

RETAIL FOR LEASE GLENWOOD STATION

2480-2490 Route 97, Glenwood, MD 21738

Available: 1,200 - 10,400 SF



PROPERTY DESCRIPTION

Total project size: Two 20,000 SF buildings. Many retail, medical, office or special use opportunities available for lease on the well traveled RT 97 in the Glenwood Center.

LOCATION DESCRIPTION

Easy access off of Rt 97 in beautiful Glenwood, Western Howard County

PROPERTY HIGHLIGHTS

- Retail center located in the heart of affluent and growing Howard County
- Located next to Howard County Western Regional Park and sports complex and two public schools
- Strong demographics and high traffic count

BUILDING DATA

- Zoning B-2
- Total project size: 40,000 SF

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OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (NNN)
Available SF:	1,200 - 10,400 SF
Project Size:	40,000 SF

SPACES

	LEASE RATE	SPACE SIZE
2490 Route 97 - Unit 1-2	\$24.00 SF/yr	3,530 SF
2490 Route 97 - Unit 7-12	\$24.00 SF/yr	1,200 - 10,400 SF

DEMOGRAPHICS

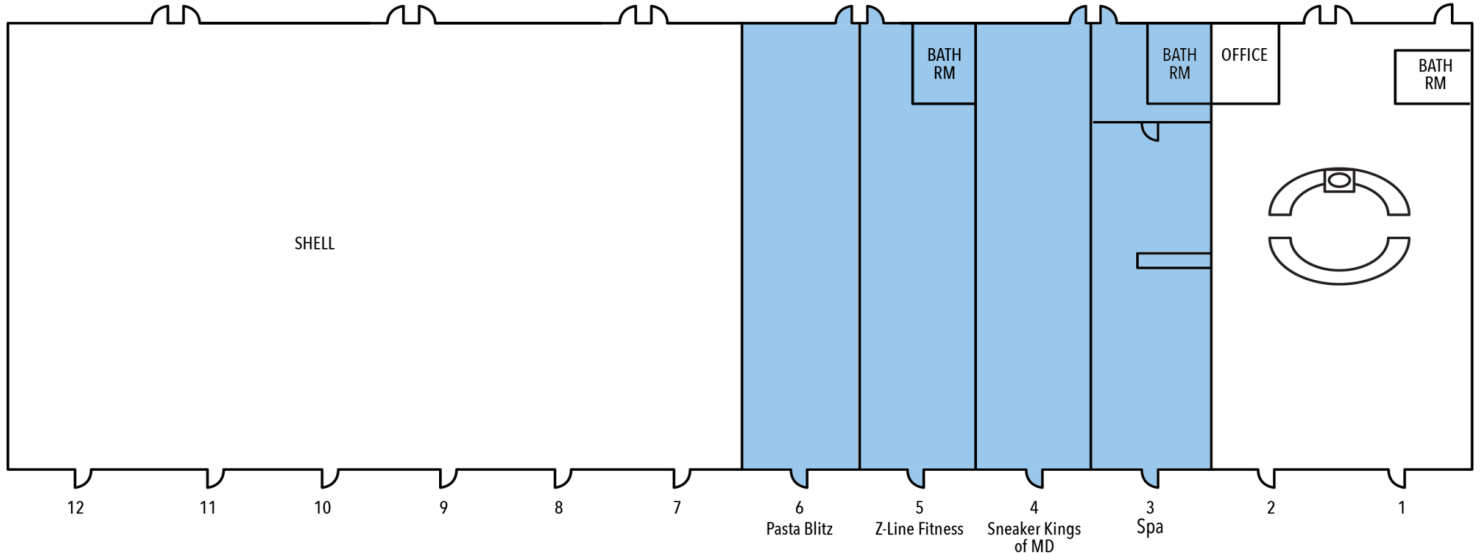
	1 MILE	5 MILES	10 MILES
Total Population	734	20,185	127,647
Average HH Income	\$168,433	\$159,566	\$145,869
Average House Values		\$747,868	\$588,780

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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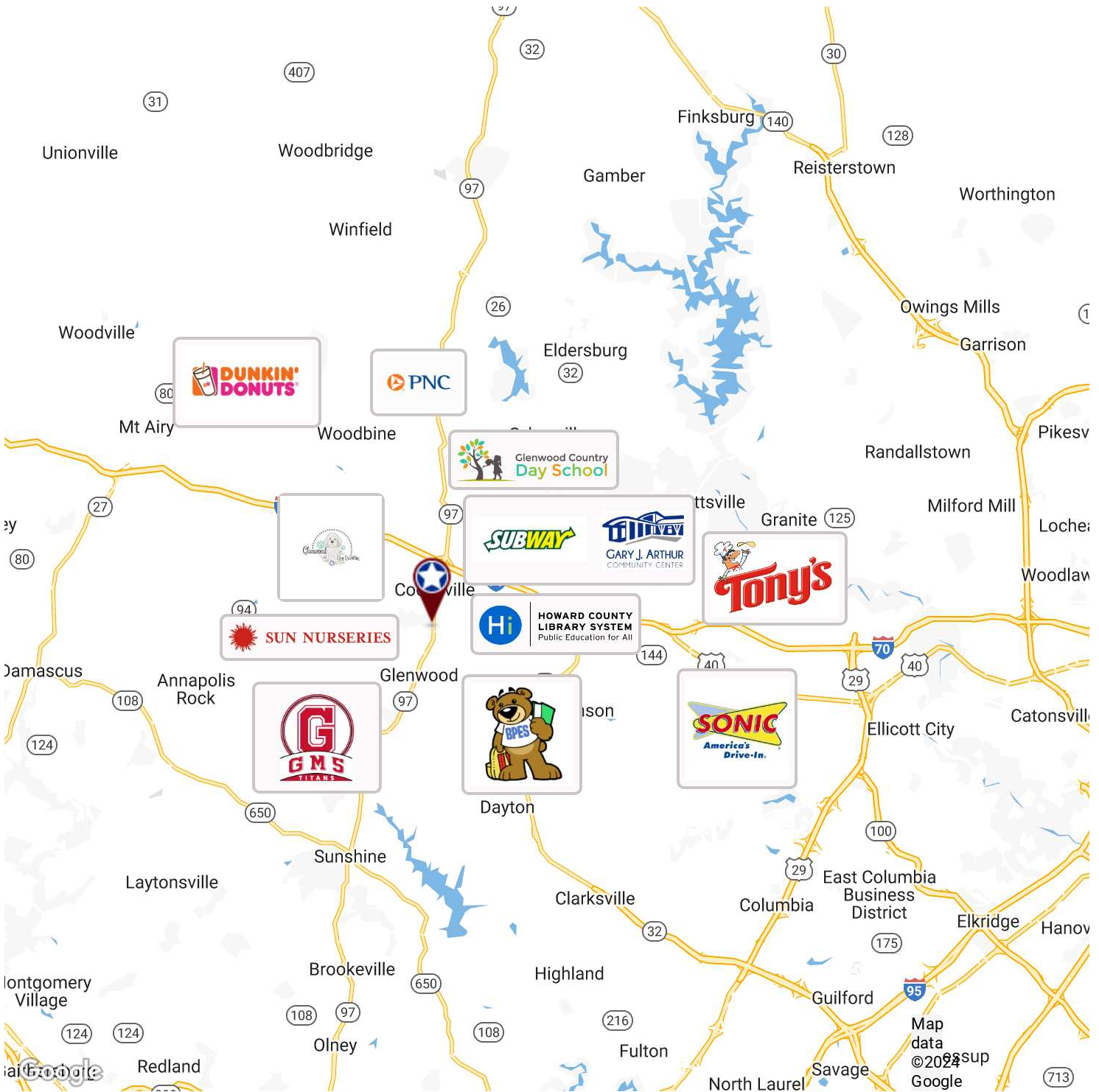
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