



ROUTE  OCEAN GATEWAY 34,871 VPD

**8493 Ocean Gateway**  
Easton, MD

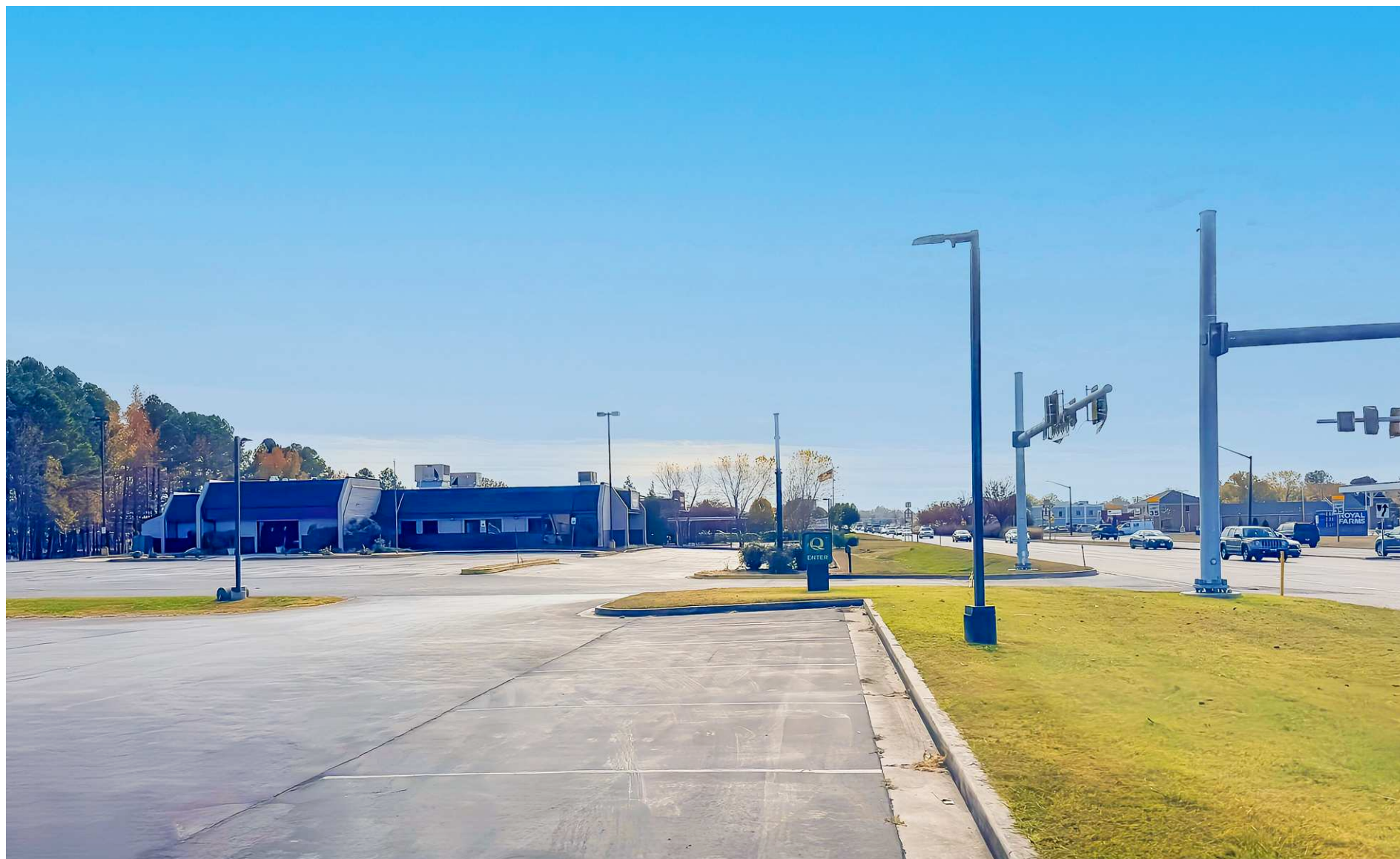
5,712 SF available



# 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



## 2026 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** **tropical CAFE** **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

50

OCEAN GATEWAY 34,871 VPD

8493 Ocean  
Gateway

MATTHEWS ROAD

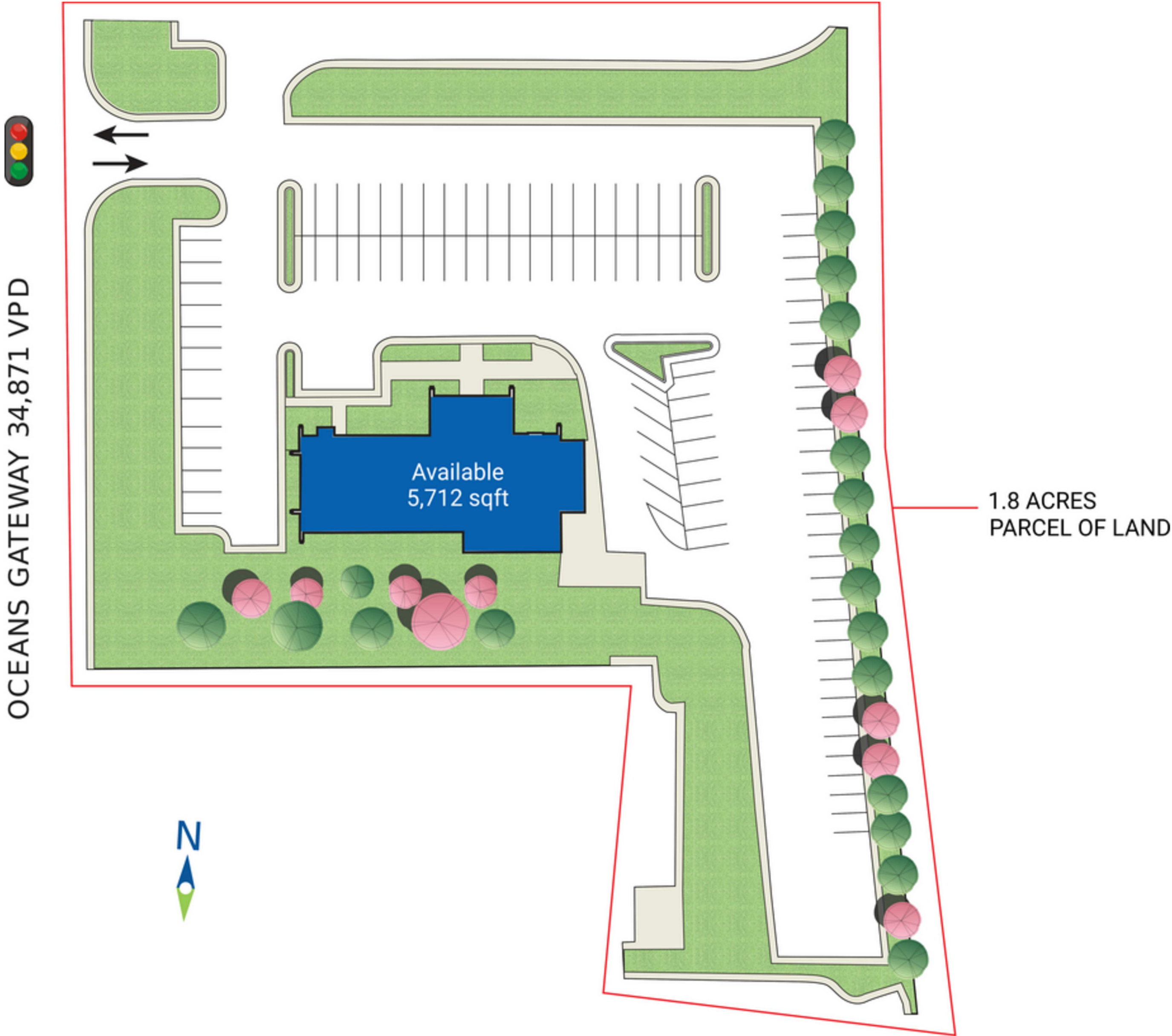
DOVER ROAD



# Site Plan

5,712 SF available

| Space # | Sq. Ft. | Tenant    |
|---------|---------|-----------|
| 1       | 5,712   | Available |



● Space Available

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**8493 OCEAN GATEWAY | 8493 OCEAN GATEWAY, EASTON, MD**

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