

COMMERCIAL LAND AVAILABLE . ST. CHARLES, MD



- Parcel EE1 A,B,C, &D
- 50 +/- Acres of Commercial Zoned Land
- Utilities on site
- PUD Zone
- Excellent for Retail, Office, and much more
- Minutes from Route 301 and Route 5
- Located in the 9,200 Acre Planned Development of St. Charles

Demographics 2016	1 Mile	3 Mile	5 Mile
Population	8,515	42,033	84,061
Households	2,911	15,238	29,637
Med. HH Inc.	\$102,762	\$77,177	\$84,514

For More Information
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4475 REGENCY PLACE, SUITE 101
WHITE PLAINS, MARYLAND 20695



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Retail Concept Rendering

St. Charles, located in Southern Maryland, is considered one of the most successful planned communities in the country. It is zoned to include 24,730 housing units in five villages; Smallwood, Westlake, Fairway, Wooded Glen, and Piney Reach. The first two, Smallwood and Westlake are fully completed, and ACPT is currently completing Fairway Village with three neighborhoods: Sheffield, Heritage, and Gleneagles, all with major roadways and significant infrastructure already in place.

The master planned community also includes St. Charles Towne Center, a 1.1 million square foot regional mall, and several village centers and neighborhood commercial districts. St. Charles is home to the largest sector of private employment in Charles County and the most successful retail, commercial, and industrial parks in Southern Maryland. With mass transit, pedestrian friendly walking paths, dozens of fine restaurants, neighborhood schools, a state of the art baseball and entertainment facility, and much more, St. Charles is experienced and shovel ready to continue to be a model for planned development for decades to come.

