

VILLAGE SQUARE AT URBANA

FREDERICK COUNTY



JBG SMITH



PROPERTY OVERVIEW

Beautifully designed first-class new retail development at the primary access point into the Villages of Urbana. Well thought out and appointed architecture, ample surface parking, with incredible visibility and signage opportunity. Be at the gateway of the highly successful residential development, with daytime employee base to include Fannie Mae, Kite Pharmaceutical, and Legal & General America.

LOCATION

Urbana, MD Phase 2 now available | Join Chipotle, Panera Bread, The UPS Store, Tropical Smoothie, Starbucks and others.

SPACE AVAILABLE

2,200 SF

GROSS LEASABLE AREA

38,126 SF

DEMOGRAPHICS

RADIUS	HH INCOME	POPULATION
1 mile:	\$152,139	3,505
3 mile:	\$150,140	13,701
5 mile:	\$146,477	24,170

TRAFFIC COUNT

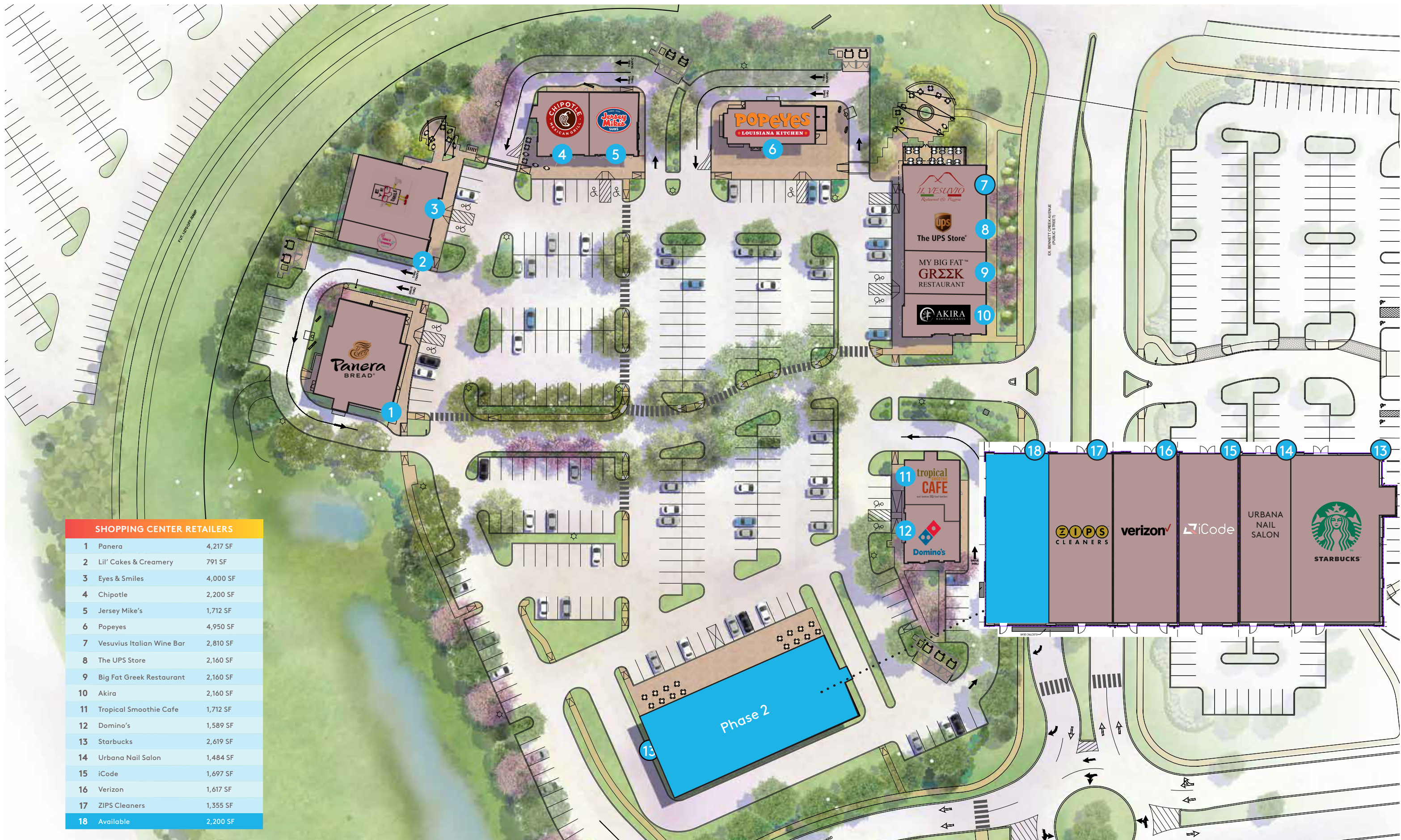
72,630 vehicles daily on I-270

CONTACT

Bob Schwenger | 301.657.7331
bschwenger@jbgsmith.com

Ben Brehne | 240.333.7713
bbrehne@jbgsmith.com





SHOPPING CENTER RETAILERS		
1	Panera	4,217 SF
2	Lil' Cakes & Creamery	791 SF
3	Eyes & Smiles	4,000 SF
4	Chipotle	2,200 SF
5	Jersey Mike's	1,712 SF
6	Popeyes	4,950 SF
7	Vesuvius Italian Wine Bar	2,810 SF
8	The UPS Store	2,160 SF
9	Big Fat Greek Restaurant	2,160 SF
10	Akira	2,160 SF
11	Tropical Smoothie Cafe	1,712 SF
12	Domino's	1,589 SF
13	Starbucks	2,619 SF
14	Urbana Nail Salon	1,484 SF
15	iCode	1,697 SF
16	Verizon	1,617 SF
17	ZIPS Cleaners	1,355 SF
18	Available	2,200 SF

VILLAGE SQUARE AT URBANA / AERIAL

