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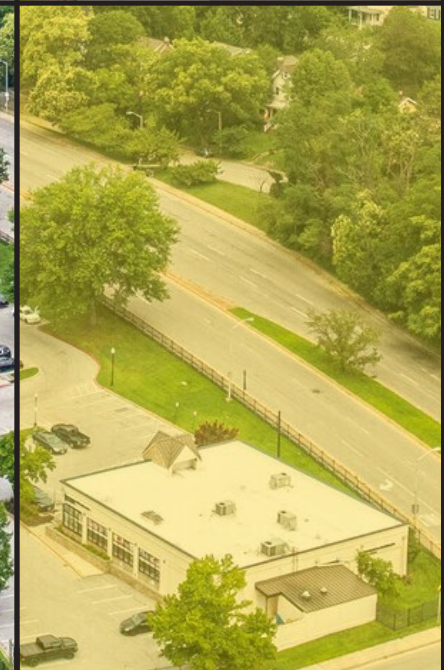


Belvedere Square

York Rd & E Belvedere Avenue

Baltimore, Maryland 21212

visit us
MORNING, NOON, & NIGHT





- 1 LOYOLA CLINICAL CENTER
- 2 TOBACCO EXPRESS
- 3 MUNCHIES CAFÉ
- 4 NEXT ONE UP
- 5 NASA NAILS
- 6 GORDON FLORIST
- 7 LEVIN EYECARE

- 8 THE SEASONED OLIVE
- 9 LOVE IS LOVE
- 10 GRAND CRU
- 11 THAI LANDING
- 12 HILO POKE
- 13 TOM TOM
- 14 KESH & FRESH

- 15 MASON'S LOBSTER ROLLS
- 16 PIZZA TRUST
- 17 PRIGEL FAMILY CREAMERY
- 18 ATWATER'S
- 19 B'MORE TWIST
- 20 NEOPOL SAVORY SMOKERY
- 21 PONO TACO

- 22 BONJOUR CREPES
- 23 KOB A KOREAN BARBECUE
- 24 F45 TRAINING
- 25 AVAILABLE: 2,212 SF
- 26 AVAILABLE: 1,875 SF
- 27 AVAILABLE: 6,282 SF
- 28 THE PHARMACY AT BSQ

- 29 CHARM CITY HEMP
- 30 MD VASCULAR SPECIALISTS
- 31 AVAILABLE: 2,631 SF (2ND FL)
- 32 MULTI-SPECIALTY HEALTH CARE
- 33 BRIDGES BALTIMORE
- 34 JIMMY JOHN'S
- 35 VERIZON

- 36 DUNKIN'
- 37 TRUIST
- 38 UNIVERSITY OF MARYLAND URGENT CARE

5911
YORK RD



510-548
BELVEDERE
AVENUE





Towson Town Center



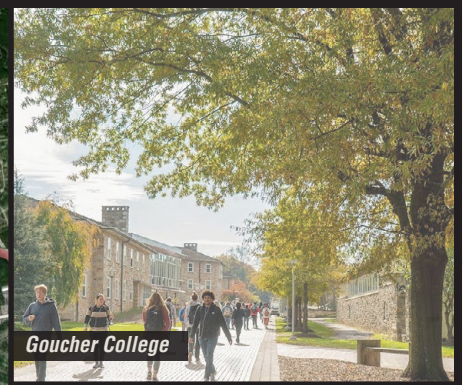
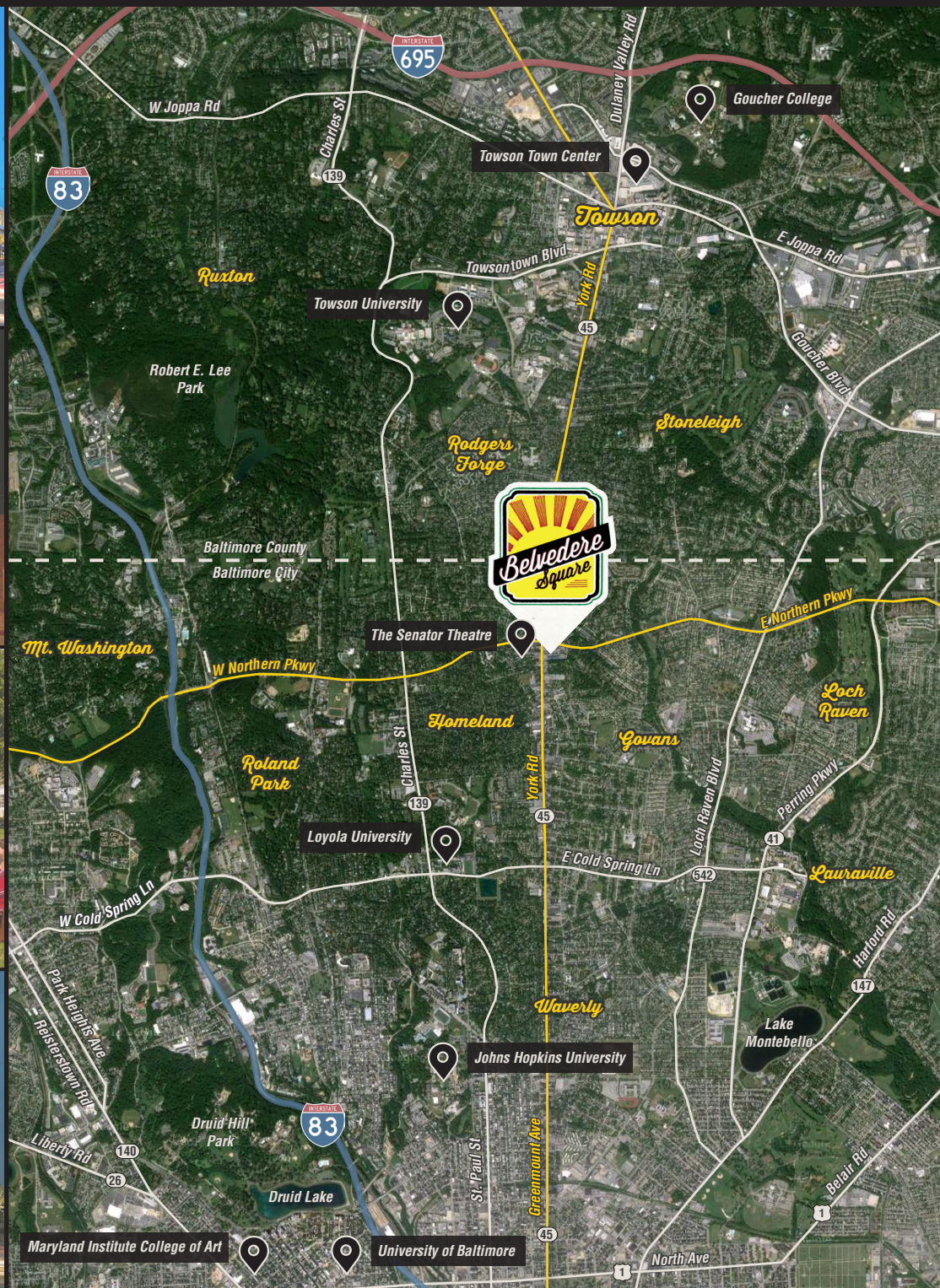
The Senator Theatre



Johns Hopkins University



Maryland Institute College of Art



Goucher College



Towson University



Loyola University



University of Baltimore

Demographics (2025):

1 MI. | 3 MI. | 5 MI.



RESIDENTIAL POPULATION

26,187 | 184,437 | 485,772



NUMBER OF HOUSEHOLDS

10,871 | 77,976 | 209,085



AVG. HOUSEHOLD INCOME

\$130,334 | \$113,435 | \$97,702



DAYTIME POPULATION

19,916 | 186,665 | 507,434



EDUCATION (COLLEGE+)

72.5% | 73.7% | 64.1%

Retail Expenditures:

1 MI. | 3 MI. | 5 MI.



FURNITURE + HOME

\$22.3M | \$139.0M | \$324.2M



ENTERTAINMENT/RECREATION

\$49.3M | \$308.0M | \$714.2M



FASHION + CLOTHING

\$30.3M | \$193.0M | \$449.2M



FOOD AWAY FROM HOME

\$49.8M | \$319.7M | \$734.0M

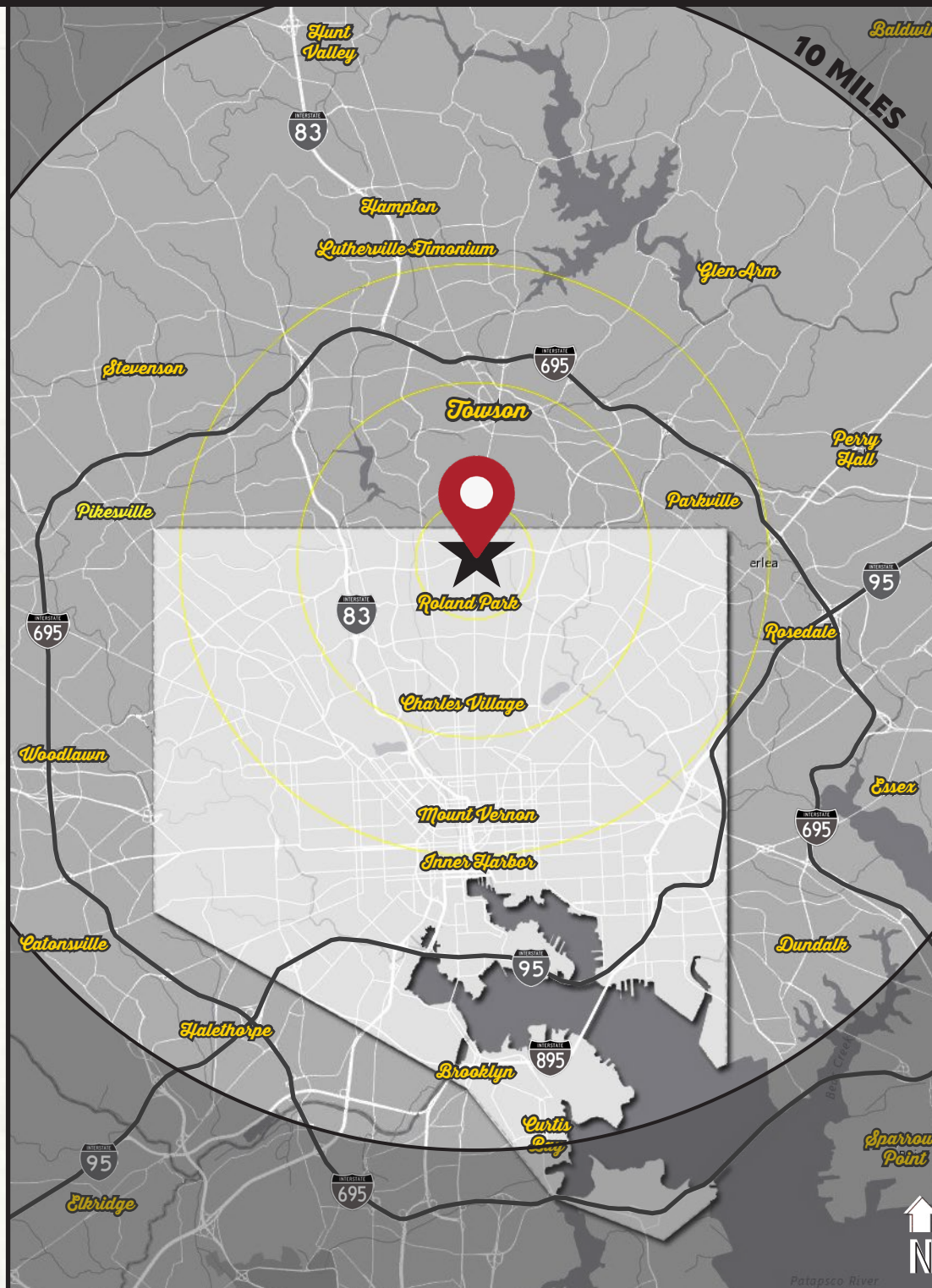


HEALTH + WELLNESS

\$9.3M | \$56.8M | \$138.2M



FULL REPORT



Top Lifestyles (2 Mile Radius):

26.2% FAMILY FOUNDATIONS



Most households are occupied by a single person, a married couple without children, or a combined family without couples or children. They earn middle-tier incomes and tend to shop at discount stores.

2.50
AVG. HH SIZE

41.0
MEDIAN AGE

\$58,089
MEDIAN HH INCOME

13.2% URBAN CHIC



These highly educated professionals with upper tier incomes are predominantly composed of married couples, many of whom are raising young children. They exercise frequently and eat organic foods.

2.38
AVG. HH SIZE

41.9
MEDIAN AGE

\$144,754
MEDIAN HH INCOME

10.8% TOP TIER



These residents have the highest net worth among all segments, primarily consisting of married couples with or without children living at home. They shop at upscale retailers and frequent fine dining restaurants.

2.84
AVG. HH SIZE

45.4
MEDIAN AGE

\$209,720
MEDIAN HH INCOME

7.7% KIDS AND KIN



These residents are generally under the age of 54, with jobs in health care, retail, food, manufacturing and transportation. Spending tends to be on baby/children's products, TVs, video gaming and jewelry.

2.57
AVG. HH SIZE

33.3
MEDIAN AGE

\$50,960
MEDIAN HH INCOME

6.7% CITY GREENS



These residents are mostly married couples with dual incomes, with more than half of those 25 and older holding a bachelor's or graduate degree. They like to spend time outside, and bank and shop online.

2.20
AVG. HH SIZE

41.4
MEDIAN AGE

\$97,516
MEDIAN HH INCOME

FOR MORE INFO
CONTACT:



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MIKE RUOCO

SENIOR VICE PRESIDENT & PRINCIPAL

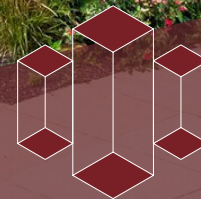
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LOYOLA
UNIVERSITY MARYLAND
CLINICAL CENTERS

OWNED AND MANAGED BY PREMIER BELVEDERE, LLC, AN AFFILIATE OF



THE
PREMIER
COMPANIES

WEBSITE:

WWW.PREMIERINVESTMENT.COM