

FOR LEASE

 BALTIMORE

819 W 36TH ST
BALTIMORE, MD 21211



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LOCATION REVIEW

819 W 36TH ST

LEASE PRICE:

\$1,900/MO NNN
FOR GROUND LEVEL+BASEMENT

\$2,500/MO NNN
FOR ALL THREE FLOORS

BUILDING SIZE:

1200SF

YEAR BUILT:

1900

ZONING:

C-1

HIGHLIGHTS:

- ▶ THE SPACE HAS AN OUTDOOR PATIO AND WALK-IN FRIDGE AND IS SET UP FOR A BAKING KITCHEN (NO HOOD SYSTEM) IN THE BASEMENT.



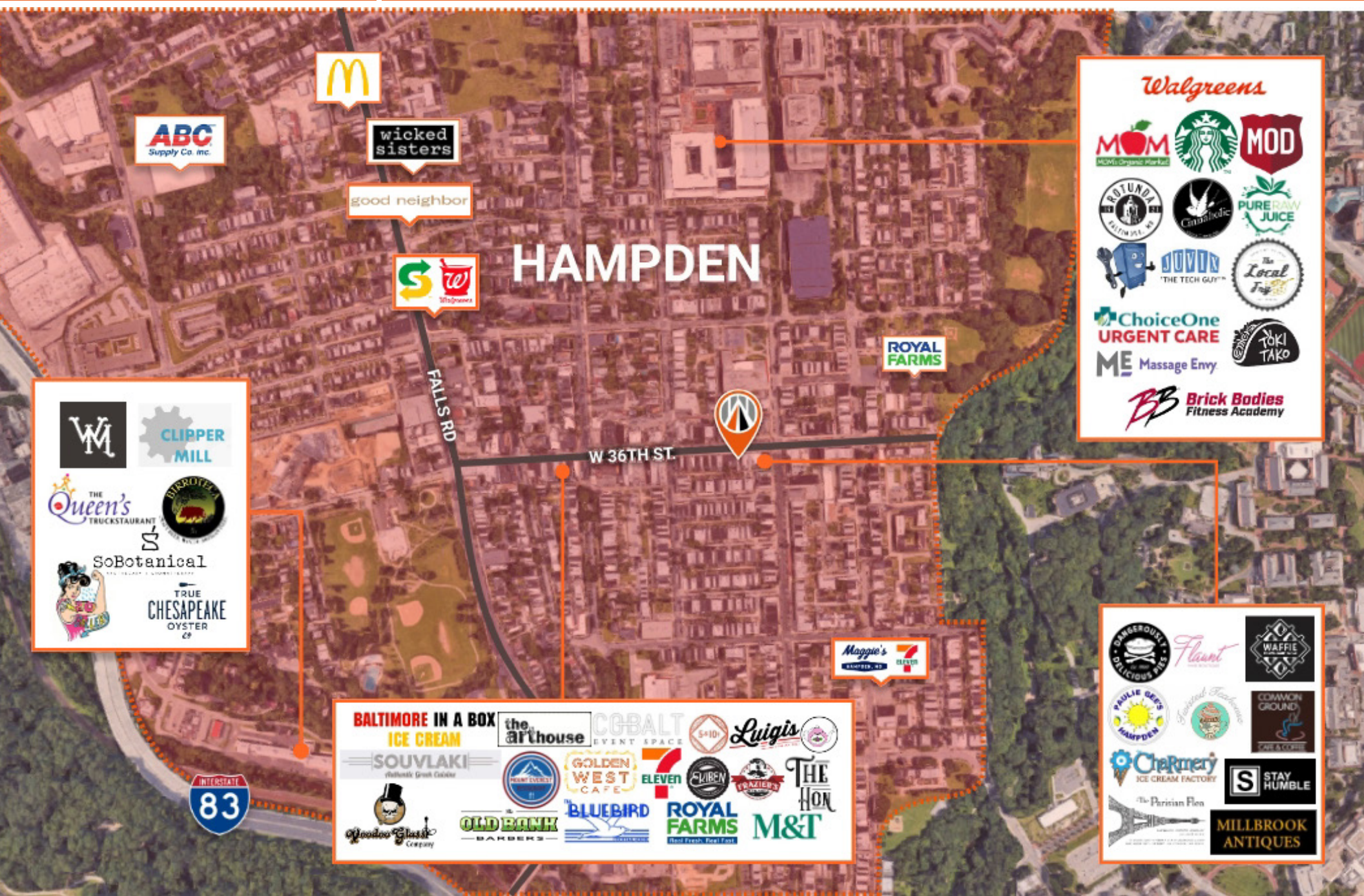
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LOCAL TRADE AREA

819 W 36TH ST



HAMPDEN



W 36TH ST.

FALLS RD

Walgreens

BB *Brick Bodies Fitness Academy*

BALTIMORE IN A BOX ICE CREAM



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AERIAL MAP

819 W 36TH ST

- 36 DIGITAL CAVE MEDIA
- 37 DANIELA RESTAURANT
- 38 THE VERANDAH KITCHEN IN HAMPDEN
- 39 ACADEMY FOR COLLEGE & CAREER EXPLORATION
- 40 SKATEPARK OF BALTIMORE
- 41 NEPENTHE BREWING CO.
- 42 SUZIES SOBA
- 43 VILLAGE CHURCH HAMPDEN
- 44 ST. THOMAS AQUINAS CHURCH
- 45 WHITEHALL MILL

STEEL AND WIRE PRODUCTS CO.

- 1 WAFFIE
- 2 JERK TACO
- 3 LUIGI'S ITALIAN DELI
- 4 MONA'S SUPER NOODLE
- 5 FIVE & DIME ALE HOUSE
- 6 THE CHARMERY
- 7 COMMON GROUND CAFE
- 8 PAULIE GEE'S HAMPDEN
- 9 CRAFTED HAIR SALON
- 10 RIBALDI'S PIZZA & SUBS
- 11 BODHI CORNER
- 12 HARMONY BAKERY
- 13 TREEHOUSE CAFE & JUICE BAR
- 14 ROCKET TO VENUS
- 15 NYQUIST
- 16 THE WINE SOURCE
- 17 KING TOBACCO
- 18 EKIBEN
- 19 FRAZIER'S ON THE AVENUE
- 20 CAFE HON
- 21 BALTIMORE IN A BOX ICE CREAM
- 22 SUZIES SOBA
- 23 THE FOOD MARKET
- 24 M&T BANK
- 25 ROYAL FARMS
- 26 DIGITAL CAVE MEDIA
- 27 ST. LUKE CHURCH
- 28 DYLAN'S OYSTER CELLAR
- 29 HAMPDEN ELEMENTARY SCHOOL
- 30 UNITED STATES POSTAL SERVICES
- 31 THE SALVATION ARMY
- 32 PRO ASH CONSTRUCTION
- 33 KESWICK AUTO CENTER
- 34 DAVENPORT IMPORT & ARTS
- 35 HOLY FRIJOLE

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DEMOGRAPHICS

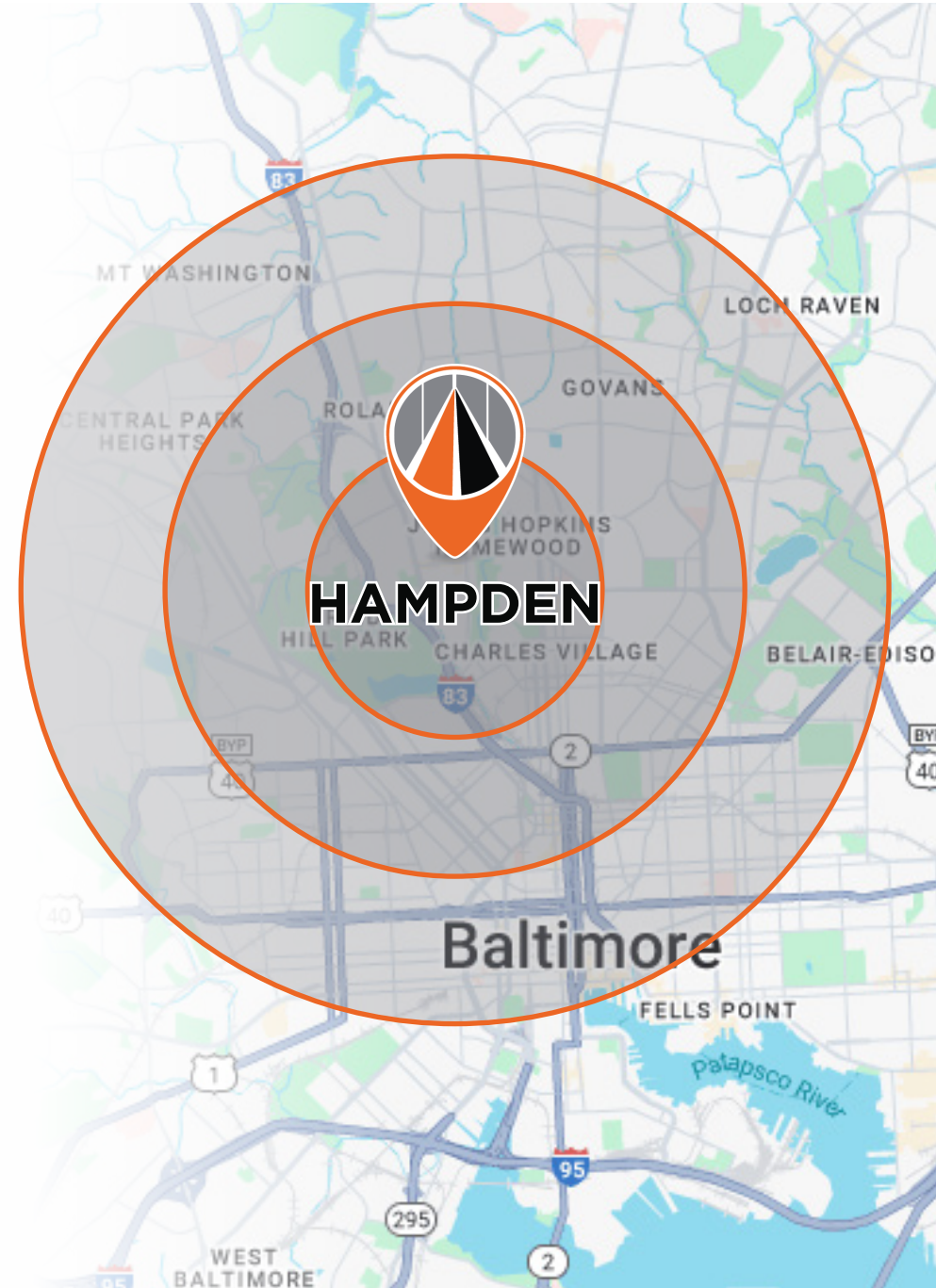
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POPULATION

	1 MILE	2 MILES	3 MILES
TOTAL POPULATION	29,195	119,705	283,429
AVERAGE AGE	33.6	34.1	35.0
AVERAGE AGE (MALE)	32.9	32.6	32.6
AVERAGE AGE (FEMALE)	34.9	34.7	36.6

HOUSEHOLD & INCOME

	1 MILE	2 MILES	3 MILES
TOTAL HOUSEHOLD	12,419	48,488	109,288
# OF PERSONS PER HH	2.4	2.5	2.5
AVERAGE HH INCOME	\$71,143	\$65,079	\$57,588
AVERAGE HOUSE VALUE	\$329,432	\$309,125	\$273,789





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