

GARAGE / STORAGE / APARTMENT
FOR SALE

LISTING #3 - 372 CONOWINGO RD, CONOWINGO, MD



OFFERING SUMMARY

Sale Price	\$299,000
Building Size	2,576 SF +/-
Lot Size:	0.47 Acres
Year Built:	1945
Zoning:	BG - Business General

PROPERTY OVERVIEW

SB Real Estate is pleased to be offering this free-standing commercial building for sale directly off Rt. 1 in Conowingo, MD. this property is ideal for investors and owner-users alike! The main floor has two half-baths, potential office/storage space and a large garage bay / OH door in the rear. There is a 2 BD / 2 BA residential apartment on the 2nd floor.

PROPERTY HIGHLIGHTS

- .47 Acres +/-
- Garage space on first floor
- 2 BD / 2 BA residential apartment on 2nd floor
- Roof and upstairs windows replaced in 2022
- Private well and septic

JEFF SELLERS

302.275.5566

sellers@sbrealtyco.com

JON MCCONOMY

302.229.8874

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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	48	211	744
Average Age	44	44	44
Average Age (Male)	43	43	43
Average Age (Female)	45	45	45

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	19	85	299
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$97,391	\$97,391	\$97,550
Average House Value	\$366,264	\$366,264	\$365,989

2020 American Community Survey (ACS)

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