



COMMERCIAL REAL ESTATE

# RETAIL PROPERTY FOR LEASE

## Parkway Crossing PARKVILLE, MD 21234



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### OVERVIEW

Grocery-anchored center with Home Depot and Big Lots Two shop spaces -- an endcap and a space adjacent to ShopRite, are available at this heavily trafficked community center in north Baltimore. Two signalized and five total access points provide convenient entry and egress from Perring Parkway or the communities along McLean Boulevard and Taylor Avenue.

### FEATURING

<b>AVAILABILITY</b>	Immediate
<b>SIZE</b>	2,900 square feet & 3,000 square feet
<b>RENTAL RATE</b>	Negotiable
<b>NET CHARGES</b>	\$3.50 per square foot
<b>TRAFFIC COUNTS</b>	33,652 AADT - Perring Parkway 18,105 AADT - Mc Clean Boulevard 4,822 AADT - Oakleigh Road

### DEMOGRAPHICS AT A GLANCE

2015 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	24,084	184,841	416,236
No. Households	9,992	73,698	165,694
Average HH Income	\$56,561	\$70,515	\$72,364
Daytime Population	4,478	72,157	171,889

### FOR MORE INFORMATION, CONTACT:

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# SITE PLAN Parkway Crossing • Parkville, MD 21234

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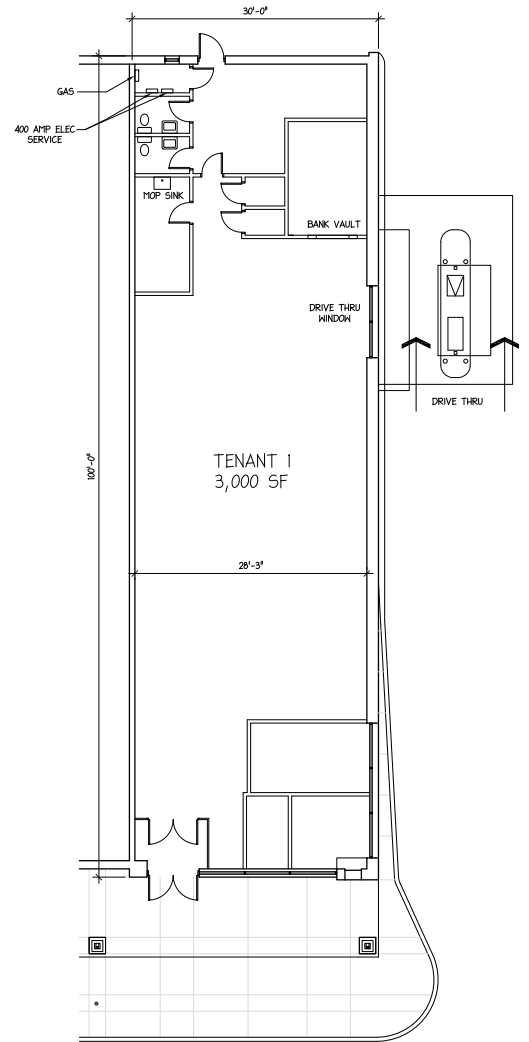
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# TENANT 1 LOD Parkway Crossing • Parkville, MD 21234

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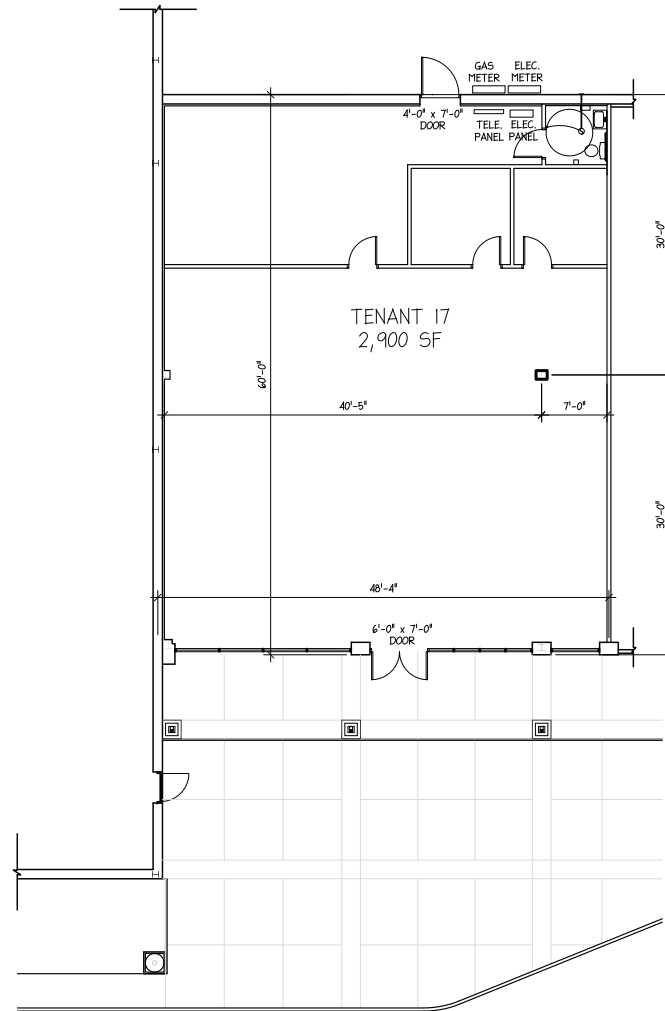
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# TENANT 17 LOD Parkway Crossing • Parkville, MD 21234

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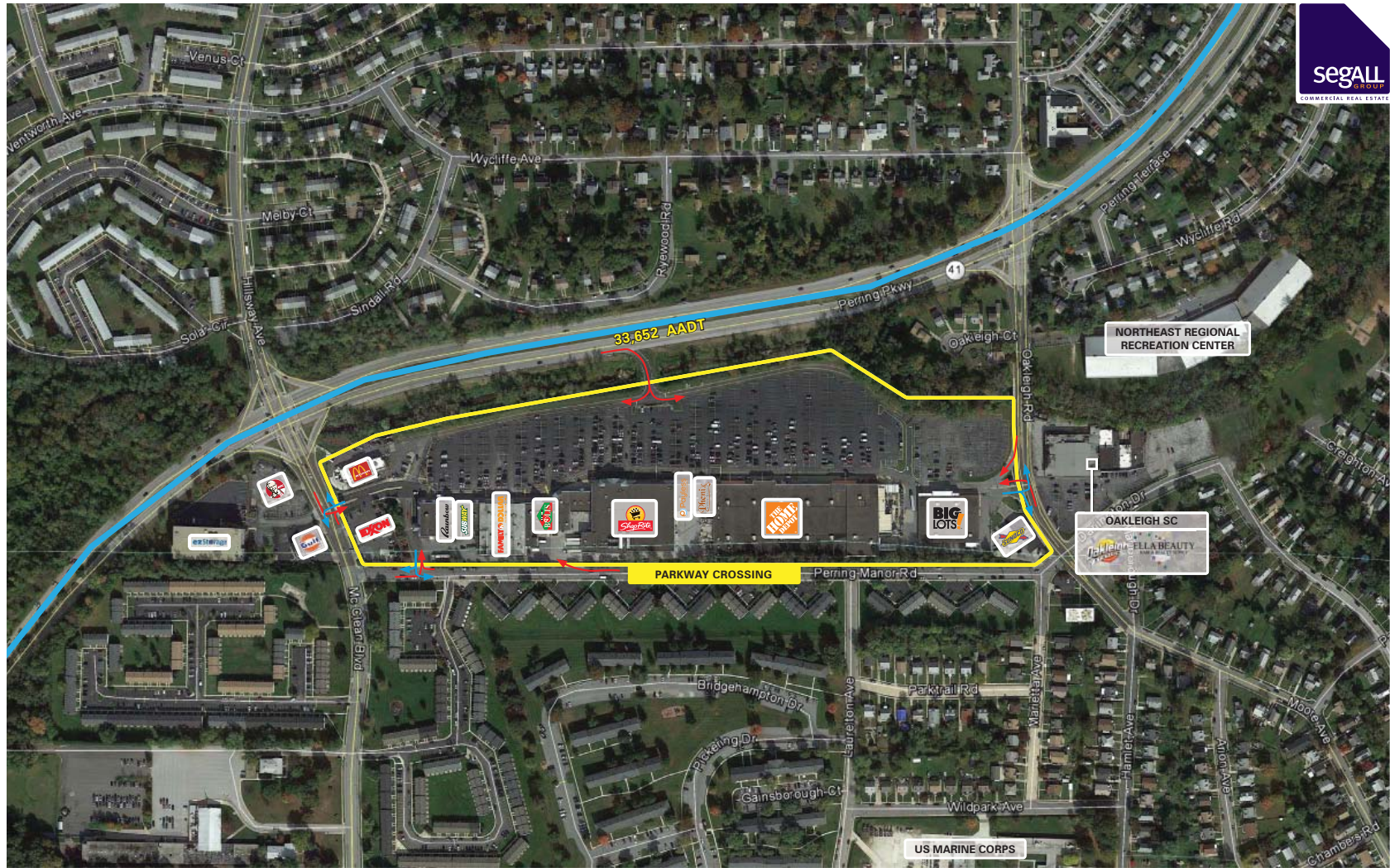
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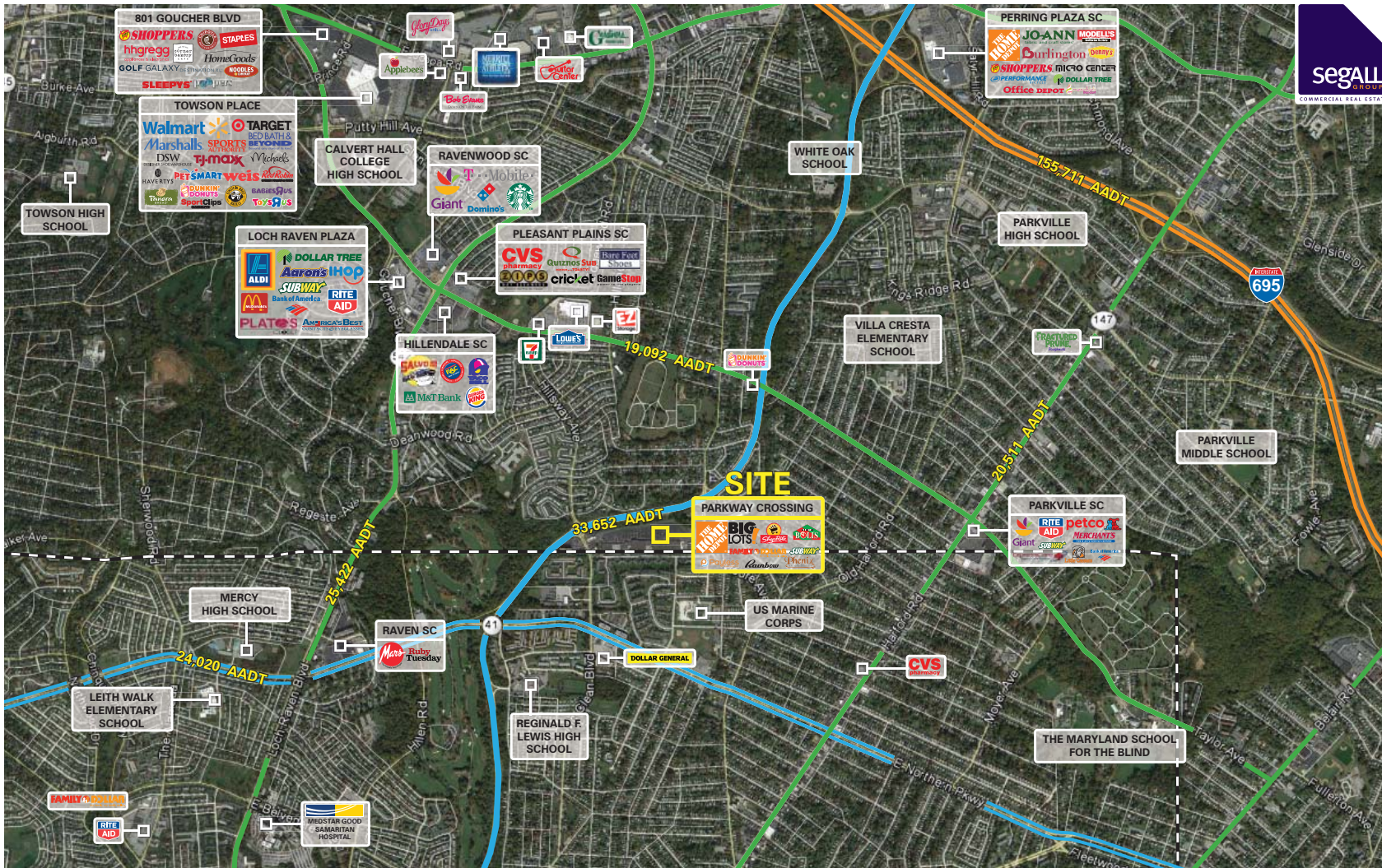
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