

Best Office Condo Location on Franconia Road



OFFERING SUMMARY

Sale Price:	\$224,995
Building Size:	1,088 SF
Price / SF:	\$206.80
Zoning:	C-2

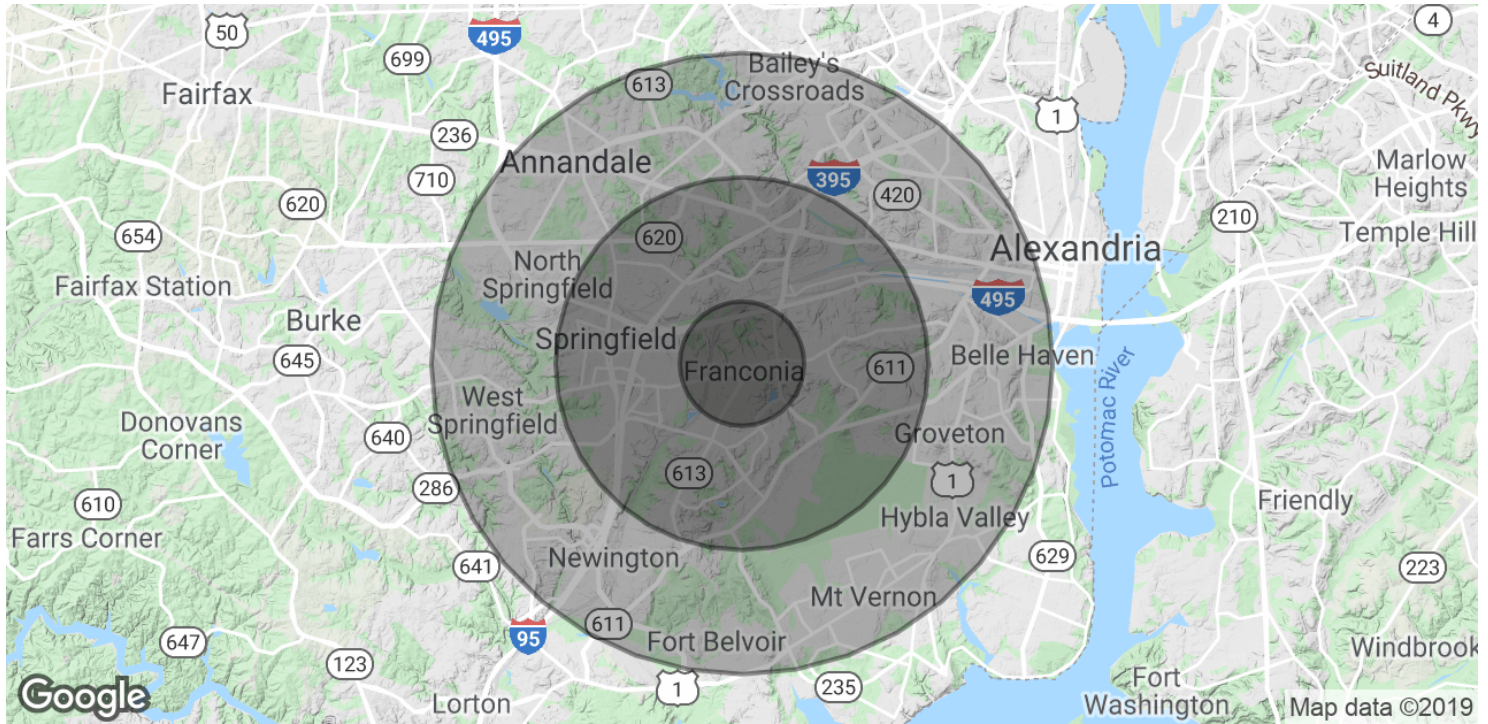
PROPERTY HIGHLIGHTS

- Ground floor... move in today!
- Open floor plan ideal for multiple uses
- Easy access to Washington, DC, I-95/495
- At intersection of Franconia and Beulah Roads
- Ample free parking
- Close to shops and restaurants

Additional Photos



Demographics Map & Report



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	15,389	140,121	373,516
Median age	38.2	36.9	36.5
Median age (Male)	37.3	36.1	35.6
Median age (Female)	38.4	37.4	37.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	6,226	57,325	148,883
# of persons per HH	2.5	2.4	2.5
Average HH income	\$117,213	\$104,070	\$99,996
Average house value	\$511,061	\$477,458	\$484,239

* Demographic data derived from 2010 US Census