

BELVEDERE WEST

YORK RD & BELVEDERE AVE

BALTIMORE, MD 21212

FOR LEASE

FULLY FIXTURED RESTAURANT & RARE MEDICAL SPACE

RESTAURANT SPACE:

- 1,800 SF ground level plus outside patio
- 1,800 SF basement included no charge
- Full-serve restaurant with complete equipment
- Located next to the popular Zen West Cantina and across from Belvedere Square, the site draws from the same outstanding market area.
- The space offers both inside and outside dining options, full kitchen with hood in great shape, 6-burner gas range, flyers, a smoker, prep tables, sinks, storage, and walk-ins.

MEDICAL SPACE:

- ±1,400 SF medical office space with two treatment rooms
- Dedicated parking behind the building
- Formerly a podiatry practice

TRAFFIC COUNTS:

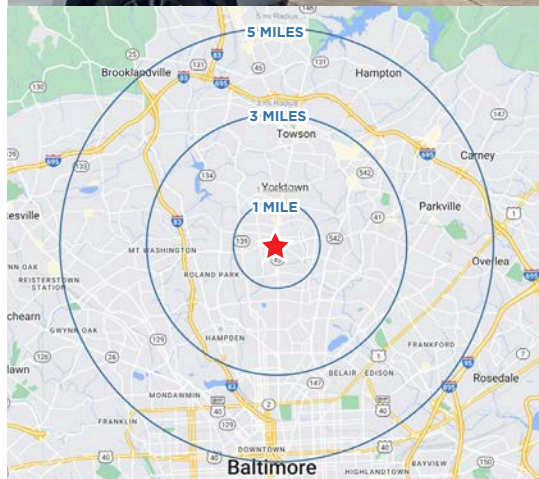
- 17,843 AADT on York Rd

DEMOGRAPHICS:

1 MILE	3 MILES	5 MILES
POPULATION		
25,180	185,406	497,815
HOUSEHOLDS		
10,193	76,214	205,896
AVERAGE HOUSEHOLD INCOME		
\$118,908	\$102,891	\$89,121
DAYTIME POPULATION		
5,016	96,327	236,895

RESTAURANT
1,800 SF

438 E Belvedere Ave



MEDICAL
±1,400 SF

5922 York Rd



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