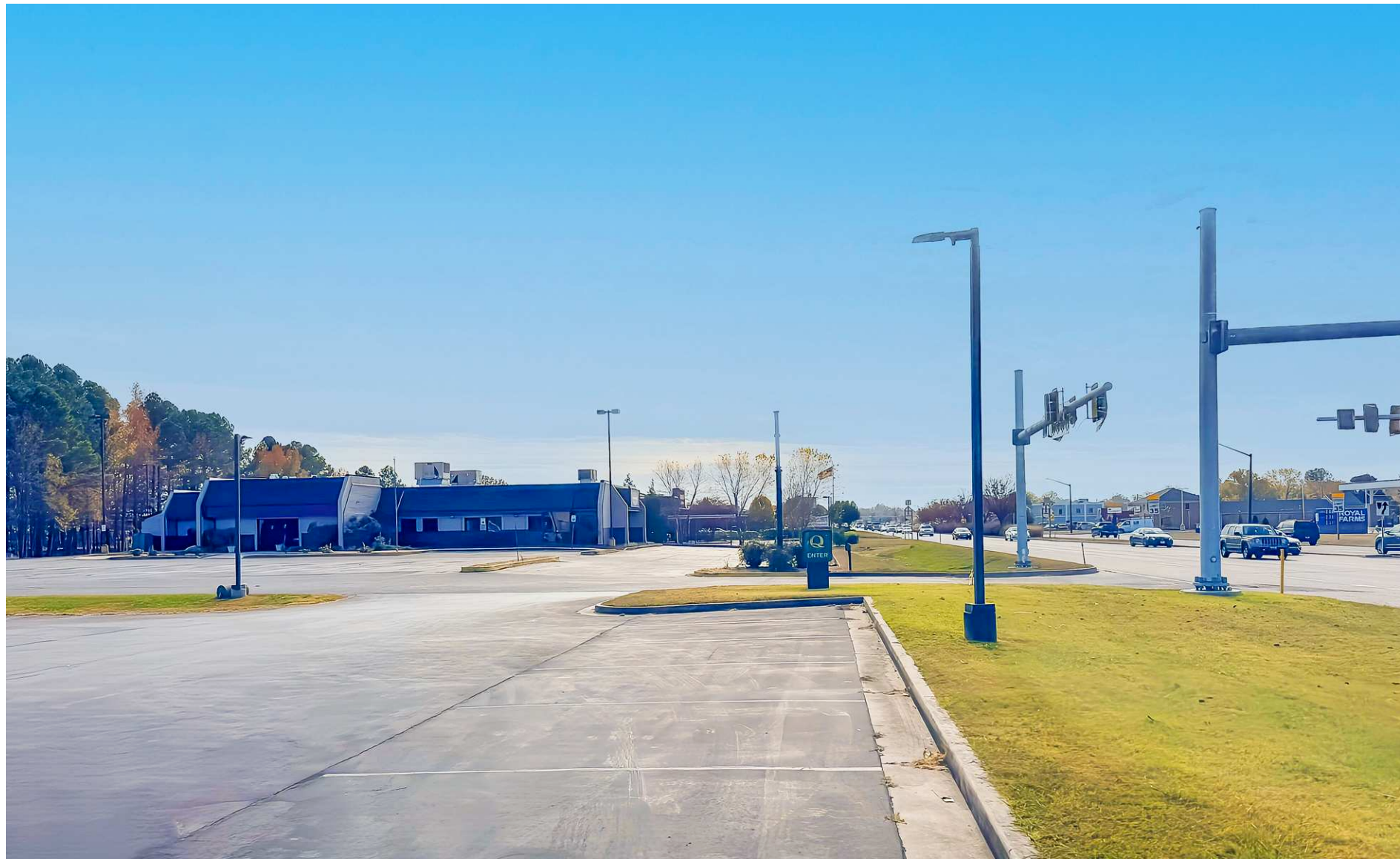
5,712 SF available



Easton

Maryland

- 5,712 SF free-standing building, formerly a Denny
- Conveniently located at a fully signalized light (shared with Royal Farms)
- Prime location directly off Ocean Gateway (Route 50), with 34,871 vehicles per day, featuring a large, dedicated monument sign
- Area retailers include Dunkin', Royal Farms, Dairy Queen, and Burger King



2025 Demographics

	3 mi.	5 mi.	7 mi.
Population	18,297	22,722	24,679
Daytime Population	10,961	12,129	12,327
Household Income	\$95,433	\$111,899	\$112,433
Traffic Counts	34,871 on Ocean Gateway		

Area Retailers





8493 Ocean Gateway

Easton Marketplace
KOHL'S **ULTA** **weis**

Easton Plaza
HARBOR FREIGHT **FAMILY DOLLAR**

Tred Avon Square
ACME **tropicalCAFE** **Shore United**

Easton Historic District
POPULATION: 7,000
RESIDENTIAL UNITS:
9,000 buildings

UM Shore Regional
Health Pain
Management Center

Saints Peter and
Paul Elementary
and Middle School

**8493 Ocean
Gateway**

Sakura **Easton**

verizon

Walmart **Giant** **DOLLAR TREE**

ROYAL FARMS **Educational Systems** **Federal Credit Union**

McDonald's

CVS pharmacy

Staples **POPPERS**

Auto Zone **jiffylube**

Walgreens

MATTRESS Warehouse **Wawa**

TACO BELL **Advance Auto Parts** **Goodyear**

50

OCEAN GATEWAY 34,871 VPD

MATTHES ROAD

DOVER ROAD

GOLDSBOROUGH STREET

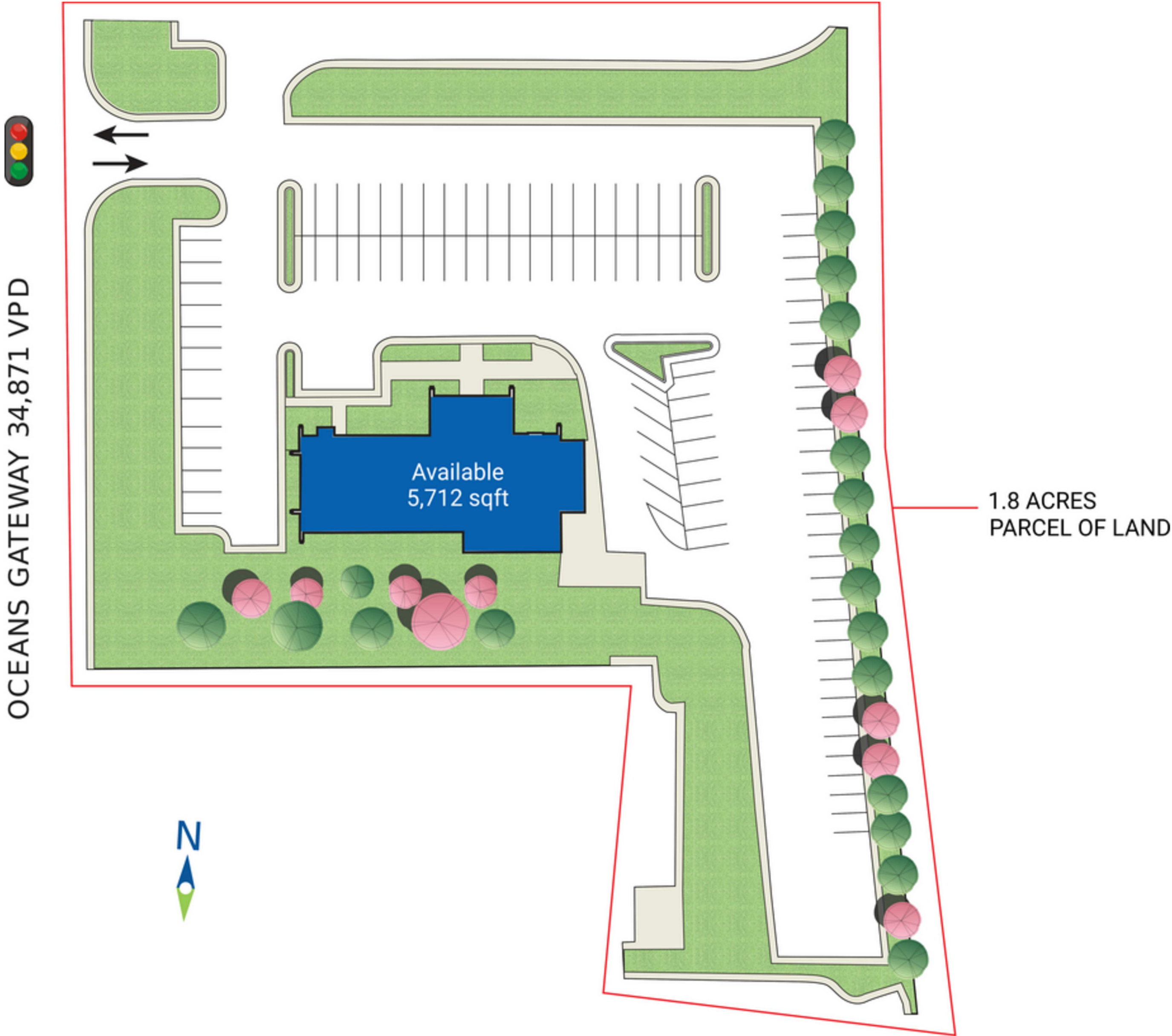




Site Plan

5712 SF available

Space #	Sq. Ft.	Tenant
1	5712	Available



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