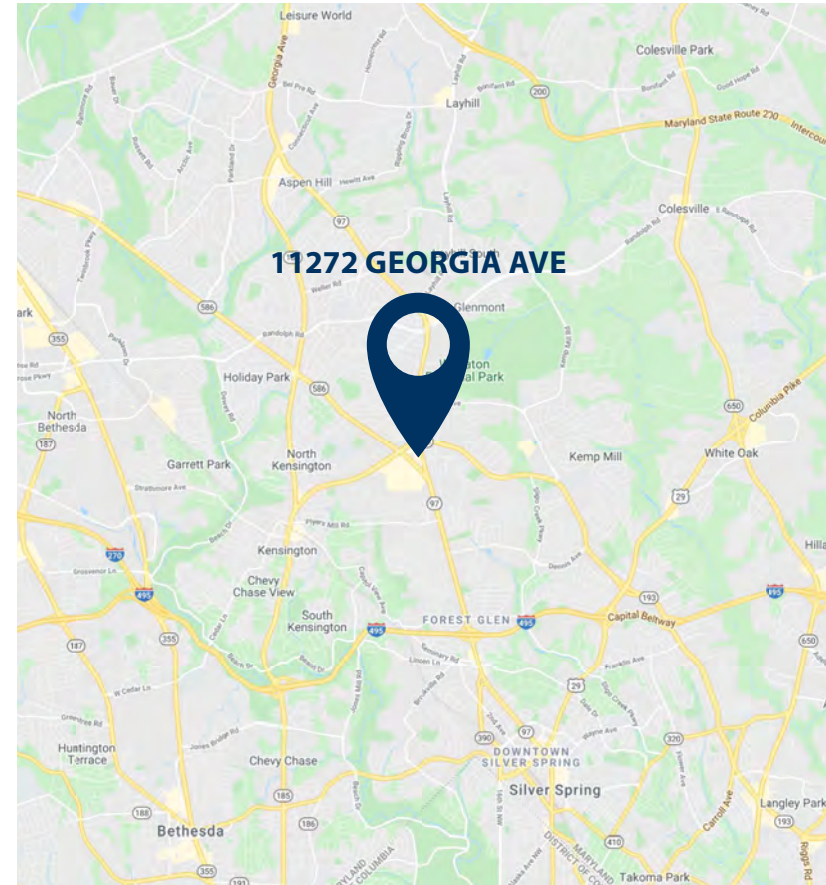


11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



PROPERTY HIGHLIGHTS

- 3,500 SF 2nd generation restaurant
- Lower Level available ± 3,400 SF
- One block from the Wheaton Metro - over 1,500 riders daily
- Steps away from the intersection of University Blvd & Georgia Ave

POPULATION



1 Mi	25,138
3 Mi	161,614
5 Mi	492,391

CARS PER DAY



Georgia avenue: 25,594

AV. HH INCOME



1 Mi	\$154,959
3 Mi	\$192,532
5 Mi	\$188,840

EMPLOYEES



1 Mi	9,960
3 Mi	39,429
5 Mi	234,361



SHARY THUR



202-359-3469



sthur@thurassociates.com

last updated: 07/28/26 P. 1

11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



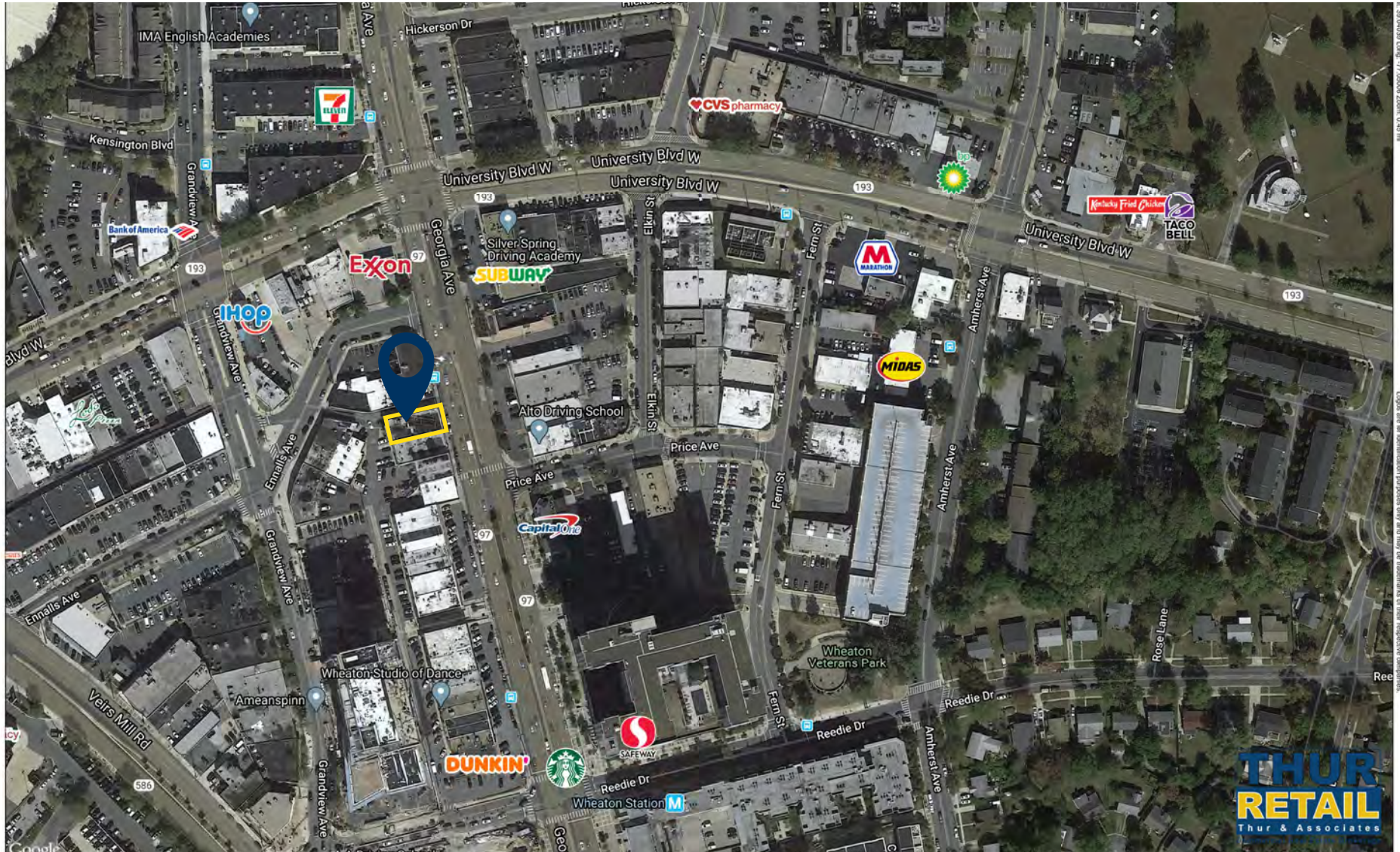
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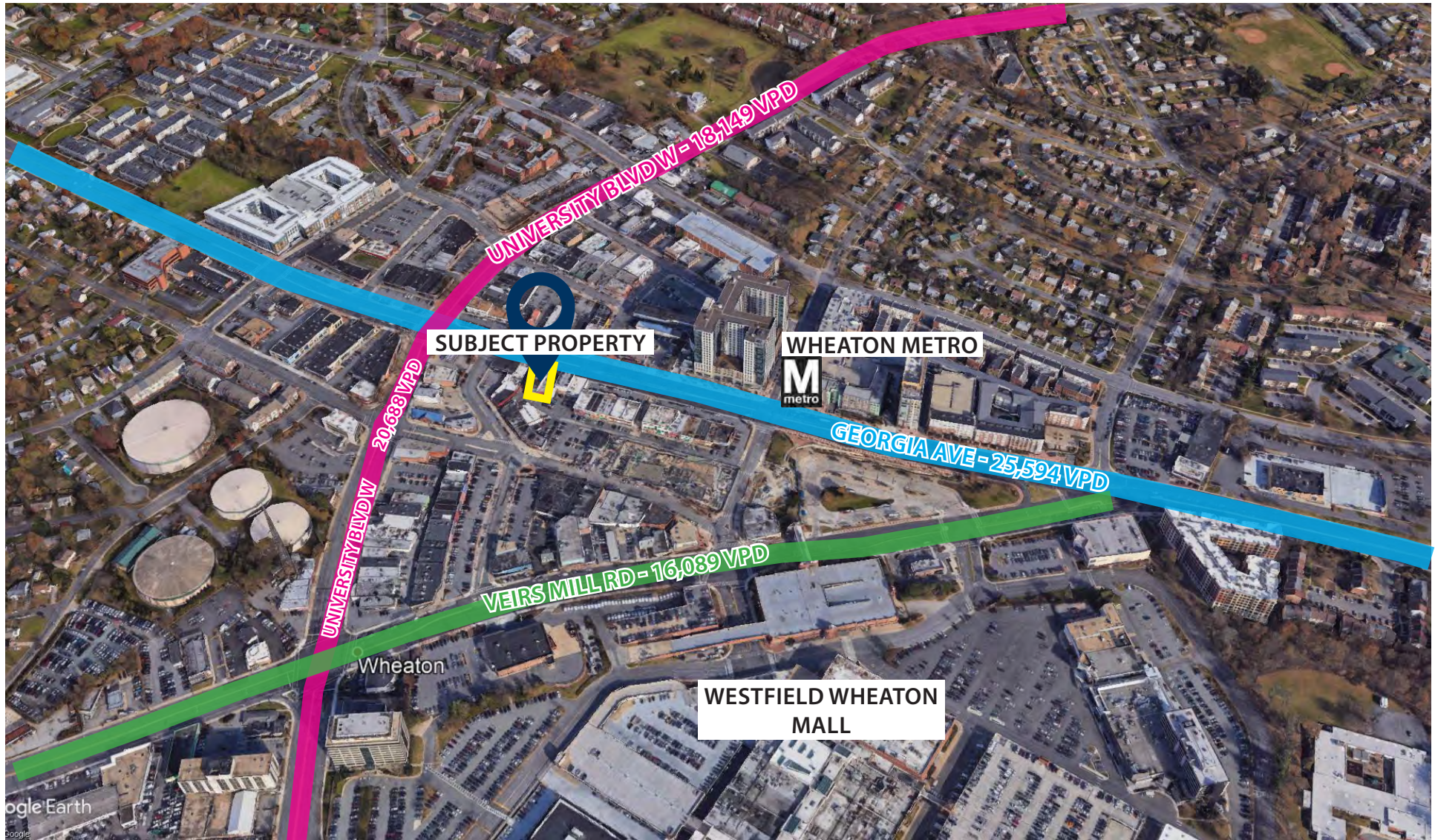
11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



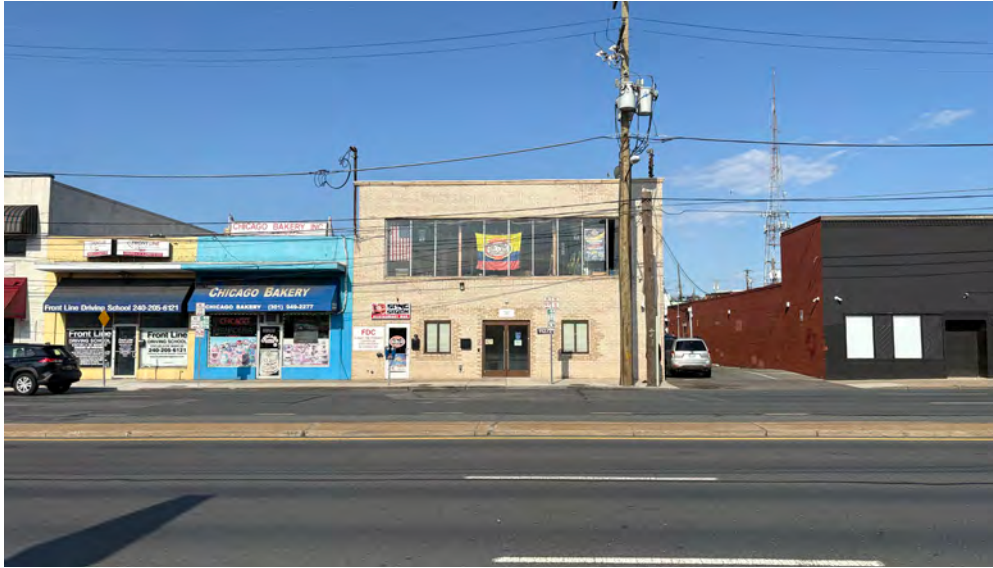
11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



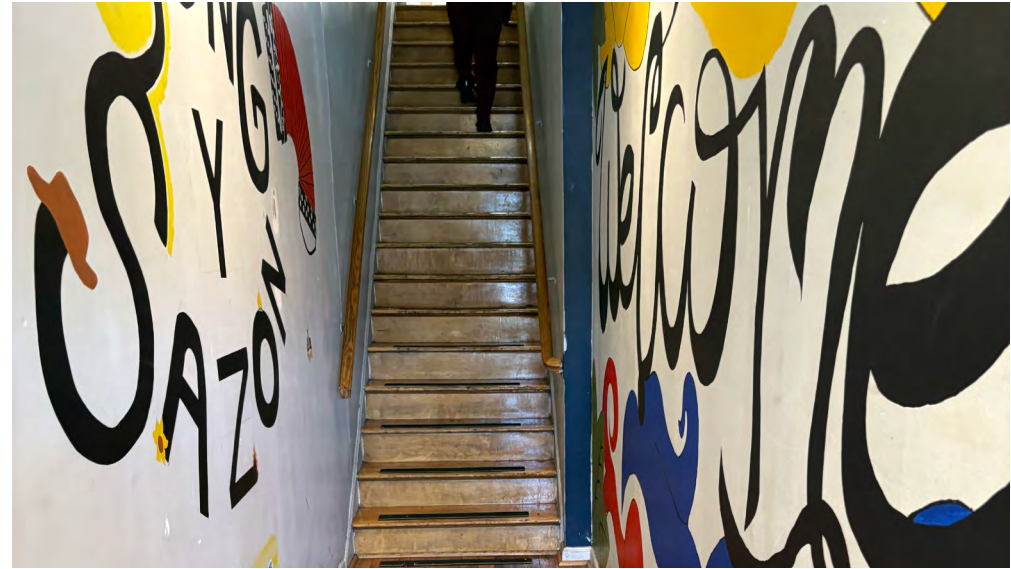
11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



Lower Level available $\pm$ 3,400 SF



Lower Level available $\pm$ 3,400 SF



last updated: 07/28/26 P. 6



11272 GEORGIA AVE

11272 Georgia Ave, Silver Spring, MD 20902



LEASING CONTACT

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OFFICE LOCATIONS

DC OFFICE

2 Wisconsin Circle, Suite 660

Chevy Chase, MD 20815

202-823-4444

BOCA RATON

327 Mizner Park, Suite 301

Boca Raton, FL 33432

561-395-2441



Complete Profile

2010-2020 Census, 2026 Estimates with 2031 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave						
Silver Spring, MD 20902						
	1 mi radius		3 mi radius		5 mi radius	
Population						
Estimated Population (2026)	25,138		161,614		492,391	
Projected Population (2031)	24,612		160,092		495,552	
Census Population (2020)	26,050		159,188		475,312	
Census Population (2010)	22,835		147,778		433,215	
Projected Annual Growth (2026-2031)	-526	-0.4%	-1,522	-0.2%	3,161	0.1%
Historical Annual Growth (2020-2026)	-912	-	2,426	0.3%	17,079	0.6%
Historical Annual Growth (2010-2020)	3,216	1.4%	11,410	0.8%	42,097	1.0%
Estimated Population Density (2026)	8,006	psm	5,719	psm	6,271	psm
Trade Area Size	3.1	sq mi	28.3	sq mi	78.5	sq mi
Households						
Estimated Households (2026)	9,062		55,175		189,729	
Projected Households (2031)	9,014		55,610		193,916	
Census Households (2020)	8,933		53,561		179,339	
Census Households (2010)	7,752		50,913		164,940	
Projected Annual Growth (2026-2031)	-48	-0.1%	435	0.2%	4,187	0.4%
Historical Annual Change (2010-2026)	1,310	1.1%	4,262	0.5%	24,789	0.9%
Average Household Income						
Estimated Average Household Income (2026)	\$154,959		\$192,532		\$188,840	
Projected Average Household Income (2031)	\$155,329		\$193,696		\$189,041	
Census Average Household Income (2010)	\$90,666		\$104,835		\$106,821	
Census Average Household Income (2000)	\$70,658		\$81,034		\$81,504	
Projected Annual Change (2026-2031)	\$370	-	\$1,164	0.1%	\$201	-
Historical Annual Change (2000-2026)	\$84,302	4.6%	\$111,498	5.3%	\$107,336	5.1%
Median Household Income						
Estimated Median Household Income (2026)	\$126,814		\$156,225		\$143,253	
Projected Median Household Income (2031)	\$127,084		\$156,826		\$143,097	
Census Median Household Income (2010)	\$74,471		\$88,310		\$87,265	
Census Median Household Income (2000)	\$59,853		\$69,975		\$68,390	
Projected Annual Change (2026-2031)	\$271	-	\$601	-	-\$156	-
Historical Annual Change (2000-2026)	\$66,961	4.3%	\$86,250	4.7%	\$74,863	4.2%
Per Capita Income						
Estimated Per Capita Income (2026)	\$55,923		\$65,804		\$72,896	
Projected Per Capita Income (2031)	\$56,952		\$67,357		\$74,105	
Census Per Capita Income (2010)	\$30,776		\$36,119		\$40,667	
Census Per Capita Income (2000)	\$24,828		\$29,404		\$31,716	
Projected Annual Change (2026-2031)	\$1,029	0.4%	\$1,553	0.5%	\$1,209	0.3%
Historical Annual Change (2000-2026)	\$31,095	4.8%	\$36,399	4.8%	\$41,180	5.0%
Estimated Average Household Net Worth (2026)	\$1.4 M		\$2 M		\$1.81 M	

Complete Profile

2010-2020 Census, 2026 Estimates with 2031 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave							
Silver Spring, MD 20902							
	1 mi radius		3 mi radius		5 mi radius		
Race and Ethnicity							
Total Population (2026)	25,138		161,614		492,391		
White (2026)	8,397	33.4%	66,507	41.2%	201,032	40.8%	
Black or African American (2026)	6,020	23.9%	31,622	19.6%	118,740	24.1%	
American Indian or Alaska Native (2026)	253	1.0%	1,304	0.8%	3,602	0.7%	
Asian (2026)	3,065	12.2%	18,975	11.7%	59,095	12.0%	
Hawaiian or Pacific Islander (2026)	16	-	84	-	246	-	
Other Race (2026)	4,200	16.7%	23,770	14.7%	58,813	11.9%	
Two or More Races (2026)	3,186	12.7%	19,352	12.0%	50,863	10.3%	
Population < 18 (2026)	5,532	22.0%	37,216	23.0%	108,050	21.9%	
White Not Hispanic	1,300	23.5%	11,878	31.9%	31,844	29.5%	
Black or African American	1,192	21.5%	7,054	19.0%	26,391	24.4%	
Asian	468	8.5%	3,074	8.3%	9,977	9.2%	
Other Race Not Hispanic	309	5.6%	2,170	5.8%	6,122	5.7%	
Hispanic	2,264	40.9%	13,040	35.0%	33,716	31.2%	
Not Hispanic or Latino Population (2026)	17,127	68.1%	115,260	71.3%	373,829	75.9%	
Not Hispanic White	7,444	43.5%	60,693	52.7%	184,156	49.3%	
Not Hispanic Black or African American	5,877	34.3%	30,712	26.6%	115,521	30.9%	
Not Hispanic American Indian or Alaska Native	17	-	116	0.1%	350	-	
Not Hispanic Asian	3,040	17.7%	18,627	16.2%	58,337	15.6%	
Not Hispanic Hawaiian or Pacific Islander	7	-	46	-	140	-	
Not Hispanic Other Race	81	0.5%	541	0.5%	1,658	0.4%	
Not Hispanic Two or More Races	662	3.9%	4,525	3.9%	13,668	3.7%	
Hispanic or Latino Population (2026)	8,011	31.9%	46,354	28.7%	118,562	24.1%	
Hispanic White	953	11.9%	5,814	12.5%	16,876	14.2%	
Hispanic Black or African American	144	1.8%	910	2.0%	3,219	2.7%	
Hispanic American Indian or Alaska Native	236	2.9%	1,187	2.6%	3,253	2.7%	
Hispanic Asian	25	0.3%	348	0.8%	758	0.6%	
Hispanic Hawaiian or Pacific Islander	9	0.1%	38	-	106	-	
Hispanic Other Race	4,119	51.4%	23,229	50.1%	57,155	48.2%	
Hispanic Two or More Races	2,525	31.5%	14,827	32.0%	37,195	31.4%	
Not Hispanic or Latino Population (2020)	16,607	63.7%	109,934	69.1%	352,578	74.2%	
Hispanic or Latino Population (2020)	9,444	36.3%	49,254	30.9%	122,735	25.8%	
Not Hispanic or Latino Population (2010)	15,483	67.8%	107,817	73.0%	336,303	77.6%	
Hispanic or Latino Population (2010)	7,352	32.2%	39,961	27.0%	96,913	22.4%	
Not Hispanic or Latino Population (2031)	16,926	68.8%	114,646	71.6%	375,869	75.8%	
Hispanic or Latino Population (2031)	7,686	31.2%	45,446	28.4%	119,682	24.2%	
Projected Annual Growth (2026-2031)	-324	-0.8%	-908	-0.4%	1,120	0.2%	
Historical Annual Growth (2010-2020)	2,092	2.8%	9,293	2.3%	25,822	2.7%	

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Complete Profile

2010-2020 Census, 2026 Estimates with 2031 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave		1 mi radius		3 mi radius		5 mi radius	
Silver Spring, MD 20902							
Total Age Distribution (2026)							
Total Population	25,138		161,614		492,391		
Age Under 5 Years	1,615	6.4%	10,105	6.3%	29,144	5.9%	
Age 5 to 9 Years	1,590	6.3%	10,204	6.3%	30,310	6.2%	
Age 10 to 14 Years	1,443	5.7%	10,453	6.5%	30,141	6.1%	
Age 15 to 19 Years	1,483	5.9%	10,299	6.4%	29,356	6.0%	
Age 20 to 24 Years	1,550	6.2%	9,321	5.8%	28,300	5.7%	
Age 25 to 29 Years	1,883	7.5%	9,090	5.6%	30,755	6.2%	
Age 30 to 34 Years	2,063	8.2%	10,438	6.5%	33,838	6.9%	
Age 35 to 39 Years	2,042	8.1%	11,820	7.3%	36,175	7.3%	
Age 40 to 44 Years	1,940	7.7%	12,017	7.4%	36,054	7.3%	
Age 45 to 49 Years	1,658	6.6%	10,986	6.8%	32,355	6.6%	
Age 50 to 54 Years	1,637	6.5%	10,500	6.5%	30,124	6.1%	
Age 55 to 59 Years	1,529	6.1%	9,966	6.2%	28,933	5.9%	
Age 60 to 64 Years	1,394	5.5%	9,657	6.0%	28,451	5.8%	
Age 65 to 69 Years	1,145	4.6%	8,718	5.4%	26,319	5.3%	
Age 70 to 74 Years	873	3.5%	6,870	4.3%	21,882	4.4%	
Age 75 to 79 Years	605	2.4%	4,936	3.1%	16,814	3.4%	
Age 80 to 84 Years	350	1.4%	3,121	1.9%	11,341	2.3%	
Age 85 Years or Over	337	1.3%	3,113	1.9%	12,099	2.5%	
Median Age	36.6		38.9		39.6		
Age 19 Years or Less	6,131	24.4%	41,061	25.4%	118,952	24.2%	
Age 20 to 64 Years	15,696	62.4%	93,795	58.0%	284,985	57.9%	
Age 65 Years or Over	3,311	13.2%	26,757	16.6%	88,454	18.0%	
Female Age Distribution (2026)							
Female Population	12,832	51.0%	82,104	50.8%	253,937	51.6%	
Age Under 5 Years	765	6.0%	4,907	6.0%	14,300	5.6%	
Age 5 to 9 Years	805	6.3%	4,998	6.1%	14,880	5.9%	
Age 10 to 14 Years	692	5.4%	5,013	6.1%	14,597	5.7%	
Age 15 to 19 Years	720	5.6%	4,969	6.1%	13,927	5.5%	
Age 20 to 24 Years	779	6.1%	4,567	5.6%	13,932	5.5%	
Age 25 to 29 Years	1,000	7.8%	4,614	5.6%	16,038	6.3%	
Age 30 to 34 Years	1,045	8.1%	5,267	6.4%	17,295	6.8%	
Age 35 to 39 Years	1,036	8.1%	5,919	7.2%	18,498	7.3%	
Age 40 to 44 Years	1,000	7.8%	6,102	7.4%	18,493	7.3%	
Age 45 to 49 Years	851	6.6%	5,615	6.8%	16,578	6.5%	
Age 50 to 54 Years	822	6.4%	5,324	6.5%	15,526	6.1%	
Age 55 to 59 Years	781	6.1%	5,163	6.3%	15,063	5.9%	
Age 60 to 64 Years	705	5.5%	5,095	6.2%	15,057	5.9%	
Age 65 to 69 Years	619	4.8%	4,566	5.6%	14,109	5.6%	
Age 70 to 74 Years	485	3.8%	3,773	4.6%	12,288	4.8%	
Age 75 to 79 Years	337	2.6%	2,687	3.3%	9,511	3.7%	
Age 80 to 84 Years	196	1.5%	1,747	2.1%	6,697	2.6%	
Age 85 Years or Over	192	1.5%	1,779	2.2%	7,149	2.8%	
Female Median Age	37.2		39.9		40.8		
Age 19 Years or Less	2,983	23.2%	19,887	24.2%	57,703	22.7%	
Age 20 to 64 Years	8,020	62.5%	47,665	58.1%	146,480	57.7%	
Age 65 Years or Over	1,829	14.3%	14,552	17.7%	49,754	19.6%	

Complete Profile

2010-2020 Census, 2026 Estimates with 2031 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave		1 mi radius		3 mi radius		5 mi radius	
Silver Spring, MD 20902							
Male Age Distribution (2026)							
Male Population	12,306	49.0%	79,510	49.2%	238,454	48.4%	
Age Under 5 Years	850	6.9%	5,199	6.5%	14,845	6.2%	
Age 5 to 9 Years	785	6.4%	5,206	6.5%	15,430	6.5%	
Age 10 to 14 Years	751	6.1%	5,440	6.8%	15,544	6.5%	
Age 15 to 19 Years	763	6.2%	5,330	6.7%	15,430	6.5%	
Age 20 to 24 Years	771	6.3%	4,755	6.0%	14,368	6.0%	
Age 25 to 29 Years	883	7.2%	4,477	5.6%	14,717	6.2%	
Age 30 to 34 Years	1,018	8.3%	5,171	6.5%	16,543	6.9%	
Age 35 to 39 Years	1,006	8.2%	5,901	7.4%	17,677	7.4%	
Age 40 to 44 Years	940	7.6%	5,915	7.4%	17,560	7.4%	
Age 45 to 49 Years	807	6.6%	5,371	6.8%	15,777	6.6%	
Age 50 to 54 Years	815	6.6%	5,176	6.5%	14,598	6.1%	
Age 55 to 59 Years	748	6.1%	4,803	6.0%	13,870	5.8%	
Age 60 to 64 Years	689	5.6%	4,562	5.7%	13,394	5.6%	
Age 65 to 69 Years	526	4.3%	4,152	5.2%	12,210	5.1%	
Age 70 to 74 Years	389	3.2%	3,097	3.9%	9,594	4.0%	
Age 75 to 79 Years	269	2.2%	2,249	2.8%	7,303	3.1%	
Age 80 to 84 Years	154	1.2%	1,374	1.7%	4,644	1.9%	
Age 85 Years or Over	145	1.2%	1,333	1.7%	4,950	2.1%	
Male Median Age	36.0		37.9		38.4		
Age 19 Years or Less	3,148	25.6%	21,174	26.6%	61,248	25.7%	
Age 20 to 64 Years	7,676	62.4%	46,130	58.0%	138,505	58.1%	
Age 65 Years or Over	1,482	12.0%	12,206	15.4%	38,700	16.2%	
Males per 100 Females (2026)							
Overall Comparison	96		97		94		
Age Under 5 Years	111	52.6%	106	51.4%	104	50.9%	
Age 5 to 9 Years	97	49.4%	104	51.0%	104	50.9%	
Age 10 to 14 Years	108	52.0%	109	52.0%	106	51.6%	
Age 15 to 19 Years	106	51.4%	107	51.8%	111	52.6%	
Age 20 to 24 Years	99	49.8%	104	51.0%	103	50.8%	
Age 25 to 29 Years	88	46.9%	97	49.2%	92	47.9%	
Age 30 to 34 Years	97	49.3%	98	49.5%	96	48.9%	
Age 35 to 39 Years	97	49.2%	100	49.9%	96	48.9%	
Age 40 to 44 Years	94	48.4%	97	49.2%	95	48.7%	
Age 45 to 49 Years	95	48.7%	96	48.9%	95	48.8%	
Age 50 to 54 Years	99	49.8%	97	49.3%	94	48.5%	
Age 55 to 59 Years	96	48.9%	93	48.2%	92	47.9%	
Age 60 to 64 Years	98	49.4%	90	47.2%	89	47.1%	
Age 65 to 69 Years	85	46.0%	91	47.6%	87	46.4%	
Age 70 to 74 Years	80	44.5%	82	45.1%	78	43.8%	
Age 75 to 79 Years	80	44.4%	84	45.6%	77	43.4%	
Age 80 to 84 Years	78	44.0%	79	44.0%	69	40.9%	
Age 85 Years or Over	75	42.9%	75	42.8%	69	40.9%	
Age 19 Years or Less	106	51.3%	106	51.6%	106	51.5%	
Age 20 to 39 Years	95	48.8%	100	49.9%	96	49.0%	
Age 40 to 64 Years	96	49.0%	95	48.6%	93	48.2%	
Age 65 Years or Over	81	44.8%	84	45.6%	78	43.8%	

Complete Profile

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Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave							
Silver Spring, MD 20902							
	1 mi radius		3 mi radius		5 mi radius		
Household Type (2026)							
Total Households	9,062		55,175		189,729		
Households with Children	3,165	34.9%	20,525	37.2%	60,028	31.6%	
Average Household Size	2.8		2.9		2.6		
Household Density per Square Mile	2,886		1,952		2,416		
Population Family	20,757	82.6%	139,558	86.4%	388,578	78.9%	
Population Non-Family	4,201	16.7%	20,902	12.9%	98,889	20.1%	
Population Group Quarters	180	0.7%	1,153	0.7%	4,924	1.0%	
Family Households	6,119	67.5%	40,490	73.4%	116,186	61.2%	
Married Couple Households	4,269	69.8%	30,226	74.7%	84,901	73.1%	
Other Family Households	1,850	30.2%	10,264	25.3%	31,285	26.9%	
Family Households with Children	3,160	51.6%	20,497	50.6%	59,937	51.6%	
Married Couple with Children	2,203	69.7%	15,645	76.3%	44,002	73.4%	
Other Family Households with Children	957	30.3%	4,852	23.7%	15,935	26.6%	
Family Households No Children	2,959	48.4%	19,993	49.4%	56,249	48.4%	
Married Couple No Children	2,066	69.8%	14,581	72.9%	40,899	72.7%	
Other Family Households No Children	893	30.2%	5,412	27.1%	15,350	27.3%	
Non-Family Households	2,943	32.5%	14,685	26.6%	73,543	38.8%	
Non-Family Households with Children	5	0.2%	28	0.2%	91	0.1%	
Non-Family Households No Children	2,938	99.8%	14,657	99.8%	73,451	99.9%	
Average Family Household Size	3.4		3.4		3.3		
Average Family Income	\$172,266		\$218,996		\$230,840		
Median Family Income	\$146,452		\$184,209		\$179,705		
Average Non-Family Household Size	1.4		1.4		1.3		
Marital Status (2026)							
Population Age 15 Years or Over	20,490		130,852		402,795		
Never Married	9,124	44.5%	48,890	37.4%	153,313	38.1%	
Currently Married	7,906	38.6%	58,612	44.8%	174,366	43.3%	
Previously Married	3,460	16.9%	23,350	17.8%	75,116	18.6%	
Separated	1,229	35.5%	6,537	28.0%	19,745	26.3%	
Widowed	606	17.5%	6,003	25.7%	21,518	28.6%	
Divorced	1,624	46.9%	10,810	46.3%	33,853	45.1%	
Educational Attainment (2026)							
Adult Population Age 25 Years or Over	17,457		111,231		345,139		
Elementary (Grade Level 0 to 8)	1,383	7.9%	8,542	7.7%	23,656	6.9%	
Some High School (Grade Level 9 to 11)	897	5.1%	4,722	4.2%	13,863	4.0%	
High School Graduate	2,601	14.9%	15,941	14.3%	47,650	13.8%	
Some College	2,926	16.8%	13,792	12.4%	36,942	10.7%	
Associate Degree Only	800	4.6%	5,587	5.0%	16,921	4.9%	
Bachelor Degree Only	3,890	22.3%	27,150	24.4%	87,638	25.4%	
Graduate Degree	4,961	28.4%	35,496	31.9%	118,468	34.3%	
Any College (Some College or Higher)	12,576	72.0%	82,026	73.7%	259,970	75.3%	
College Degree + (Bachelor Degree or Higher)	8,850	50.7%	62,646	56.3%	206,106	59.7%	

Complete Profile

2010-2020 Census, 2026 Estimates with 2031 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.0404/-77.0518

11272 Georgia Ave							1 mi radius		3 mi radius		5 mi radius	
Silver Spring, MD 20902												
Housing												
Total Housing Units (2026)							9,250		56,174		194,641	
Total Housing Units (2020)							9,349		55,557		188,706	
Historical Annual Growth (2020-2026)							-99 -		617 -		5,934 -	
Housing Units Occupied (2026)							9,062 98.0%		55,175 98.2%		189,729 97.5%	
Housing Units Owner-Occupied							4,948 54.6%		37,991 68.9%		103,174 54.4%	
Housing Units Renter-Occupied							4,115 45.4%		17,184 31.1%		86,555 45.6%	
Housing Units Vacant (2026)							188 2.0%		999 1.8%		4,912 2.5%	
Household Size (2026)												
Total Households							9,062		55,175		189,729	
1 Person Households							2,297 25.3%		11,440 20.7%		58,928 31.1%	
2 Person Households							2,890 31.9%		17,329 31.4%		55,694 29.4%	
3 Person Households							1,439 15.9%		9,473 17.2%		28,215 14.9%	
4 Person Households							1,190 13.1%		8,885 16.1%		25,040 13.2%	
5 Person Households							650 7.2%		4,261 7.7%		11,980 6.3%	
6 Person Households							309 3.4%		1,973 3.6%		5,413 2.9%	
7 or More Person Households							288 3.2%		1,814 3.3%		4,459 2.4%	
Household Income Distribution (2026)												
HH Income \$200,000 or More							2,265 25.0%		19,288 35.0%		58,767 31.0%	
HH Income \$150,000 to \$199,999							1,382 15.2%		7,397 13.4%		24,011 12.7%	
HH Income \$125,000 to \$149,999							632 7.0%		4,258 7.7%		13,540 7.1%	
HH Income \$100,000 to \$124,999							1,231 13.6%		5,216 9.5%		17,863 9.4%	
HH Income \$75,000 to \$99,999							955 10.5%		4,853 8.8%		19,044 10.0%	
HH Income \$50,000 to \$74,999							1,023 11.3%		5,282 9.6%		20,658 10.9%	
HH Income \$35,000 to \$49,999							579 6.4%		2,768 5.0%		11,343 6.0%	
HH Income \$25,000 to \$34,999							258 2.9%		1,480 2.7%		7,542 4.0%	
HH Income \$15,000 to \$24,999							223 2.5%		1,551 2.8%		5,904 3.1%	
HH Income \$10,000 to \$14,999							113 1.2%		915 1.7%		3,030 1.6%	
HH Income Under \$10,000							402 4.4%		2,168 3.9%		8,027 4.2%	
Household Vehicles (2026)												
Households 0 Vehicles Available							1,323 14.6%		4,923 8.9%		25,591 13.5%	
Households 1 Vehicle Available							3,583 39.5%		18,936 34.3%		77,471 40.8%	
Households 2 Vehicles Available							3,017 33.3%		20,597 37.3%		59,877 31.6%	
Households 3 or More Vehicles Available							1,139 12.6%		10,718 19.4%		26,790 14.1%	
Total Vehicles Available							13,629		97,137		288,445	
Average Vehicles per Household							1.5		1.8		1.5	
Owner-Occupied Household Vehicles							9,307 68.3%		75,522 77.7%		193,182 67.0%	
Average Vehicles per Owner-Occupied Household							1.9		2.0		1.9	
Renter-Occupied Household Vehicles							4,322 31.7%		21,614 22.3%		95,263 33.0%	
Average Vehicles per Renter-Occupied Household							1.1		1.3		1.1	
Travel Time (2026)												
Worker Base Age 16 years or Over							12,969		82,812		256,601	
Travel to Work in 14 Minutes or Less							955 7.4%		7,138 8.6%		24,952 9.7%	
Travel to Work in 15 to 29 Minutes							3,040 23.4%		19,243 23.2%		57,845 22.5%	
Travel to Work in 30 to 59 Minutes							5,250 40.5%		31,666 38.2%		94,216 36.7%	
Travel to Work in 60 Minutes or More							1,315 10.1%		8,022 9.7%		27,478 10.7%	
Work at Home							2,409 18.6%		16,743 20.2%		52,110 20.3%	
Average Minutes Travel to Work							33.1		32.4		32.3	

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11272 Georgia Ave		1 mi radius		3 mi radius		5 mi radius	
Silver Spring, MD 20902							
Transportation To Work (2026)							
Worker Base Age 16 years or Over	12,969		82,812		256,601		
Drive to Work Alone	6,991	53.9%	45,935	55.5%	135,317	52.7%	
Drive to Work in Carpool	969	7.5%	7,265	8.8%	21,236	8.3%	
Travel to Work by Public Transportation	2,277	17.6%	10,300	12.4%	36,059	14.1%	
Drive to Work on Motorcycle	1	-	73	-	314	0.1%	
Bicycle to Work	23	0.2%	302	0.4%	1,725	0.7%	
Walk to Work	255	2.0%	1,478	1.8%	7,391	2.9%	
Other Means	43	0.3%	715	0.9%	2,449	1.0%	
Work at Home	2,409	18.6%	16,743	20.2%	52,110	20.3%	
Daytime Demographics (2026)							
Total Businesses	1,172		5,318		21,462		
Total Employees	9,960		39,429		234,361		
Company Headquarter Businesses	32	2.7%	151	2.8%	801	3.7%	
Company Headquarter Employees	559	5.6%	2,538	6.4%	35,487	15.1%	
Employee Population per Business	8.5 to 1		7.4 to 1		10.9 to 1		
Residential Population per Business	21.4 to 1		30.4 to 1		22.9 to 1		
Adj. Daytime Demographics Age 16 Years or Over	16,988		84,673		371,815		
Labor Force							
Labor Population Age 16 Years or Over (2026)	20,189		128,712		396,621		
Labor Force Total Males (2026)	9,772	48.4%	62,582	48.6%	189,461	47.8%	
Male Civilian Employed	6,702	68.6%	43,032	68.8%	130,755	69.0%	
Male Civilian Unemployed	397	4.1%	1,574	2.5%	4,820	2.5%	
Males in Armed Forces	57	0.6%	342	0.5%	1,473	0.8%	
Males Not in Labor Force	2,617	26.8%	17,633	28.2%	52,413	27.7%	
Labor Force Total Females (2026)	10,417	51.6%	66,130	51.4%	207,160	52.2%	
Female Civilian Employed	6,268	60.2%	39,782	60.2%	125,849	60.7%	
Female Civilian Unemployed	254	2.4%	1,732	2.6%	4,742	2.3%	
Females in Armed Forces	135	1.3%	312	0.5%	1,090	0.5%	
Females Not in Labor Force	3,761	36.1%	24,305	36.8%	75,479	36.4%	
Unemployment Rate	651	3.2%	3,306	2.6%	9,562	2.4%	
Occupation (2026)							
Occupation Population Age 16 Years or Over	12,969		82,812		256,601		
Occupation Total Males	6,701	51.7%	43,030	52.0%	130,752	51.0%	
Occupation Total Females	6,268	48.3%	39,782	48.0%	125,849	49.0%	
Management, Business, Financial Operations	2,433	18.8%	17,221	20.8%	55,715	21.7%	
Professional, Related	4,519	34.8%	29,099	35.1%	92,856	36.2%	
Service	2,600	20.0%	13,967	16.9%	42,235	16.5%	
Sales, Office	1,748	13.5%	11,986	14.5%	34,799	13.6%	
Farming, Fishing, Forestry	16	0.1%	55	-	157	-	
Construction, Extraction, Maintenance	863	6.7%	5,340	6.4%	15,307	6.0%	
Production, Transport, Material Moving	789	6.1%	5,144	6.2%	15,533	6.1%	
White Collar Workers	8,701	67.1%	58,306	70.4%	183,370	71.5%	
Blue Collar Workers	4,268	32.9%	24,506	29.6%	73,231	28.5%	

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Silver Spring, MD 20902							
Units In Structure (2026)							
Total Units	9,062		55,175		189,729		
1 Detached Unit	4,091	45.1%	33,515	60.7%	79,760	42.0%	
1 Attached Unit	1,461	16.1%	6,918	12.5%	21,629	11.4%	
2 Units	38	0.4%	227	0.4%	1,436	0.8%	
3 to 4 Units	90	1.0%	422	0.8%	2,996	1.6%	
5 to 9 Units	429	4.7%	3,140	5.7%	11,452	6.0%	
10 to 19 Units	1,135	12.5%	3,796	6.9%	15,548	8.2%	
20 to 49 Units	318	3.5%	1,072	1.9%	7,302	3.8%	
50 or More Units	1,495	16.5%	6,007	10.9%	49,132	25.9%	
Mobile Home or Trailer	5	-	76	0.1%	464	0.2%	
Other Structure	-	-	2	-	10	-	
Occupied Homes Built By Year (2026)							
Homes Built 2020 or later	119	1.3%	1,081	2.0%	5,330	2.8%	
Homes Built 2010 to 2019	1,169	12.9%	3,688	6.7%	17,310	9.1%	
Homes Built 2000 to 2009	1,347	14.9%	3,568	6.5%	14,443	7.6%	
Homes Built 1990 to 1999	520	5.7%	2,166	3.9%	11,444	6.0%	
Homes Built 1980 to 1989	727	8.0%	5,355	9.7%	23,369	12.3%	
Homes Built 1970 to 1979	760	8.4%	5,456	9.9%	22,152	11.7%	
Homes Built 1960 to 1969	1,226	13.5%	9,717	17.6%	33,982	17.9%	
Homes Built 1950 to 1959	1,950	21.5%	14,726	26.7%	32,495	17.1%	
Homes Built 1940 to 1949	1,055	11.6%	6,184	11.2%	15,129	8.0%	
Homes Built Before 1939	191	2.1%	3,233	5.9%	14,077	7.4%	
Median Age of Homes	47.8	yrs	55.5	yrs	50.9	yrs	
Home Values (2026)							
Owner Specified Housing Units	4,948		37,991		103,174		
Home Values \$1,000,000 or More	169	3.4%	4,180	11.0%	18,803	18.2%	
Home Values \$750,000 to \$999,999	566	11.4%	6,321	16.6%	16,841	16.3%	
Home Values \$500,000 to \$749,999	2,690	54.4%	16,582	43.6%	36,809	35.7%	
Home Values \$400,000 to \$499,999	742	15.0%	5,747	15.1%	12,262	11.9%	
Home Values \$300,000 to \$399,999	433	8.8%	2,262	6.0%	7,523	7.3%	
Home Values \$250,000 to \$299,999	148	3.0%	1,026	2.7%	3,628	3.5%	
Home Values \$200,000 to \$249,999	71	1.4%	844	2.2%	2,967	2.9%	
Home Values \$175,000 to \$199,999	2	-	105	0.3%	483	0.5%	
Home Values \$150,000 to \$174,999	14	0.3%	231	0.6%	820	0.8%	
Home Values \$125,000 to \$149,999	38	0.8%	145	0.4%	503	0.5%	
Home Values \$100,000 to \$124,999	10	0.2%	100	0.3%	687	0.7%	
Home Values \$90,000 to \$99,999	-	-	37	-	279	0.3%	
Home Values \$80,000 to \$89,999	1	-	23	-	143	0.1%	
Home Values \$70,000 to \$79,999	-	-	6	-	177	0.2%	
Home Values \$60,000 to \$69,999	9	0.2%	30	-	137	0.1%	
Home Values \$50,000 to \$59,999	4	-	58	0.2%	111	0.1%	
Home Values \$35,000 to \$49,999	10	0.2%	55	0.1%	126	0.1%	
Home Values \$25,000 to \$34,999	1	-	5	-	29	-	
Home Values \$10,000 to \$24,999	-	-	2	-	13	-	
Home Values Under \$10,000	37	0.7%	232	0.6%	834	0.8%	
Owner-Occupied Median Home Value	\$583,799		\$646,414		\$710,565		
Renter-Occupied Median Rent	\$2,019		\$1,976		\$1,963		

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11272 Georgia Ave Silver Spring, MD 20902	1 mi radius	3 mi radius	5 mi radius
Total Annual Consumer Expenditure (2026)			
Total Household Expenditure	\$1.08 B	\$7.32 B	\$23.49 B
Total Non-Retail Expenditure	\$575.73 M	\$3.95 B	\$12.77 B
Total Retail Expenditure	\$509.12 M	\$3.37 B	\$10.72 B
Alcoholic Beverages	\$7.47 M	\$49.86 M	\$160.68 M
Apparel	\$22.81 M	\$150.72 M	\$485.35 M
Contributions	\$27.32 M	\$184.79 M	\$595.96 M
Education	\$18.52 M	\$124.63 M	\$401.8 M
Entertainment	\$51.46 M	\$339.79 M	\$1.09 B
Food Away From Home	\$50.96 M	\$338.79 M	\$1.09 B
Grocery	\$67.69 M	\$433.89 M	\$1.39 B
Health Care	\$57.79 M	\$370.88 M	\$1.27 B
Household Furnishings and Equipment	\$27.48 M	\$182.66 M	\$588.65 M
Household Operations	\$20.63 M	\$136.61 M	\$439.22 M
Miscellaneous Expenses	\$15.96 M	\$105.62 M	\$341.23 M
Personal Care	\$11.11 M	\$71.94 M	\$231.17 M
Shelter	\$184.52 M	\$1.2 B	\$3.93 B
Tax and Retirement	\$328.56 M	\$2.34 B	\$7.47 B
Tobacco and Related	\$3.32 M	\$19.82 M	\$64.41 M
Transportation	\$138.59 M	\$941.31 M	\$2.89 B
Utilities	\$50.66 M	\$323.49 M	\$1.04 B
Monthly Household Consumer Expenditure (2026)			
Total Household Expenditure	\$9,976	\$11,055	\$10,318
Total Non-Retail Expenditure	\$5,294 53.1%	\$5,962 53.9%	\$5,610 54.4%
Total Retail Expenditures	\$4,682 46.9%	\$5,093 46.1%	\$4,708 45.6%
Alcoholic Beverages	\$69 0.7%	\$75 0.7%	\$71 0.7%
Apparel	\$210 2.1%	\$228 2.1%	\$213 2.1%
Contributions	\$251 2.5%	\$279 2.5%	\$262 2.5%
Education	\$170 1.7%	\$188 1.7%	\$176 1.7%
Entertainment	\$473 4.7%	\$513 4.6%	\$481 4.7%
Food Away From Home	\$469 4.7%	\$512 4.6%	\$479 4.6%
Grocery	\$622 6.2%	\$655 5.9%	\$613 5.9%
Health Care	\$531 5.3%	\$560 5.1%	\$557 5.4%
Household Furnishings and Equipment	\$253 2.5%	\$276 2.5%	\$259 2.5%
Household Operations	\$190 1.9%	\$206 1.9%	\$193 1.9%
Miscellaneous Expenses	\$147 1.5%	\$160 1.4%	\$150 1.5%
Personal Care	\$102 1.0%	\$109 1.0%	\$102 1.0%
Shelter	\$1,697 17.0%	\$1,820 16.5%	\$1,727 16.7%
Tax and Retirement	\$3,021 30.3%	\$3,534 32.0%	\$3,282 32.0%
Tobacco and Related	\$31 0.3%	\$30 0.3%	\$28 0.3%
Transportation	\$1,274 12.8%	\$1,422 12.9%	\$1,269 12.3%
Utilities	\$466 4.7%	\$489 4.4%	\$457 4.4%