



DOWNTOWN HAGERSTOWN

154-158 Potomac

Arts & Entertainment District

\$1,400,000

Listed asking price

September 16, 2026

10 units

9 residential / 1 commercial

12,736 sq ft

Gross building area

3-bay garage

Detached garage

A four-story brick building with residential and commercial space, separate electric meters, and a detached garage on a listed 0.22-acre parcel.

Property highlights

- Arts & Entertainment District location.
- CC-MU: City Center - Mixed Use zoning.
- Individually metered electric service.
- Downtown university, library, and sports and events amenities.

Listed unit mix

3 bedrooms / 1 bathroom	5
1 bedroom / 1 bathroom	3
2 bedrooms / 1 bathroom	1
Commercial space	1
Described in the listing as fully leased. Request a current rent roll to confirm occupancy and lease terms.	

Understand the building. Review the numbers.

Review available rental income, operating expenses, lease terms, improvements, and potential capital needs with Roberto Gonzalez. Evaluate actual operating results separately from projected scenarios.

Request investment information

View listing & photographs

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Prepared September 16, 2026 from the RG Realty listing (Bright MLS). Information deemed reliable but not guaranteed. Price, availability, measurements, zoning, occupancy and financial information are subject to verification. This overview does not include a verified financial analysis or projected return.