

MEDICAL OFFICE FOR LEASE - 3581 OLD WASHINGTON ROAD

**3581 Old Washington Road, Unit D, Waldorf, MD**

SALES PRICE

**\$30**



MEDICAL | OFFICE | 2,542 SQ. FT.

- 2,542 sf medical office suite
- Reception and waiting room
- 4 exam rooms
- 3 offices, one with private restroom
- 2 ADA restrooms
- Break room
- Billing office
- Storage closets
- Located off of Old Washington Road in the Waterford Medical Park

**HARRY SHASHO**  
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Information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. References to square footage or age are approximate. Any information of special interest should be obtained through independent verification. Buyer or Tenant bears all risk for any inaccuracies.

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### Demographics

| EST. EST. 2024                  | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------------------|-----------|-----------|-----------|
| <b>Population</b>               | 39,999    | 99,478    | 207,593   |
| <b>Households</b>               | 14,744    | 35,183    | 72,579    |
| <b>Average Household Income</b> | \$111,516 | \$125,130 | \$135,707 |

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