

FOR LEASE

1037 Light Street, Baltimore, MD



Prime Federal Hill
Retail Location

Laurie Murphy-Zuiderhof
443.756.5102
laurie@hyattcommercial.com

Treva Ghattas
301.991.6334
treva@hyattcommercial.com

HIGHLIGHTS

- Highly Visible Location on Light Street
- Heavy foot traffic / Vehicle Traffic Count: over 30,000 cars/day
- Surrounded by dense daytime and residential population
- Near the new renovated Cross Street Market
- Minutes from Ravens Stadium, Camden Yards and Inner Harbor

OFFERING



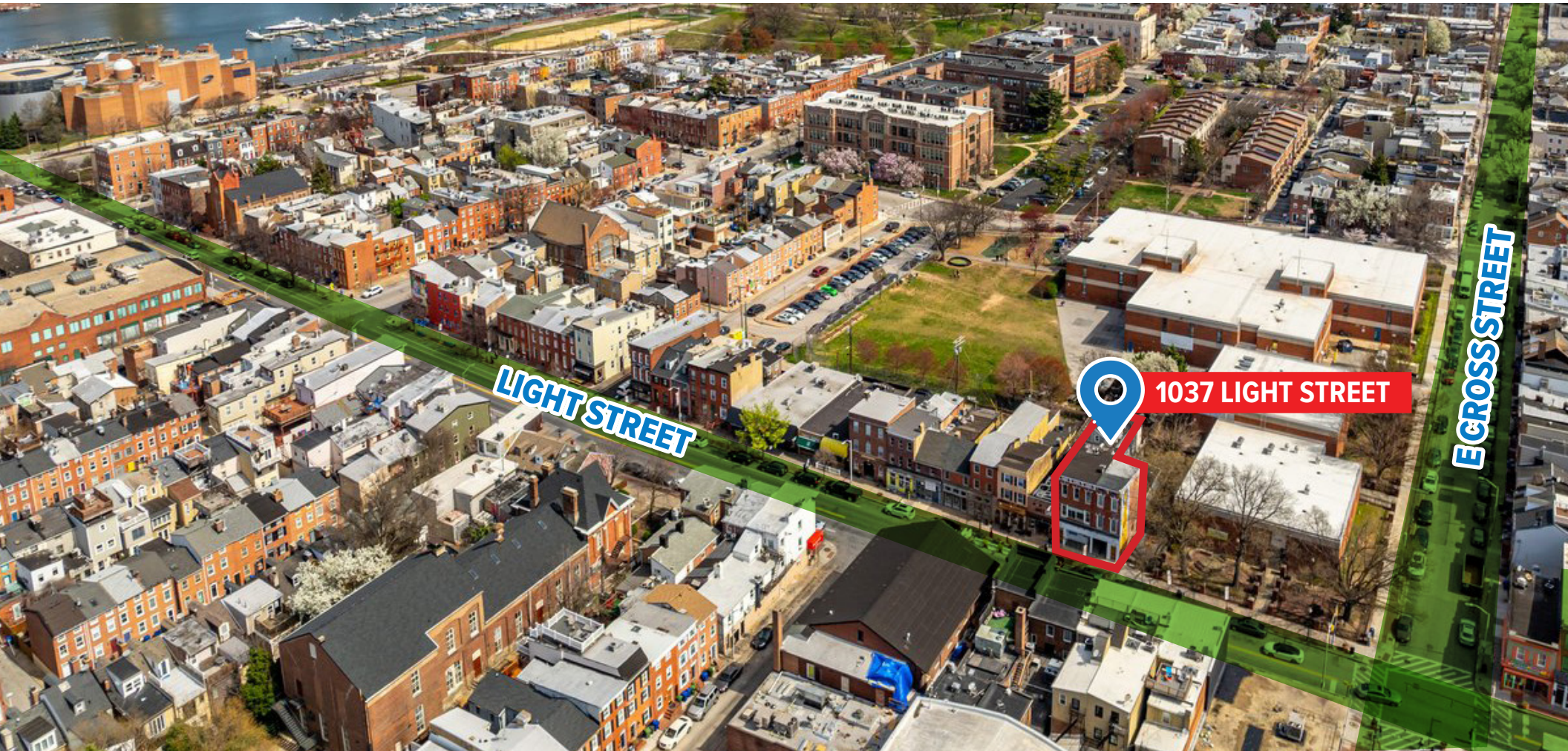
FOR LEASE

STOREFRONT RETAIL FOR LEASE

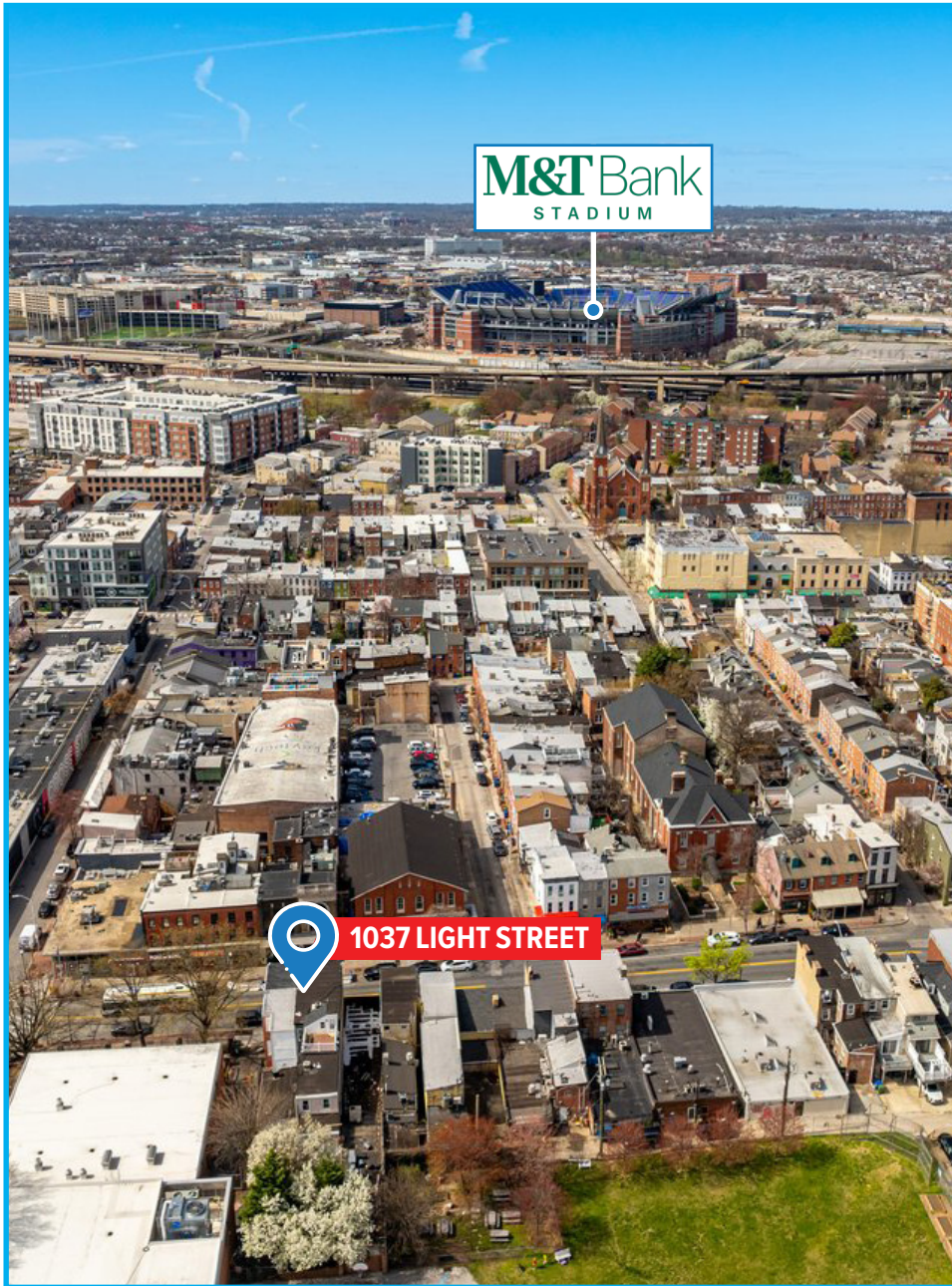
Space Size ----- 2,340 SF

Lease Type ----- NNN

Pricing ----- Call for information



PHOTOS



RETAILER MAP



Camden Yards

Inner Harbor

Maryland Science Center

NATIONAL AQUARIUM

PIER SIX PAVILION

Federal Hill Park

Rash Field

M&T Bank STADIUM

M8 Beer

TOPGOLF

WATERSHED BEERS

SUBJECT

DUNKIN' DONUTS

FEDERAL HILL ACE Hardware

The OUTPOST American Tavern

Cross Market Street

ATLAS FISH MARKET	GLOWFISH POKE & GRILL	CEREMONY COFFEE ROASTERS	THE CHICKEN LAB	Crepe CRAZY
CRAB CANTINA	DASHI RAMEN	DMV EMPANADAS	FENWICK CHOICE MEATS	BY ROL
MARKET ALE HOUSE	Pizza di Joey	SOUTHERN SMOKE	SOUTHSIDE BURGER BAR	
STEEVE'S LUNCHBOX	TACO LOVE	TAHARUKA	THEO'S	


DEMOGRAPHICS




2023 SUMMARY	1 MILE	3 MILES	5 MILES
Population	30,760	220,214	476,355
Households	17,602	102,026	205,346
Families	5,367	44,570	102,992
Average Household Size	1.71	2.10	2.25
Owner Occupied Housing Units	6,724	39,514	97,229
Renter Occupied Housing Units	10,878	62,512	108,117
Median Age	33.8	34.9	36.2
Median Household Income	\$93,835	\$55,270	\$54,224
Average Household Income	\$144,028	\$93,688	\$86,696


476,355
 Population

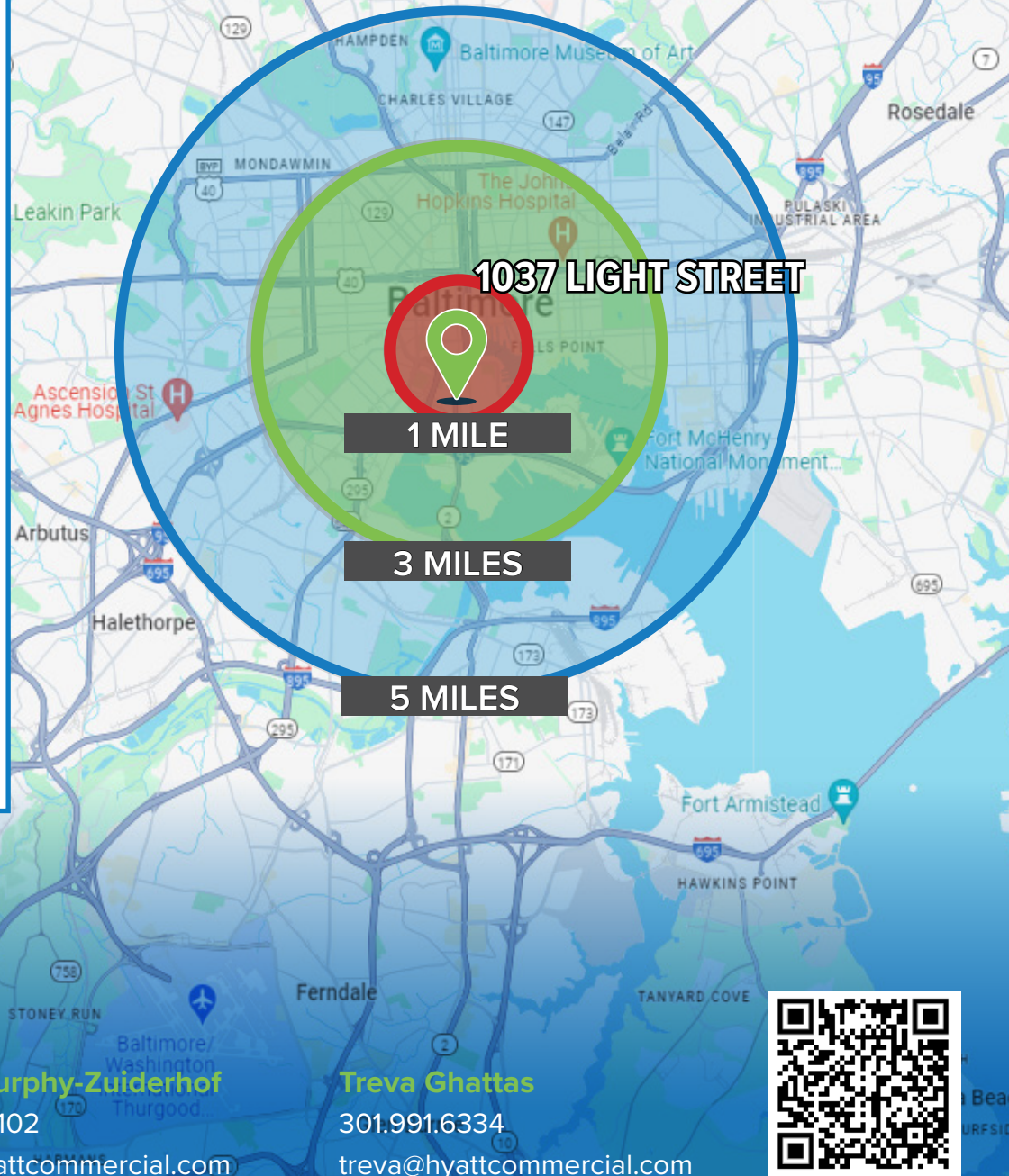

2.25
 Average HH Size


36.2
 Median Age


\$54,224
 Median HH Income



[VIEW FULL REPORT](#)



1037 LIGHT STREET

1 MILE

3 MILES

5 MILES

CONTACT

HYATT COMMERCIAL

410-266-8800
 2568A Riva Rd., Annapolis, MD 21401

Laurie Murphy-Zuiderhof
 443.756.5102
laurie@hyattcommercial.com

Treva Ghattas
 301.991.6334
treva@hyattcommercial.com

