

FOR SALE / LEASE Available Immediately



Boulevard at Potomac Towne Center

Ranson, WV 25438

Overview

Commercial lots for lease or sale at this regional location in Ranson / Charles Town, WV. Two miles from Hollywood Casino at Charles Town Races, Potomac Towne Center offers outstanding access and exposure to busy WV Route 9.

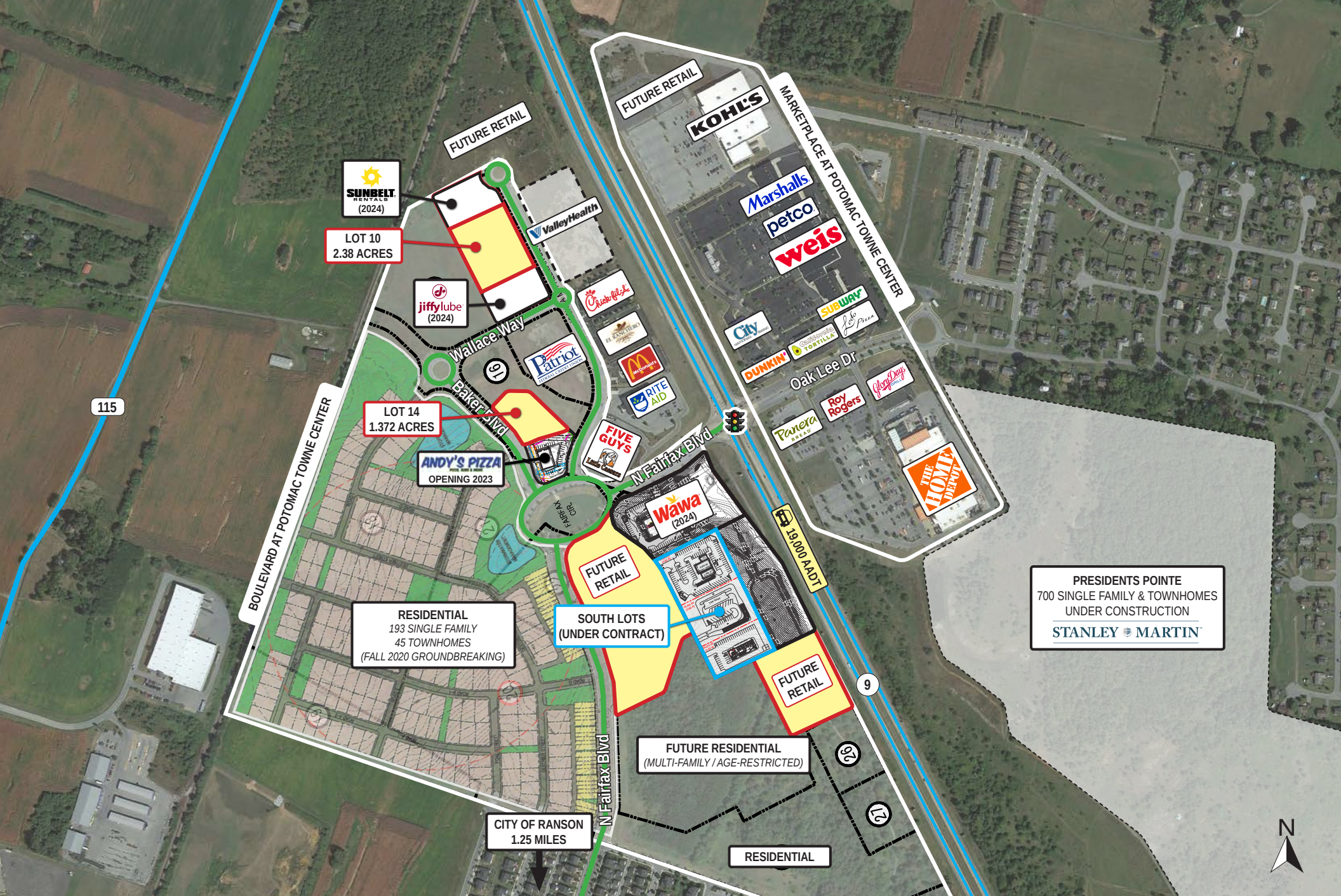
Opportunities available for restaurant, service and convenience uses serving the fast growing West Virginia panhandle region.

Quick Facts

Availability	Immediate
Size	1.372-Acre to 2.38-Acre Lots
Access	Signalized entrance on WV Route 9. Second access via Fairfax Boulevard
Price	Negotiable
Zoning	HC, MUX, UCX

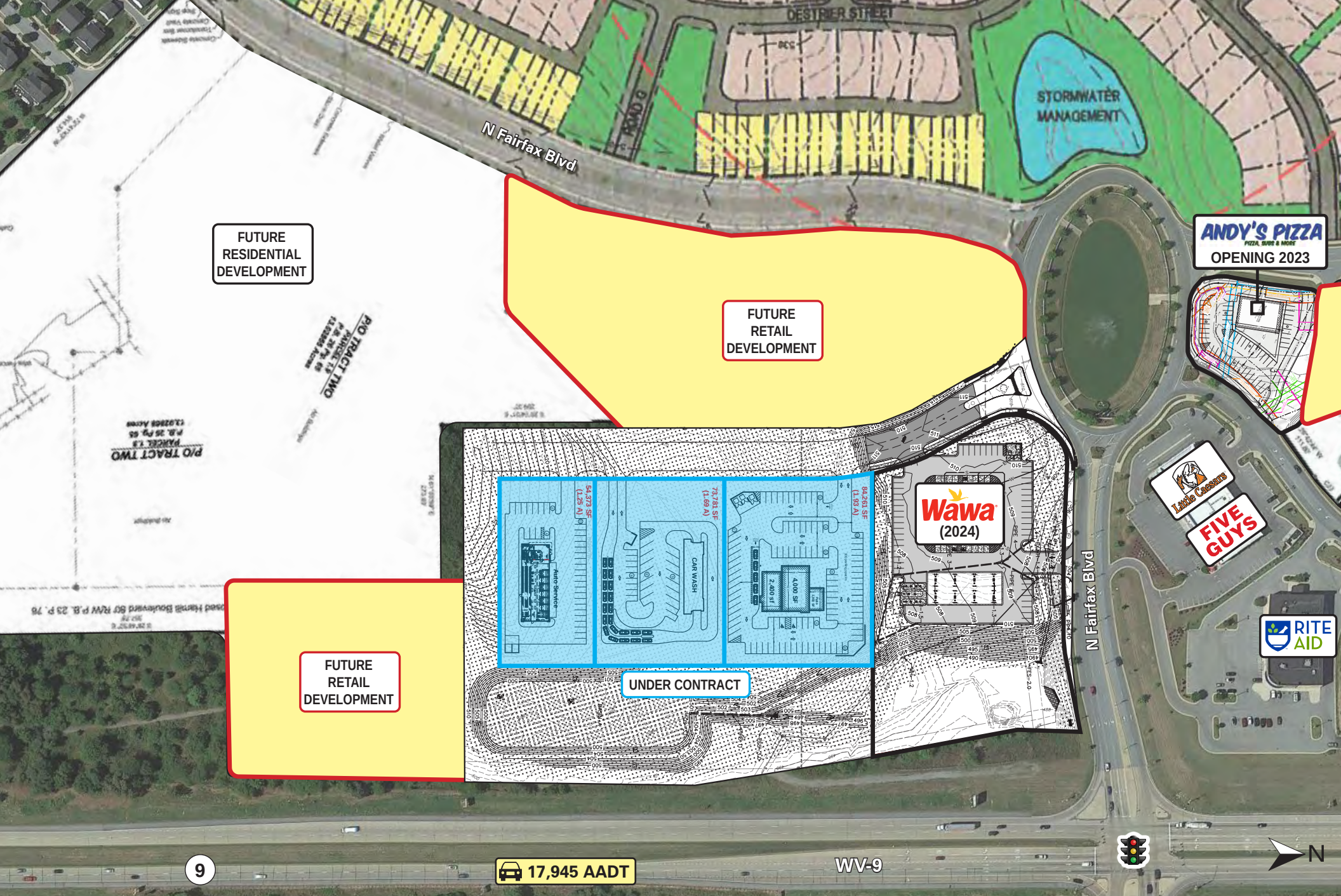
2023 Demographics	3 mile	5 mile	7 miles
 POPULATION	19,362	33,978	49,270
 HOUSEHOLDS	7,652	12,856	18,768
 AVG. HH INCOME	\$87,840	\$97,187	\$99,261
 DAYTIME POPULATION	41,159	63,205	70,438
 TRAFFIC COUNT	17,945 AADT (WV-9)		





Lot #	Acres
10	2.38
14	1.372
Total	10.21







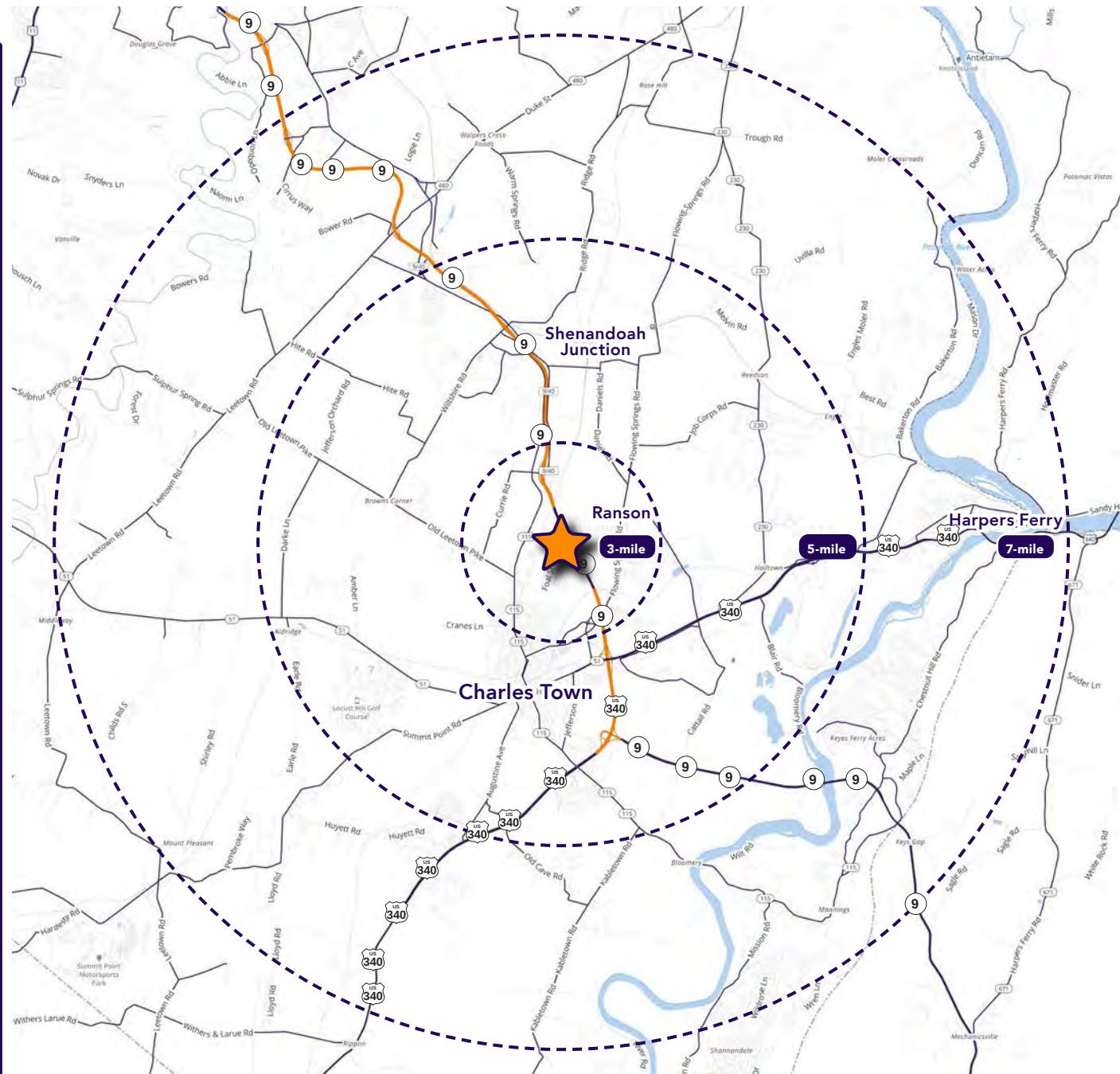
Interested? Contact:

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