



MAPLE LAWN

M A R Y L A N D

www.MAPLELAWNMD.com




GRENEBAUM
ENTERPRISES

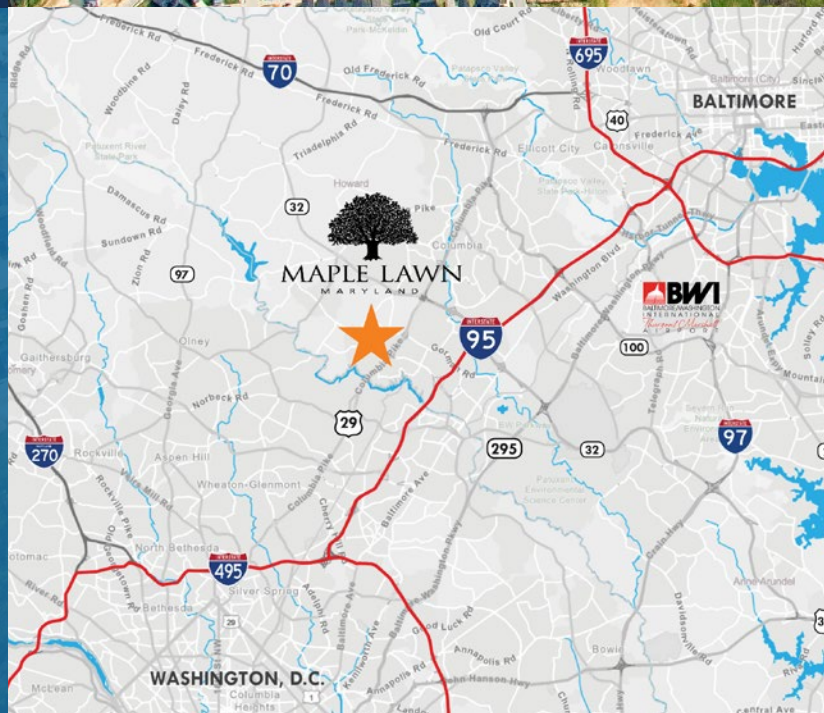
 **MACKENZIE**
RETAIL



MAPLE LAWN MARYLAND

WELCOME TO MAPLE LAWN...

...an award winning, 600+ acre, mixed-use development, centrally positioned along Route 29, between Baltimore and Washington, D.C. One of the largest planned unit developments in Maryland, current development includes 1.2M square feet of Class A office/medical, 140,000 square feet of retail, 210,000 square feet of flex space and approximately 1,308 high-end residences.



DISTANCE TO:

AMTRAK	20 miles	JHU Applied Physics Laboratory	1 mile
Annapolis (Downtown)	31 miles	MD Rt. 29	1 mile
Baltimore (Downtown)	22 miles	MD Rt. 32	2.7 miles
BWI Airport	19 miles	National Institute of Health	21 miles
Columbia (Downtown)	6 miles	NSA and Fort Meade	9 miles
I-95	3 miles	Reagan-National Airport	32 miles
I-495 (Capital Beltway)	10 miles	MD-295 (Balt-Wash. Pkwy)	8 miles
I-695 (Baltimore Beltway)	16 miles	Washington-Dulles Intl. Airport	44 miles
InterCounty Connector (ICC)	4.5 miles	Washington, D.C. (Downtown)	28 miles



Howard County's gem, Maple Lawn continues to fulfill the county's growing need for new homes, prime retail, office/medical opportunities, flex product & hospitality.







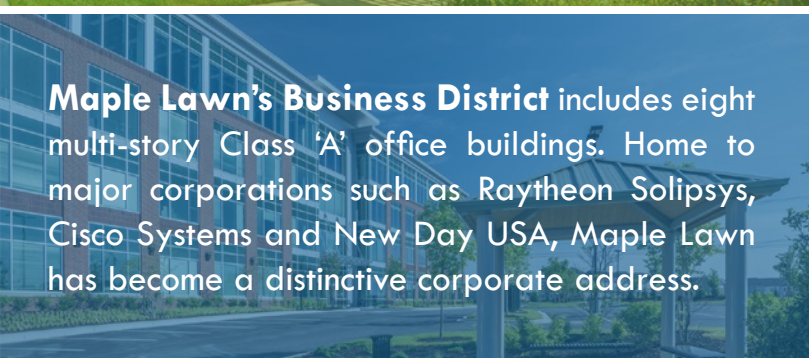
Maple Lawn offers five distinctive neighborhoods featuring an eclectic mix of estate homes, town homes, single family manors and luxury condominium units.

RESIDENTIAL



RETAIL

The **live-work-shop-play** community of Maple Lawn provides residents and visitors alike with a unique array of local & national high-quality dining establishments, boutique shops and service retailers.



Maple Lawn's Business District includes eight multi-story Class 'A' office buildings. Home to major corporations such as Raytheon Solipsys, Cisco Systems and New Day USA, Maple Lawn has become a distinctive corporate address.

OFFICE/ MEDICAL



FLEX/ OFFICE

Maple Lawn Corporate Center is a 20-acre business park within the Maple Lawn mixed-use community. The corporate center includes five single-story flex/R&D buildings.





BLDG. I | 8180 MAPLE LAWN BLVD

BACH TO ROCK
SIDAMO COFFEE & TEA
AVAILABLE: 1,915 SF
LEASED: BUTCHER
BRA-LA-LA
LOONEY'S PUB

BLDG. II | 8191 MAPLE LAWN BLVD

LIB'S GRILL
THE NOW MASSAGE
MIKEY & MEL'S DELI
VANGUARD ORTHODONTICS
&RUNNING

BLDG. III | 18194 WESTSIDE BLVD

HIGHSTARR COPY & PRINT
GONG CHA BUBBLE TEA
HAIR CUTTERY
C2 EDUCATION
ORGANIC CLEANERS
TODAY'S IMAGE SALON
SUSHI TENDOU

BLDG. IV | 11811 W. MARKET PLACE

CHIPOTLE
HUDSON COASTAL
AVAILABLE: 2,489 SF
1000 DEGREES PIZZA

BLDG. V | 11815 W. MARKET PLACE

MAPLE LAWN WINE & SPIRITS
BLISS NAIL SALON
ELLIE'S ARRANGEMENTS
PET BARN

BLDG. VI | 8175 WESTSIDE BLVD

MAIWAND KABOB
PURE BARRE
FRESH DENTAL GROUP
CAPITAL HEALTHCARE
SECU CREDIT UNION

BLDG. VII | 11710 E. MARKET PLACE

DECADENT COFFEE/DESSERT BAR
COOKIE CUTTERS HAIRCUTS
PATAPSCO BICYCLES
SUNSET RAW JUICE BAR
VERIZON WIRELESS
DRAYER PHYSICAL THERAPY

BLDG. VIII | 8170 MAPLE LAWN BLVD

TUTTI FRUTTI FROZEN YOGURT

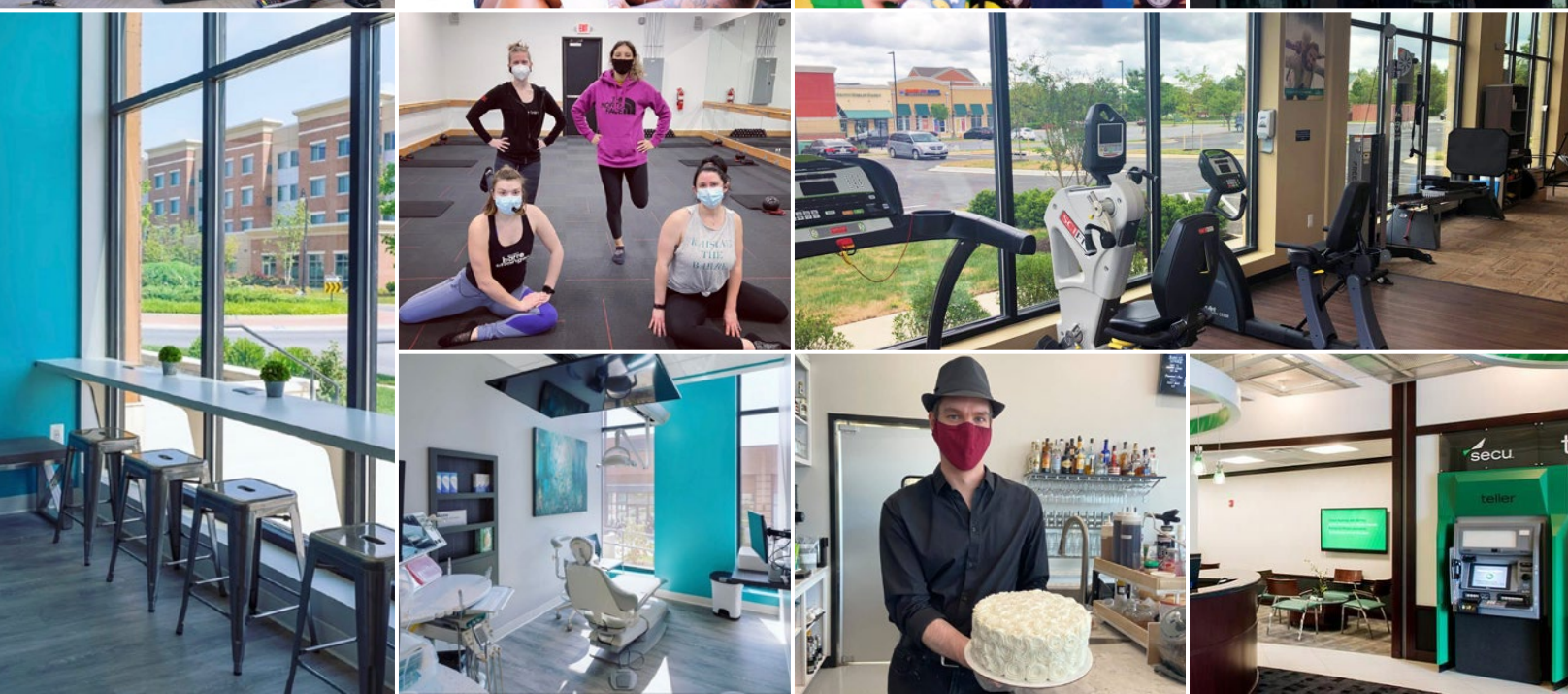
BLDG. IX | 8171 MAPLE LAWN BLVD

RANAZUL TAPAS BAR & RESTAURANT

PAD TENANTS

HARRIS TEETER	FIRESTONE
MCDONALD'S	CVS
BP GAS	PNC
MARYLAND BLDG. INDUSTRY ASSN.	
PANERA BREAD (COMING SOON!)	
STEELFIRE KITCHEN + BAR	





MAPLE LAWN | DEMOGRAPHICS (2020)



RESIDENTIAL POPULATION	NO. OF HOUSEHOLDS
6,901 1 MILE	2,219 1 MILE
34,050 3 MILES	11,577 3 MILES
169,672 5 MILES	62,044 5 MILES
FULL REPORT	
AVERAGE HOUSEHOLD INCOME	DAYTIME POPULATION
\$237,107 1 MILE	7,076 1 MILE
\$198,705 3 MILES	34,614 3 MILES
\$145,847 5 MILES	167,067 5 MILES

As the wealthiest Tapestry market, these are highly educated professionals who have reached their career goals. Consumers select upscale fitness centers and shop at high-end retailers for their personal effects.

2.84
AVERAGE HH SIZE

47.3
MEDIAN AGE

\$173,200
MEDIAN HH INCOME



46%
TOP TIER
2 MILES

These consumers are well-educated career professionals with incomes at more than twice the U.S. level. These mostly married couples take pride in their newer homes and spend valuable time and energy upgrading.

3.13
AVERAGE HH SIZE

40.8
MEDIAN AGE

\$138,100
MEDIAN HH INCOME



32%
PROFESSIONAL PRIDE
2 MILES

These well educated and well capitalized residents enjoy good food and wine, as well as the cultural amenities of a city. Informed and well connected, they research before purchasing and focus on quality.

2.85
AVERAGE HH SIZE

45.1
MEDIAN AGE

\$108,700
MEDIAN HH INCOME



20%
SAVVY SUBURBANITES
2 MILES

These residents are well educated and climbing the ladder in STEM (science, technology, engineering and mathematics) occupations. This young market makes over 1-1/2 times more income than the US median.

2.48
AVERAGE HH SIZE

35.3
MEDIAN AGE

\$86,600
MEDIAN HH INCOME



2%
ENTERPRISING PROFESSIONALS
2 MILES



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GREENEBAUM
ENTERPRISES



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