

# COMMERCIAL SPACE FOR LEASE

## 12450 Parklawn

12450 Parklawn Drive  
Rockville, MD 20852

### FEATURING:

SUITE	S.F.
12450	13,725

### DEMOGRAPHICS:

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	24,990	157,972	357,678
AVERAGE HH INCOME	\$80,670	\$93,551	\$101,308
ANNUAL CONSUMER SPENDING	\$279,227	\$1,846,990	\$4,473,663

### IN THE AREA:



### OVERVIEW:

This former hair school is ideal for another school, daycare, dance/fitness studio or church. Large open layouts with multiple offices and restrooms available along with ample surface parking.

The suburban neighborhood is bound by Rockville to the north, Aspen Hill to the east, North Bethesda to the south, and Travilah to the west. Significant growth within this area, redevelopment within the city of Rockville, being minutes away from the Twinbrook Metro and easily accessible by car, biking or walking makes this an ideal location.

### STREET VISIBILITY: PARKLAWN DRIVE



GREAT LOCATION

INTERIOR PHOTOS:



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[WWW.WOODMONT.US](http://WWW.WOODMONT.US)

DAVID SMITH

CELL: (202) 258-3175 | OFFICE: (301) 652-2303  
dsmith@woodmont.us | 4919 Bethesda Ave Suite 200, Bethesda, MD



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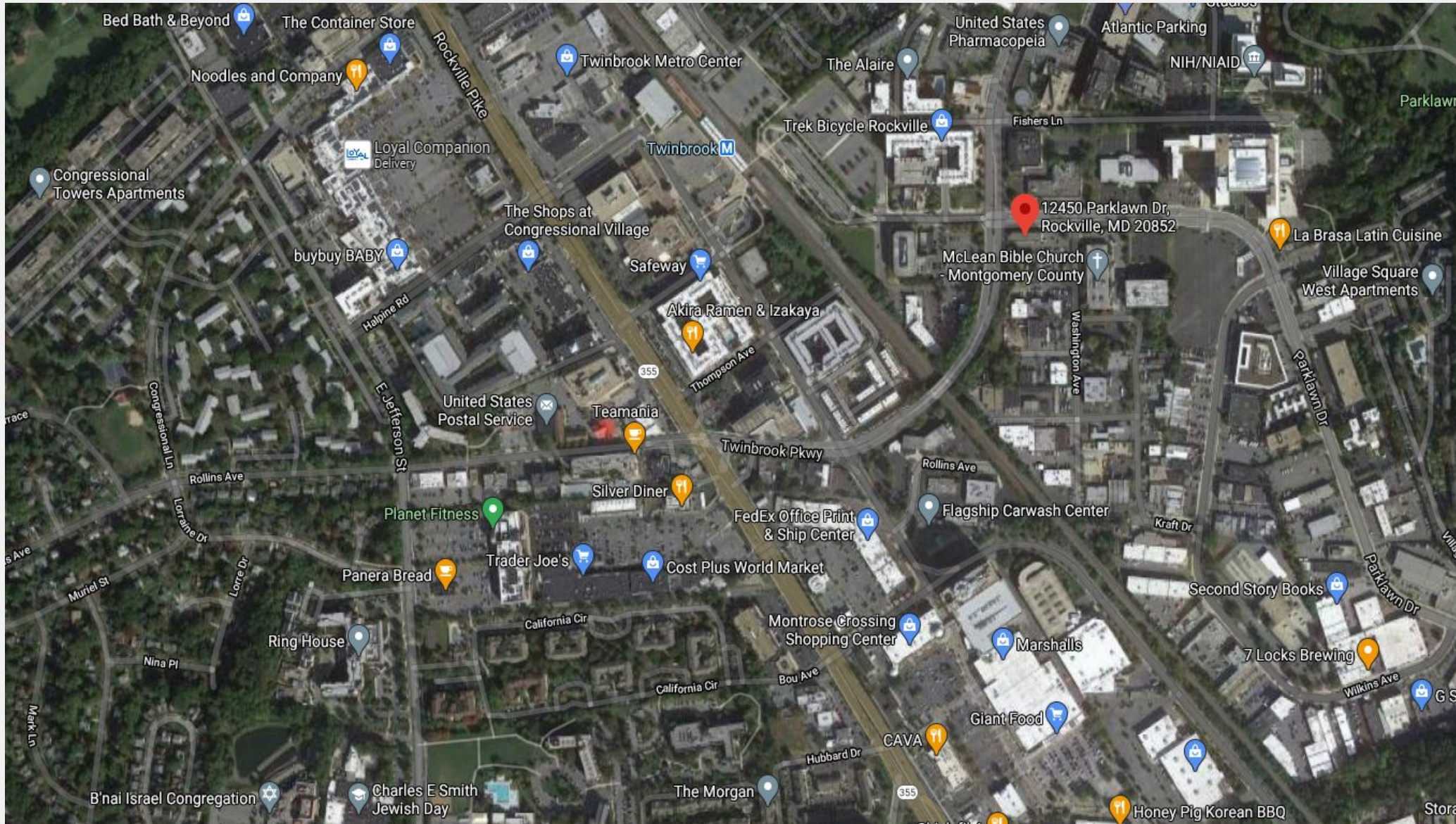
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MAP:



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